

COMMERCIAL SPACE FOR LEASE

FEATURING:

SUITE	S.F.
13527	1327

DEMOGRAPHICS:

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	23,462	85,408	203,663
AVERAGE HH INCOME	\$131,649	\$121,709	\$128,075
ANNUAL CONSUMER SPENDING	\$254,164	\$914,475	\$2,255,083

IN THE AREA:



SENECA PARK PLAZA

13501-13541 Clopper Rd
Germantown, MD 20874

OVERVIEW:

Fully built out office with ample parking available now. Seneca Park Plaza is a 24,855 sf neighborhood multi-tenant retail shopping center located directly on Clopper Rd, at the Liberty Mill Rd intersection, just south of Germantown Rd. Pylon signage on Clopper Rd and Liberty Mill Rd ensure great visibility. Over 120 parking spaces, 2 main entrances from both roads, with 20,522 VPD on Clopper Rd, 24,671 VPD on Germantown Rd and easy access to I-270 make a great location. Join successful co-tenants such as World of Discovery Daycare, Family Dentistry, Rio Grande Grill, Barber Shop, and two International markets.

STREET VISIBILITY: CLOPPER RD



GREAT LOCATION

PHOTOS: FRONT ENTRANCE



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SENECA PARK PLAZA
13501-13541 Clopper Rd, Germantown, MD 20874

WWW.WOODMONT.US

DAVID SMITH

CELL: (202) 258-3175 | OFFICE: (301) 652-2303
dsmith@woodmont.us | 4919 Bethesda Ave Suite 200, Bethesda, MD





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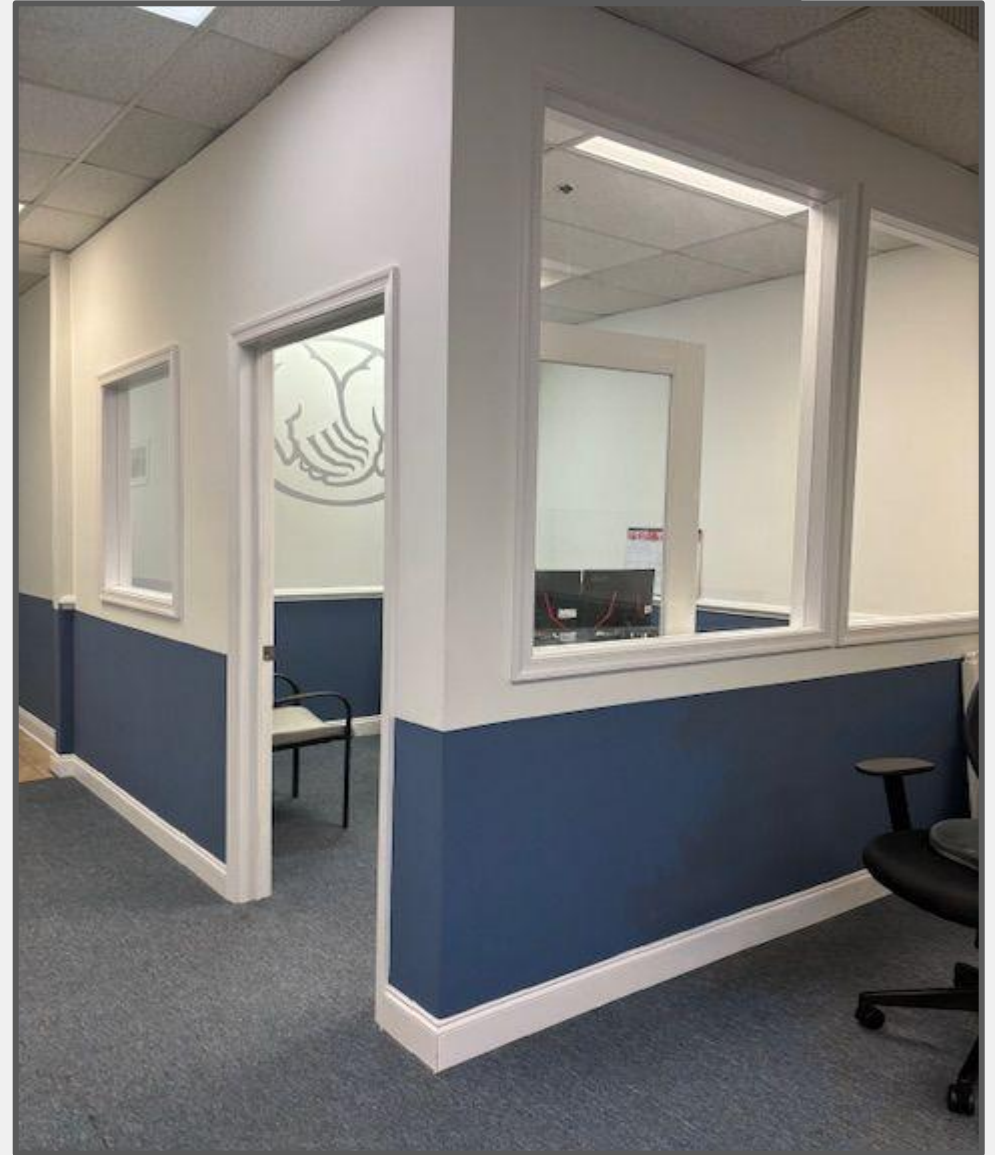
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SITE MAP:



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