

Retail Space For Lease

6653 Washington Blvd
Elkridge, MD 21075



For lease

Please contact broker
for pricing

Total Retail SF Available

3,142 sf

1st floor

1,990 sf
(Will not divide 1st and
2nd floor)

2nd floor

1,152 sf
(Will not divide 1st and
2nd floor)

Acres

1.07 acre lot

Zoning

CECLI

Parking

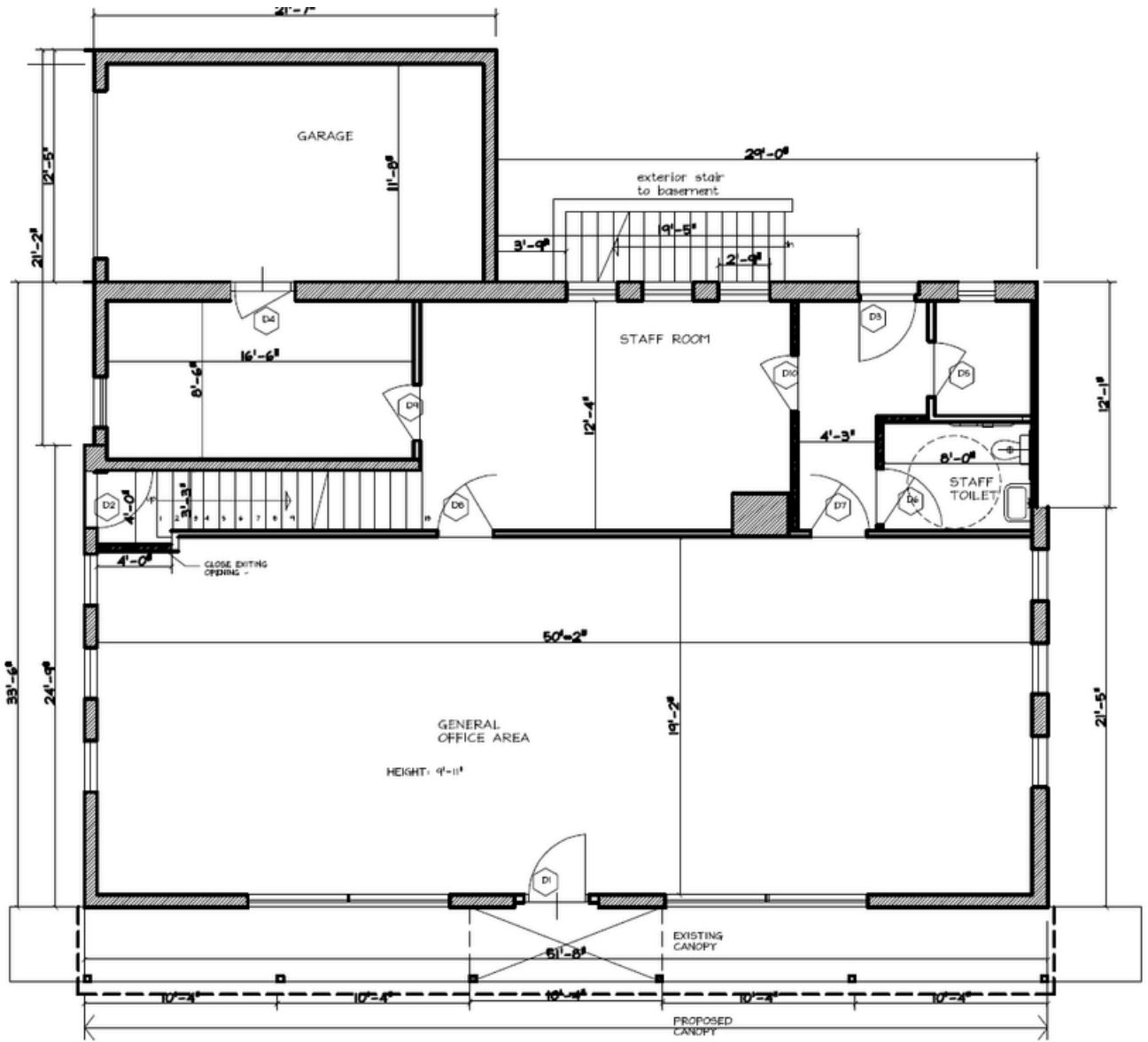
Ample surface spaces

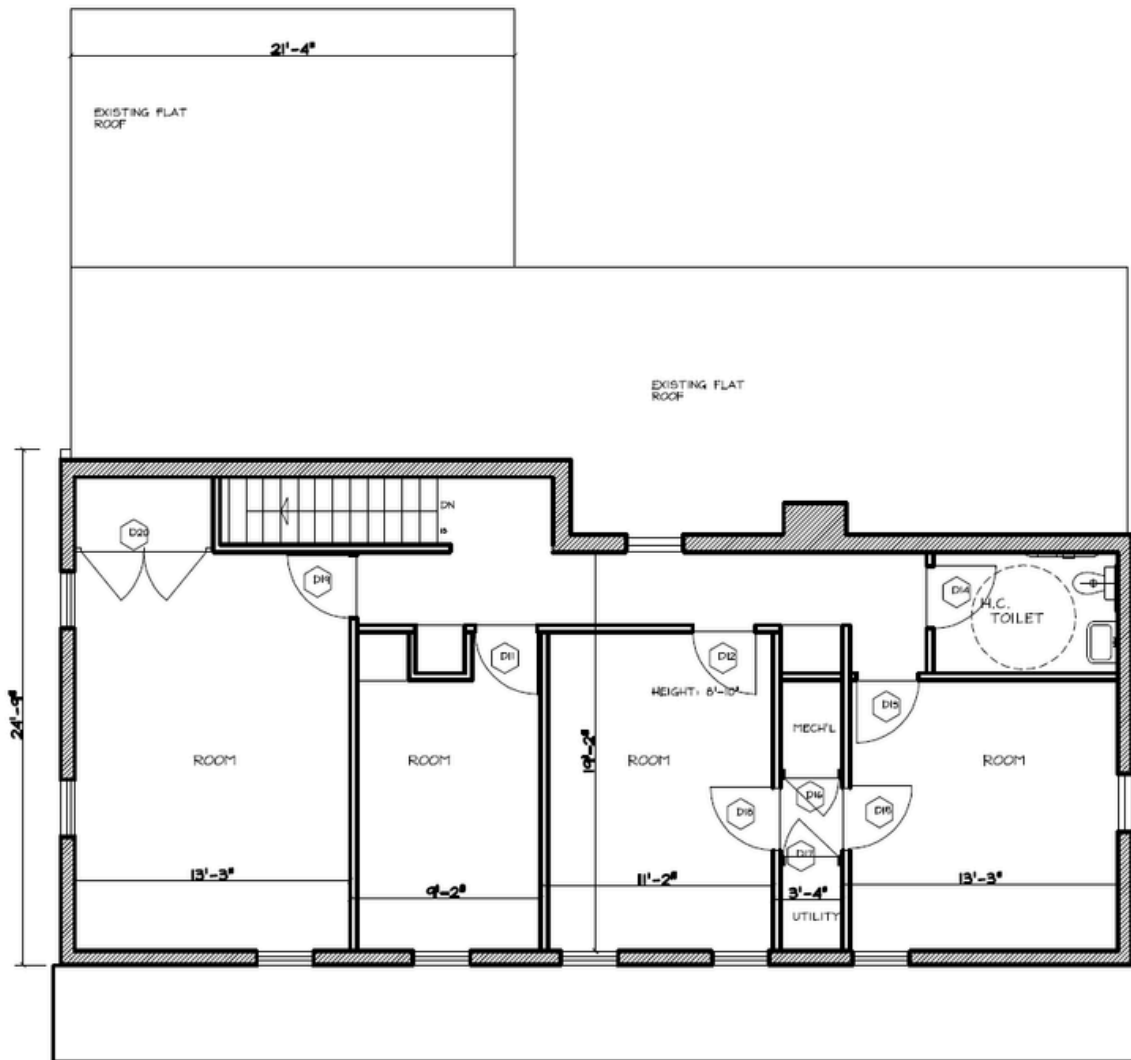
Property Information

Freestanding Retail and Warehouse space for lease

- Recently Renovated Retail building:
renovated in 2022
- Prime exposure to Washington Boulevard
with access to Troy Hill Drive's robust 34,841
average daily vehicles and Pine Avenue's
27,337 daily traffic count
- Signalized Intersection Access
- Nearby retailers:
 - MOM's Organic, McDonald's, Wendy's,
Subway, Starbucks, Dunkin',
Cheesesteak & Co, ZiZa Kabob, Elkridge
Deli Café, Walgreens, CVS Pharmacy,
Costco Wholesale, Royal Farms









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Demographics report

| Population | 1 mile | 3 miles | 5 miles |
|----------------------------|-----------|-----------|-----------|
| 2025 population | 12,575 | 55,866 | 168,255 |
| 2030 population projection | 12,797 | 57,068 | 170,396 |
| Annual growth 2020-2025 | 0.7% | 1.1% | 0.5% |
| Households | | | |
| 2025 household | 4,602 | 19,676 | 59,735 |
| 2030 household projection | 4,679 | 20,106 | 60,491 |
| Annual growth 2020-2025 | 0.9% | 1.4% | 0.8% |
| Income | | | |
| Avg household income | \$146,771 | \$159,553 | \$155,673 |



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