

Bar & Restaurant | For Lease






1726 Reisterstown Rd

DoubleTree by Hilton Baltimore North - Pikesville



Scott Garfield




Associate

 O: 410.960.4448
 sgarfield@troutdaniel.com
 www.troutdaniel.com



Steven L. Cornblatt

Principal

 O: 443.921.9331
 scornblatt@troutdaniel.com
 www.troutdaniel.com



LOCATION DESCRIPTION

DoubleTree by Hilton, Baltimore North is Northwest Baltimore's hub for social gatherings, business meetings and special occasions. The hotel is conveniently located in Pikesville, directly off of I-695 (Exit 20). With 171 guest rooms, a full-service restaurant, 43,000 square foot fitness club operated by Coppermine Racquet & Fitness, along with conference and catering facilities, including myriad break-out meeting rooms, the Doubletree continues to be a landmark hub, not only for Northwest Baltimore, but for all of Baltimore County and the surrounding Greater Baltimore Area (GBA).

Only 20 minutes from Oriole Park at Camden Yards, M&T Bank Stadium, BWI Thurgood Marshall Airport. 45 miles from Washington, DC, 134 miles from Philadelphia, PA, and 190 miles from Lakewood, NJ.

OFFERING SUMMARY

Lease Rate:	Proposals case by case
Available Restaurant Area:	7, 235 (+/-) SF
Property Size:	241,380 SF on 9.51 (+/-) Acres
Parking:	600 (+/-) Parking Spaces On-Site

BAR & RESTAURANT OPPORTUNITY

- Turnkey Restaurant & Lounge
- Fully equipped BOH, including kitchen, storage, and receiving dock
- Ideal concepts include sports bar and diner themed restaurants
- Seeking experienced operator for 3-part dining concept

RENOVATIONS

- Hotel Lobby fully renovated with modern furniture and inviting atmosphere; fixtures to improve visibility and ambiance.
- Enhance the reception area to create a more welcoming and efficient check-in experience- Incorporate technology, such as digital displays and charging stations, to cater to modern guest needs



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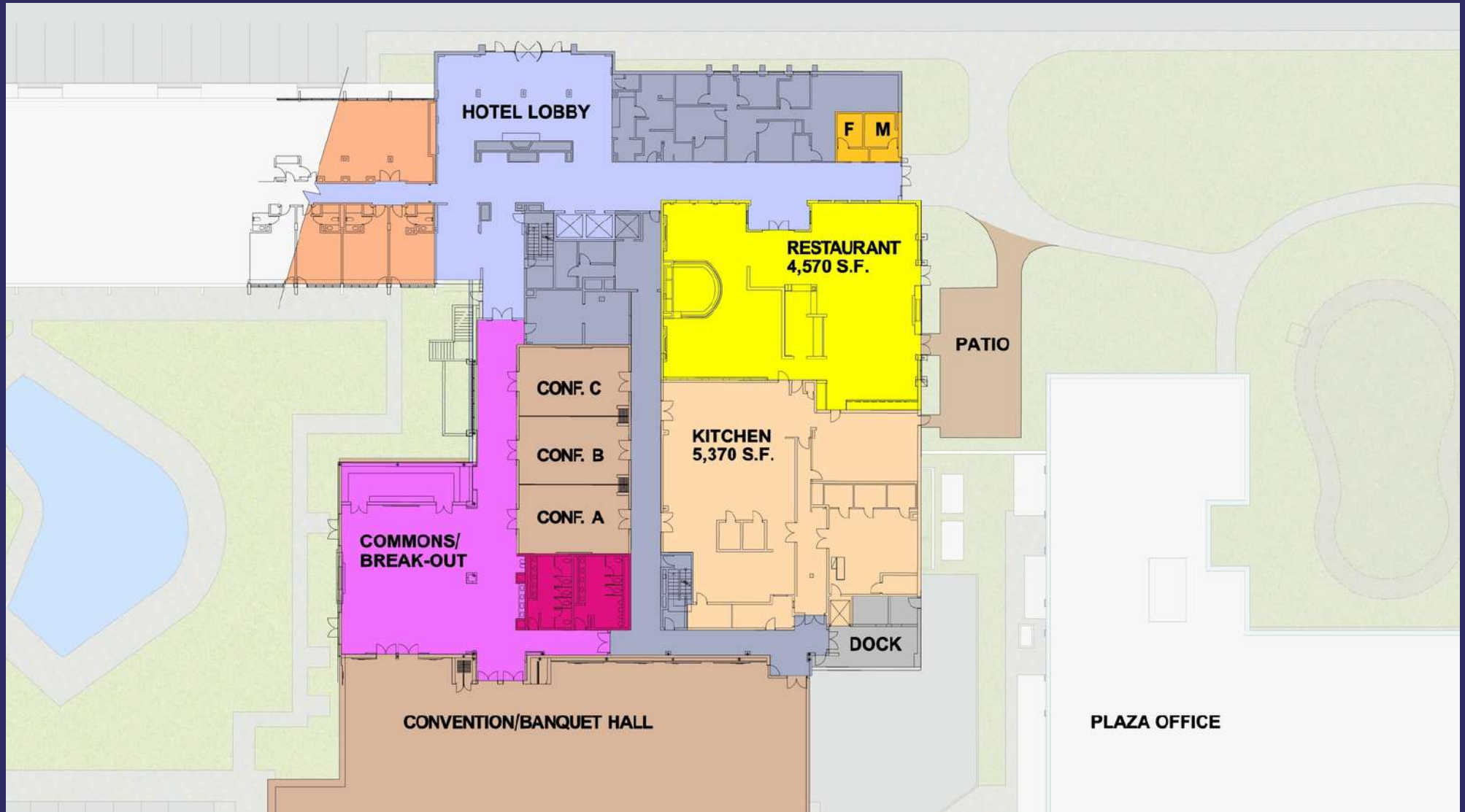
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30 E. Padonia Road, Suite 504
Timonium, MD 21093

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Call Us
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Restaurant & Bar Photos



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TD&A
TROUT DANIEL & ASSOCIATES

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DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	5,015	41,136	109,538
Total Population	9,441	100,460	260,081
Average HH Income	\$89,205	\$92,976	\$86,710



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DOUBLE TREE
BY HILTON



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