THE VILLAGE AT COLLEGE PARK ROADSIDE Route 1 (Baltimore Avenue) | College Park, MD



AREA DEMOGRAPHICS:			
	1 mile	3 mile	5 mile
Population	8,247	90,838	334,900
Average HH Income	\$67,748	\$65,850	\$66,993
Daytime Population	9,987	74,852	162,870
Households	3,156	29,382	108,212

US CENSUS BUREAU, CENSUS 2010 SUMMARY FILE 1. ESRI FORECASTS FOR 2016 AND 2021 PROJECTIONS. ACTUAL DEMOGRAPHICS BASED ON 2016 FORECAST.

The information contained herein was furnished to us by sources we deem to be reliable, but no warranty or representation is made to the accuracy thereof. This offering is subject to correction or errors and omissions, change of price, prior to sale/ lease or withdrawal from the market, without notice.

FOR MORE INFORMATION:

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Lifestyle of Convenience

The Village at College Park is located in the growing and diverse College Park, Maryland, home to the University of Maryland with an enrollment of 37,000 students. This mixed-use project is ideally located just off Route 1, I-95 and I-495 and is easily accessible to the Baltimore Washington Corridor.

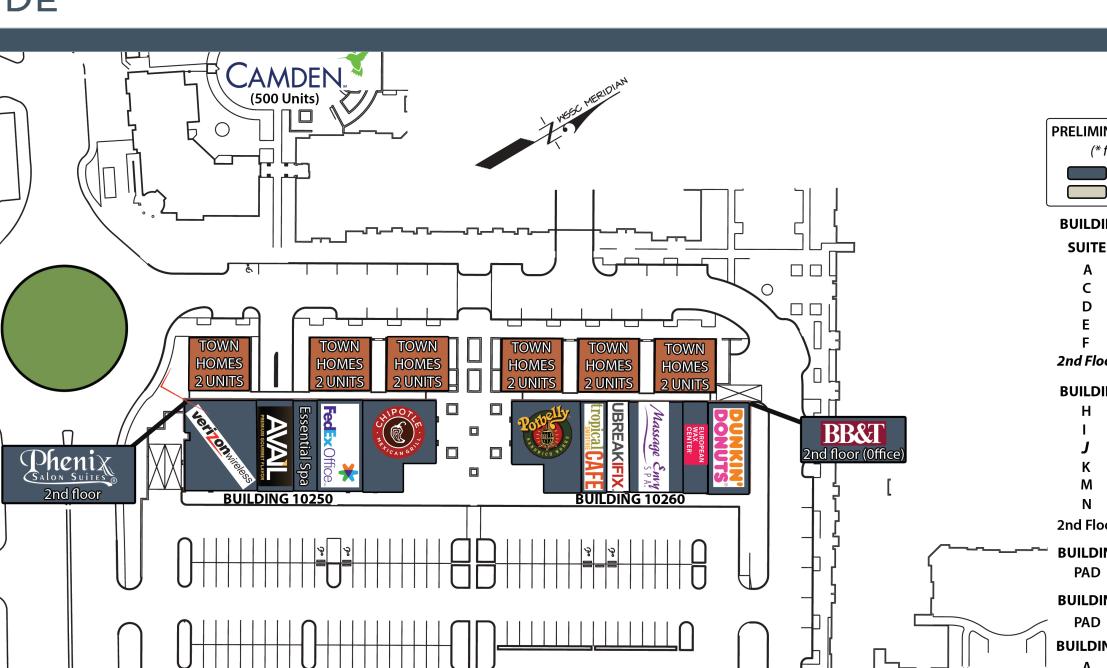
The Village boasts over 25,000 square feet of retail, 21,000 square feet of office, 12 townhomes and over 500 residential apartments at The Camden. Its location is enhanced by its next-door neighbor, a 371,000 square foot IKEA.

The Village at College Park has some of the market's best retailers and restaurants including: Buffalo Wild Wings, Dunkin donuts, Verizon Wireless, Massage Envy, Chipotle, Potbelly, Sakru Japan, BB&T and more.

ROADSIDE

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BB&I

BUILDING 10270

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AFE · COAFEE

BUILDING 10280

BUFFALO WILD WINGS

YOU HAVE TO BE HERE

BUILDING 10240



Route 1 (Baltimore Avenue) | College Park, MD

PRELIMINA	RY MERCHAI	NDISING PLAN	
(* for l	easing purpo	ses only)	
	SIGNED LEAS	•	
	AVAILABLE		
BUILDING			
SUITE	SIZE	STATUS	
	3,000 sf		
A C	3,000 si 1,993 sf	LEASED LEASED	
D	1,399 sf	LEASED	
E	1,913 sf	LEASED	
F	2,519 sf	LEASED	
' 2nd Floor	_	LEASED	
BUILDING			
н	2,300 sf	LEASED	
I	1,170 sf	LEASED	
J	1,054 sf	LEASED	
K	2,588 sf	LEASED	
М	1,203 sf	LEASED	
Ν	1,713 sf	LEASED	
2nd Floor	10,500 sf	LEASED	
BUILDING	10240		
PAD	6,500 sf	LEASED	
BUILDING	10270		
PAD	4,000 sf	LEASED	
BUILDING	10280		
A	2,707sf	LEASED	
В	2,101sf	LEASED	
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