



JOIN THESE RETAILERS



CHOPT



Hair cuttery myeyeDr.



RETAIL FOR LEASE

- Fair Hill offers the perfect location for retail, restaurants and services to cater to the affluent and exclusive Olney community.
- 20 miles north of Washington, DC.

AVAILABLE SPACE

SIZE	RATE	DELIVERY CONDITION	TIMING OF AVAILABILITY
1,200 SF	"MARKET"	"AS-IS" (FORMER CELL PHONE STORE)	MAY 1, 2026

*Est. NNN: \$10.99 PSF

OWNED & MANAGED BY:  COMPANIES

DALLON L. CHENEY

dcheney@klnb.com | 703-268-2703

LOCATION



FAIR HILL SHOPPING CENTER

18100 TOWN CENTER DRIVE, OLNEY, MD 20832, MONTGOMERY COUNTY



DEMOGRAPHICS | 2025:

1-MILE

3-MILE

5-MILE

Population

13,268

43,205

115,943

Daytime Population

14,014

36,537

92,942

Households

4,831

14,826

41,714

Average HH Income

\$189,425

\$216,644

\$178,656

Median HH Income

\$158,465

\$178,382

\$137,838

Median Age

42.8

43.6

44.6

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2024:

Olney Sandy Spring Rd (Route 108)

17,160 ADT

Georgia Avenue

30,950 ADT

DALLON L. CHENEY

dcheney@klnb.com | 703-268-2703

klnb



AERIAL

FAIR HILL SHOPPING CENTER

18100 TOWN CENTER DRIVE, OLNEY, MD 20832, MONTGOMERY COUNTY



DALLON L. CHENEY

dcheney@klnb.com | 703-268-2703

klnb

IMAGES

FAIR HILL SHOPPING CENTER

18100 TOWN CENTER DRIVE, OLNEY, MD 20832, MONTGOMERY COUNTY



DALLON L. CHENEY

dcheney@klnb.com | 703-268-2703

klnb



FAIR HILL SHOPPING CENTER

18100 TOWN CENTER DRIVE, OLNEY, MD 20832, MONTGOMERY COUNTY

FOR MORE INFORMATION, PLEASE CONTACT:

DALLON L. CHENEY

dcheney@klnb.com

703-268-2703

8065 Leesburg Pike, Suite 700, Tysons, VA 22182

.....

klnb.com



[instagram.com/klnbcre](https://www.instagram.com/klnbcre)



[linkedin.com/company/klnb](https://www.linkedin.com/company/klnb)



[facebook.com/KLNBCRE](https://www.facebook.com/KLNBCRE)

CLICK TO VIEW PROPERTY WEBSITE

While we have no reason to doubt the accuracy of any of the information supplied, we cannot, and do not, guarantee its accuracy. All information should be independently verified prior to a purchase or lease of the property. We are not responsible for errors, omissions, misuse, or misinterpretation of information contained herein and make no warranty of any kind, express or implied, with respect to the property or any other matters.