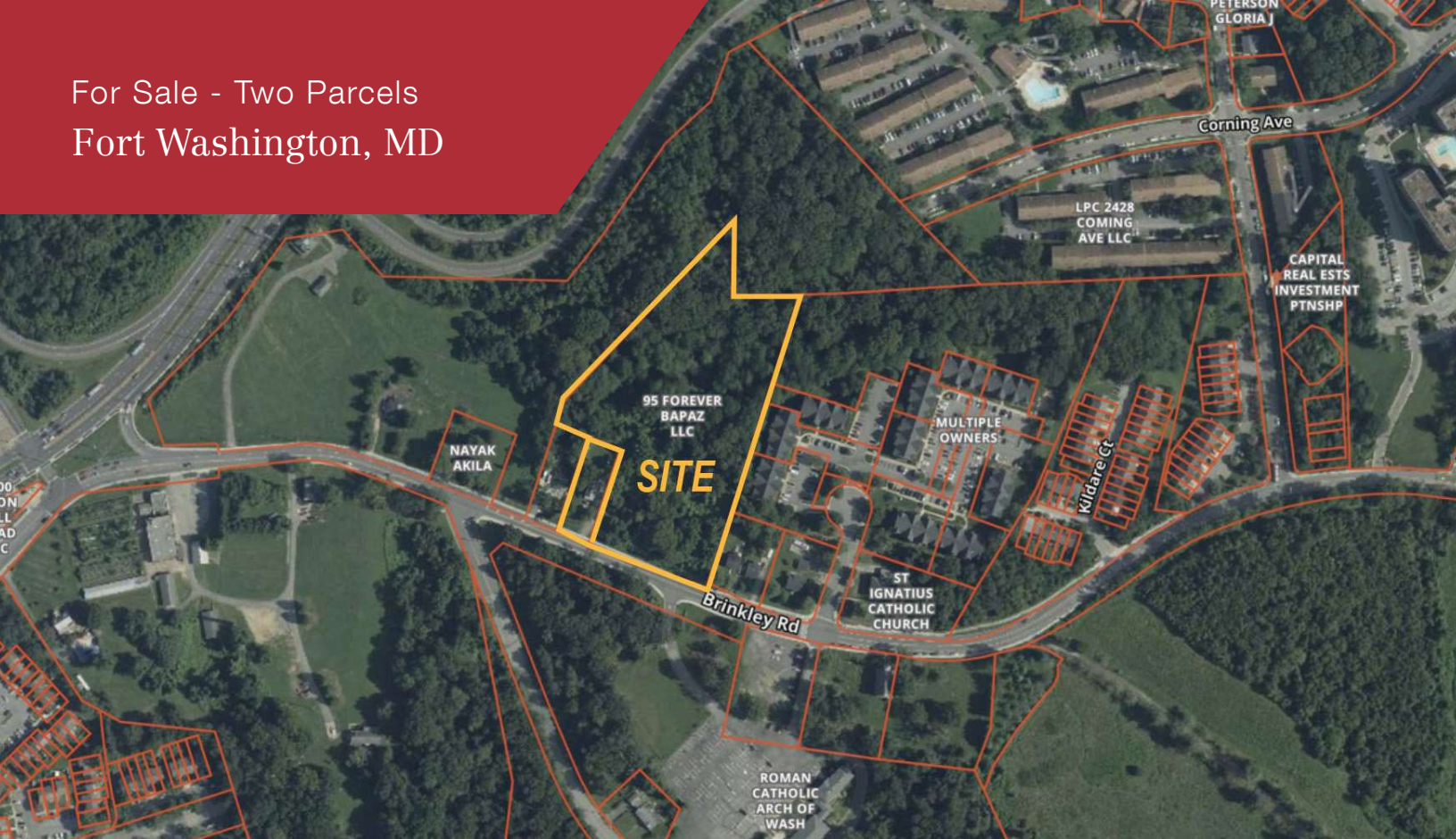


For Sale - Two Parcels  
Fort Washington, MD



2200 & 2300 Brinkley Road

Fort Washington, Maryland 20744

Property Description

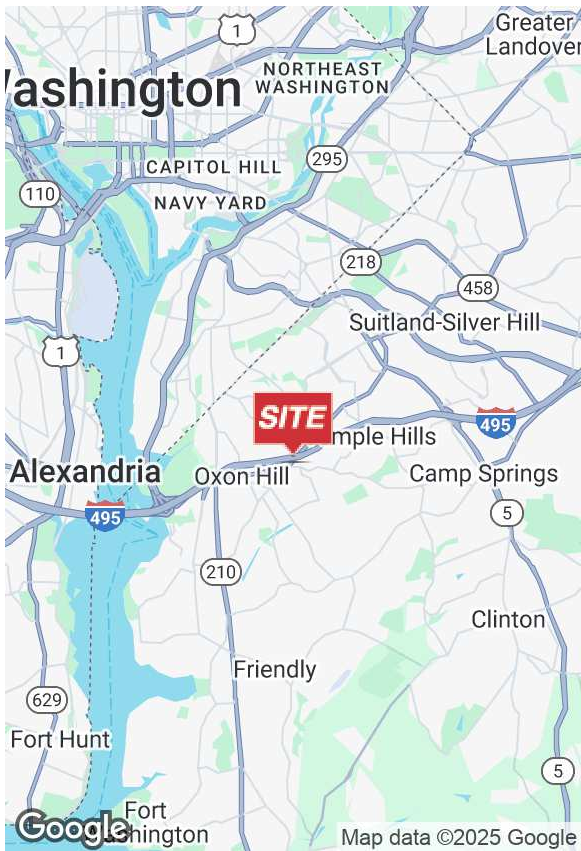
- 5.18 acres zoned RMF-48
- Previously approved for 72 multi family apartments
- Permitted uses by right include: Assisted living facility, Churches, convenience store, restaurant, quick service restaurant with drive thru, medical office or lab.
- Convenient access to major highways
- Traffic Counts: Brinkley Rd - 11,125 vpd; St. Barnabas Rd - 34,494 vpd and the Capital Beltway (I-495/I-95) - 173,480 vpd
- Please check with County zoning department for updated information and restrictions.

Location Overview

The property is within close proximity to many amenities including dining hotspots, retail centers, and recreational attractions such as **National Harbor, Tanger Outlets, Topgolf** and **MGM National Harbor**.

Demographics

	1 Mile	3 Miles	5 Miles
Total Households	5,632	50,513	126,332
Total Population	14,419	127,272	304,430
Average HH Income	\$93,613	\$93,521	\$114,815



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For Sale  
5.18 Acres - Zoned RMF-48

