



WELCOME
Elkridge Business Assoc.



6653 Washington Blvd Elkridge, MD 21075

Retail & Office Property For Lease

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PROPERTY DESCRIPTION

ONE Street Commercial Properties is excited to present this remarkable opportunity for retail and office space in the heart of ElkrIDGE, Maryland.

The street-level floor offers a prime retail storefront with high visibility and ample foot and vehicle traffic, ideal for attracting customers. The second floor features modern and adaptable office suites, providing a professional environment for businesses to thrive. Additionally, the property includes a spacious basement for convenient storage, ensuring that all operational needs are met. With its versatile layout and strategic positioning, this property offers a complete package for retail and office use, allowing tenants to create a dynamic, multi-functional space to achieve their business objectives.

Available January 1, 2026.

PROPERTY HIGHLIGHTS

- High-visibility street-level retail space
- Modern design and flexible floor plan
- Second-floor office suites with professional layout
- Spacious basement for storage
- Strategic location in thriving retail corridor
- Well-maintained and move-in ready

OFFERING SUMMARY

Lease Rate:	\$24.00 SF/yr (NNN)
Number of Units:	1
Available SF:	2,872 SF
Lot Size:	22,488 SF
Building Size:	2,872 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	632	1,496	4,892
Total Population	1,849	4,316	13,364
Average HH Income	\$149,769	\$149,298	\$146,806

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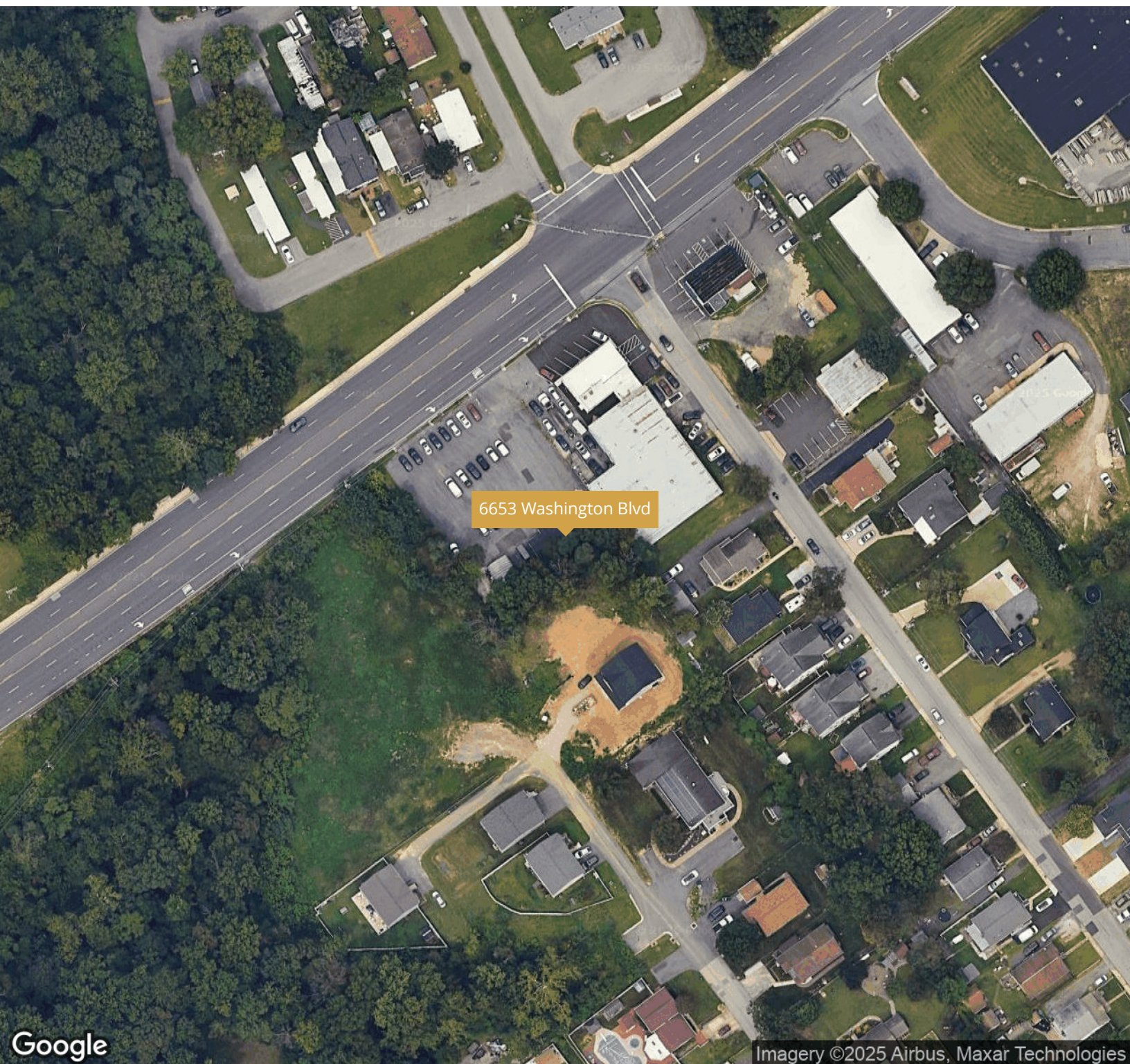
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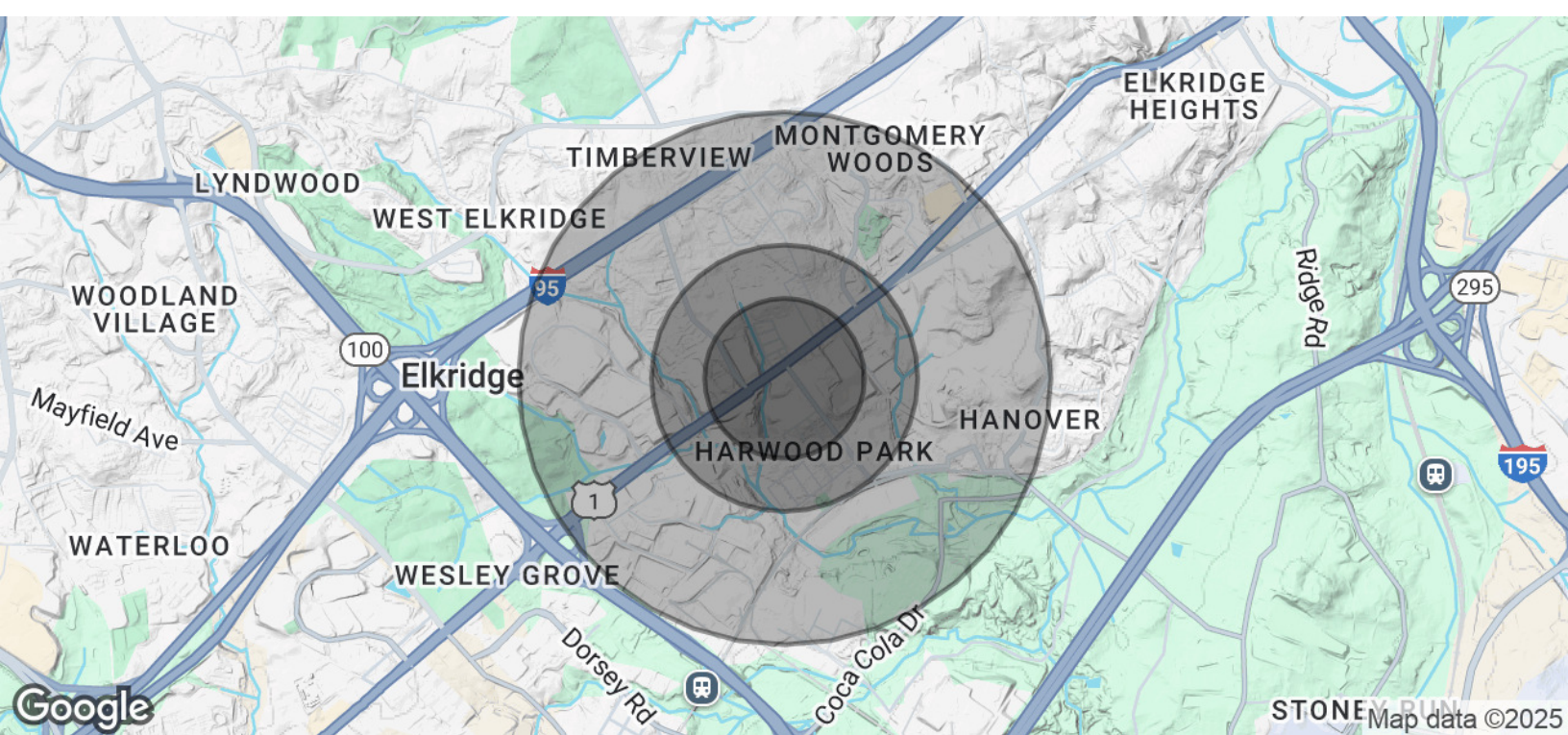
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	1,849	4,316	13,364
Average Age	35	35	36
Average Age (Male)	34	34	35
Average Age (Female)	36	36	37

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	632	1,496	4,892
# of Persons per HH	2.9	2.9	2.7
Average HH Income	\$149,769	\$149,298	\$146,806
Average House Value	\$433,067	\$432,063	\$423,354

TRAFFIC COUNTS
35,000/day

Demographics data derived from AlphaMap

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