

# FOR SALE

209 MAIN ST, ANNAPOLIS, MD 21401



**Owner User /  
Investment  
Opportunity**

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## HIGHLIGHTS

- One-of-a-kind opportunity to acquire a prominent 2-story building in the heart of Downtown Annapolis
- Owner user or investment opportunity
- ±30 ft of Frontage on Main Street
- Thoughtfully designed & well-maintained building once awarded an "Excellence in Architecture" citation by AIA-Chesapeake Bay Chapter
- Within steps of numerous restaurants, shops, hotels, US Naval Academy, Maryland State House, Circuit Court, St. John's College & the beautiful Annapolis Waterfront.
- Within short walking distance to the new state-of-the-art public parking garage

## OFFERING



# FOR SALE

## RETAIL PROPERTY

Building Size	±6,878 SF
1st Floor Tenant	TTR Sotheby's International Realty
2nd Floor Tenant	ABS Architects
Price	Call for more Information



# ADDITIONAL PHOTOS



# RETAILER MAP



**MAIN ST RETAILERS**


US Naval Academy

THE CHOPIAN  
EST. 1987  
EDD ALLEY

**PUSSEY**

AUTOGRAPH COLLECTION  
HOTELS

ANNAPOLIS  
YACHT CLUB

SAINT MARY'S  
PARISH

**CVS**

Hillman Garage

Maryland State House

STARBUCKS  
COFFEE

ANNAPOLIS  
FOX'S DEN  
85  
lou lou  
ANNAPOLIS  
RED RED WINE  
BAR

**SUBJECT**

MAIN STREET

250  
Historic Inns

Baltimore Washington  
International Airport  
36-minute drive

Circuit Courthouse

ACQUA  
AL2

CHURCH CIRCLE

Reynold's Tavern

# DEMOGRAPHICS



## 2026 SUMMARY

	1 MILE	3 MILES	5 MILES
Population	14,033	63,286	113,808
Household	6,373	26,274	45,892
Average Household Size	2.1	2.3	2.4
Average Age	43.2	41.1	42.1
Average Household Income	\$151,752	\$145,978	\$152,702



113,808  
Population



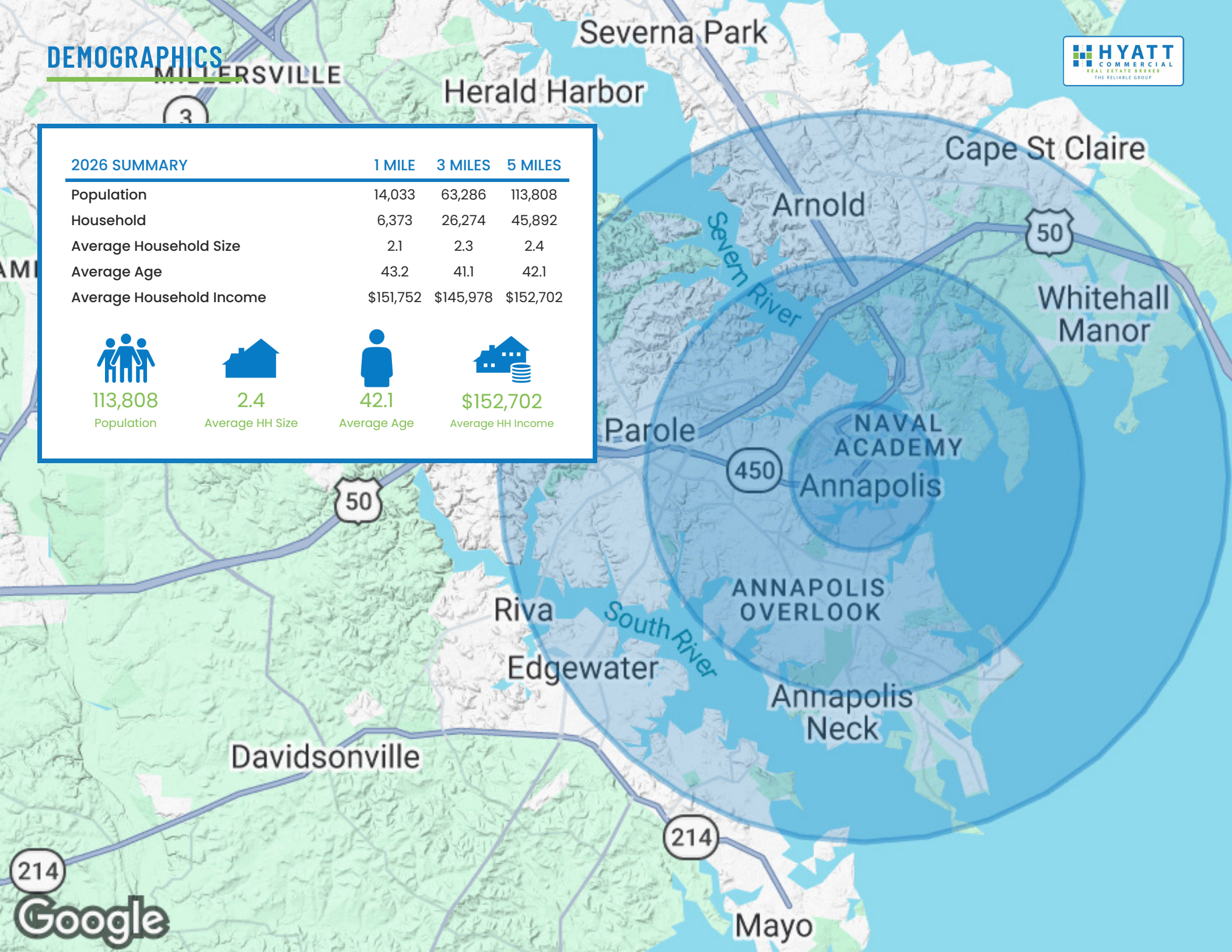
2.4  
Average HH Size



42.1  
Average Age



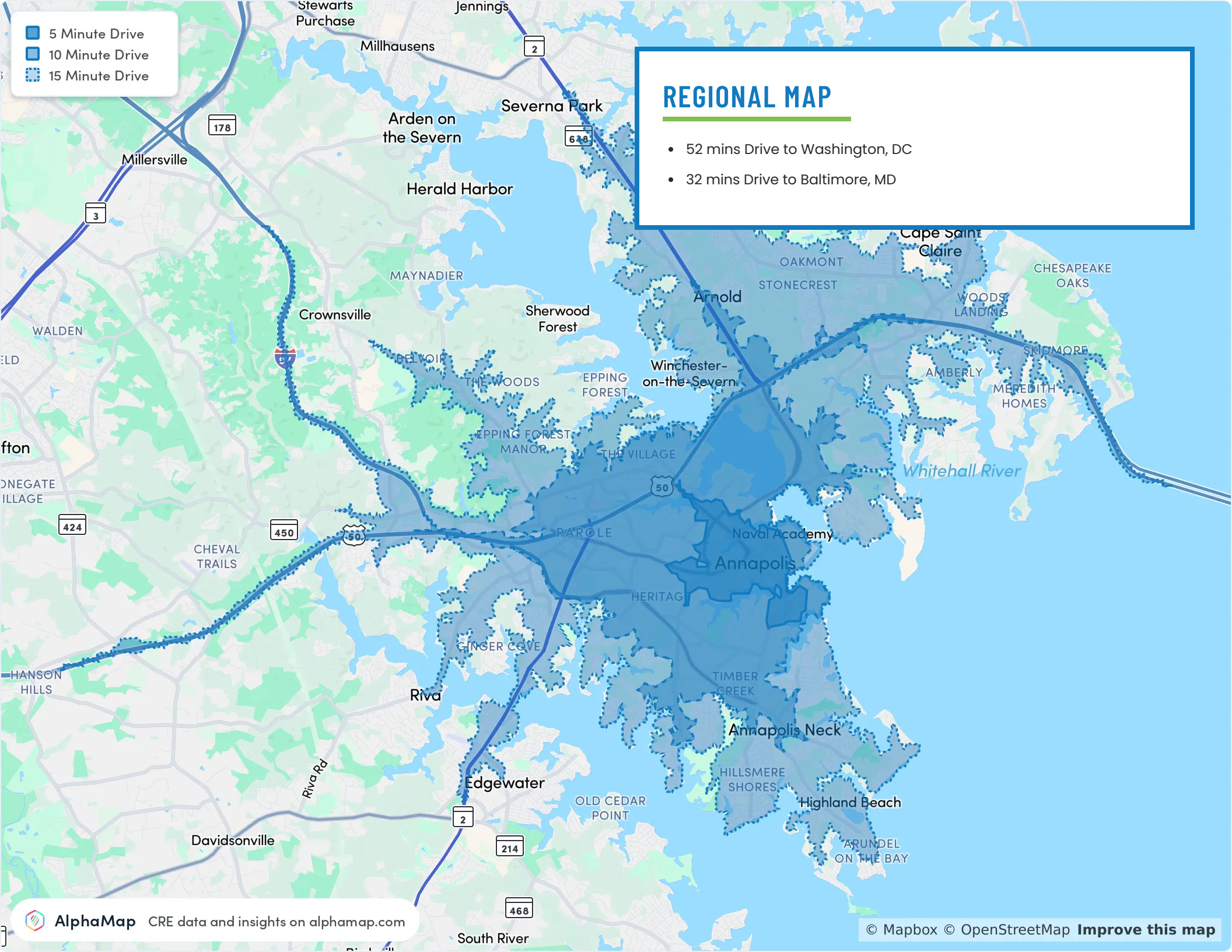
\$152,702  
Average HH Income



- 5 Minute Drive
- 10 Minute Drive
- 15 Minute Drive

## REGIONAL MAP

- 52 mins Drive to Washington, DC
- 32 mins Drive to Baltimore, MD





# CONTACT

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