

EIGHTY ♦ TWO ♦ HUNDRED

8200 Wisconsin Avenue, Bethesda, MD 20814

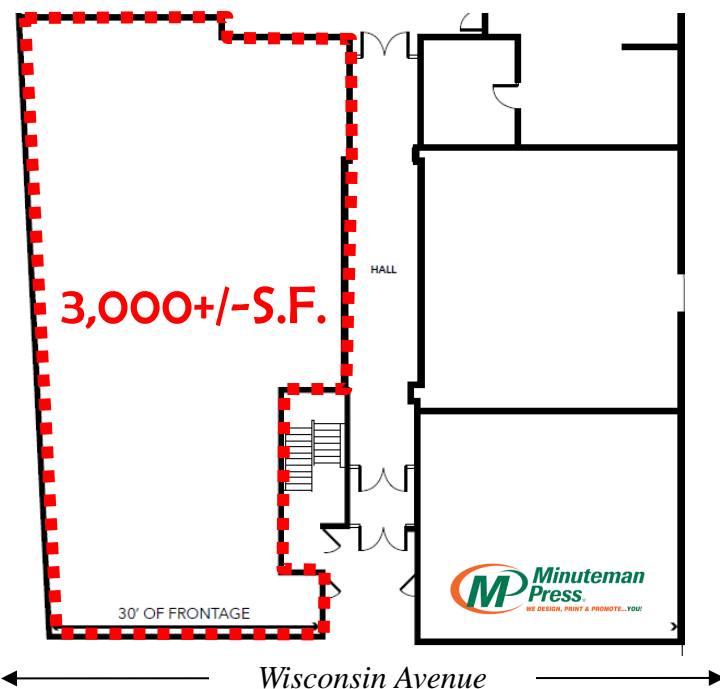


ALEXANDER, MONTROSE, RITTENBERG
Commercial Real Estate Brokerage
Est. 1994



*In Bethesda's
Woodmont Triangle,
8200 Wisconsin Avenue
is surrounded by
5.3 million square feet
of office, over 5,000
residential units, and
almost 600 hotel rooms
within walking distance.*

RETAIL / MEDICAL SPACE FOR LEASE



- ❖ **UNBEATABLE
VISIBILITY WITH
FRONTAGE ALONG BUSY
WISCONSIN AVENUE**
- ❖ **35,000+ CARS PER DAY**
- ❖ **SHORT WALK TO
METRO AND
WOODMONT
TRIANGLE'S MANY
SHOPPING AND DINING
OPTIONS**
- ❖ **WALK TO NIH AND
WALTER REED
MEDICAL CENTER**

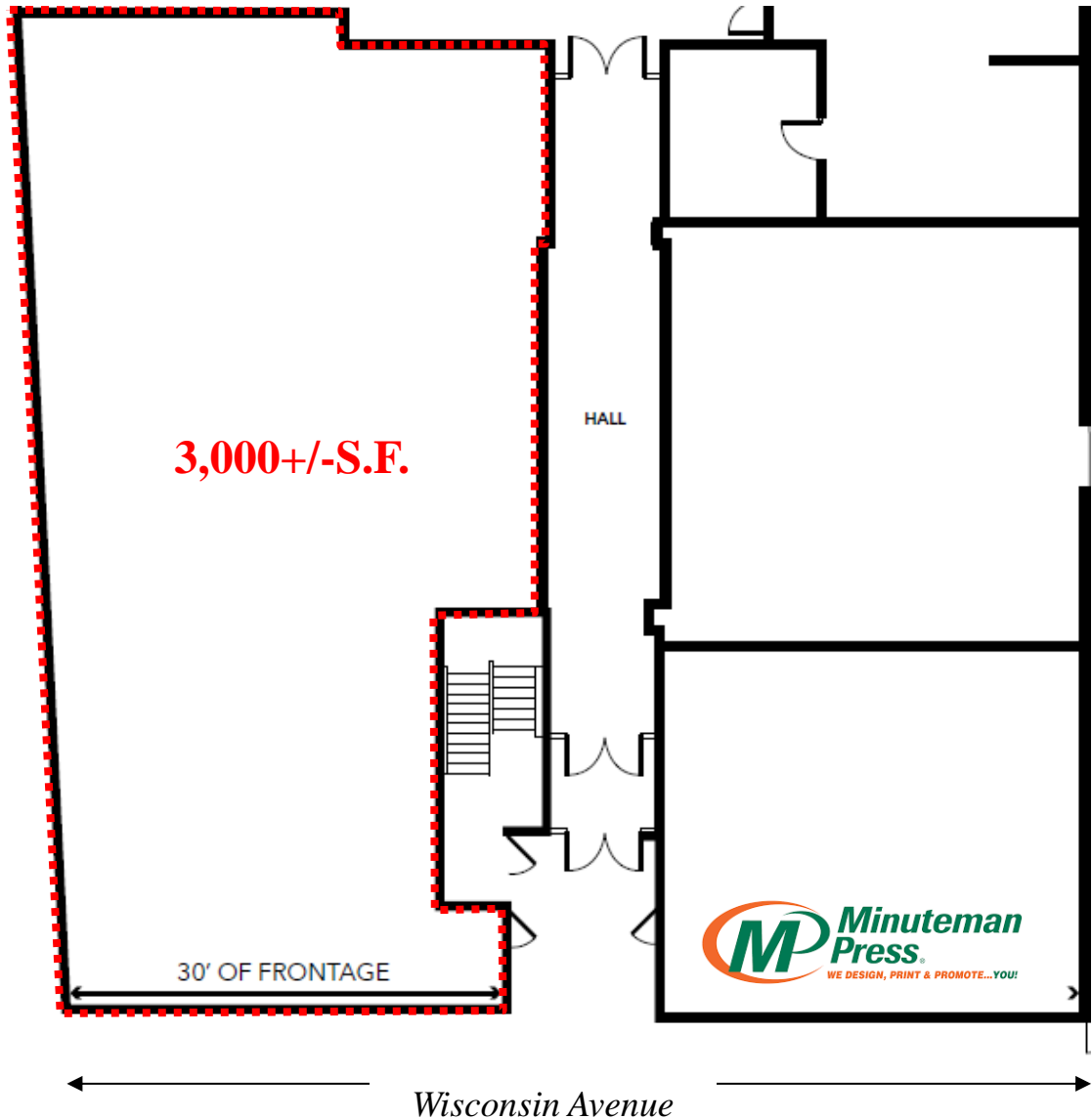
Demographics ('24 est.)	1 Mile	3 Mile	5 Mile
Population	25,981	156,529	438,836
Households	12,420	63,945	181,755
Median HH Income	\$137,620	\$166,398	\$125,779

Although all information furnished regarding sale, rental or financing is from sources we deem reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof, and it is submitted subject to errors, omissions, changes of price, rental or other conditions, prior sale, lease or financing or withdrawal without notice.

**For More Information
Please Contact:**

MARK RITTENBERG | mark@amrcommercial.com | 301.961.9696 | AMRCommercial.com

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Bethesda, MD 20814



NOT TO SCALE | MEASUREMENTS APPROXIMATE



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Celebrating
31
Years
1994-2025

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WOODMONT TRIANGLE

