

RETAIL SPACE FOR LEASE

MITCHELLVILLE PLAZA

12100 CENTRAL AVENUE, MITCHELLVILLE, MD



CBRE

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OPPORTUNITY

LOCATION

Situated at the signalized intersection of Central Avenue and Enterprise Road with full access to both major traffic through-fares

AVAILABILITY

Space 10 - **1,600 SF**

Space 13 - **1,700 SF**

Space 15 - **2,800 SF**

Space 28 - **1,660 SF**

Endcap - **9,104 SF**

HIGHLIGHTS

Excellent household income of **\$112,160** within a 1 mile radius

Central Avenue is the major commuter route **I-495** (Capital Beltway **205,156 VPD**) and into Washington, DC connecting to Constitution and Independence Avenues

CO-TENANCY

weis



MedStar Health

citi

SUBWAY



RETAIL MARKET OVERVIEW

WOODMORE TOWNE CENTER

Wegmans

JCPenney

Costco
WHOLESALE

BOWIE

MITCHELLVILLE PLAZA

weis

McDonald's

DUNKIN'

citi

LARGO TOWNE CENTER

SHOPPERS.

Marshall's

Burlington
Coat Factory



Six Flags
AMERICA

MITCHELLVILLE

52,842 VPD

WATKINS PARK PLAZA

CVS
pharmacy

LARGO PLAZA

TARGET

Lowe's
HOME IMPROVEMENT

PETSMART

Giant

FUTURE CARILLON DEVELOPMENT

IMAX
at AMC

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
POPULATION	60,336	157,637	705,680
AVERAGE HH INCOME	\$136,401	\$126,063	\$98,818
DAYTIME POPULATION	44,711	142,381	632,407

BIRDS EYE VIEW



Encap

9,104 SF

Space 15

2,800 SF

Space 10

1,600 SF

Space 13

1,700 SF

Space 28

1,660 SF

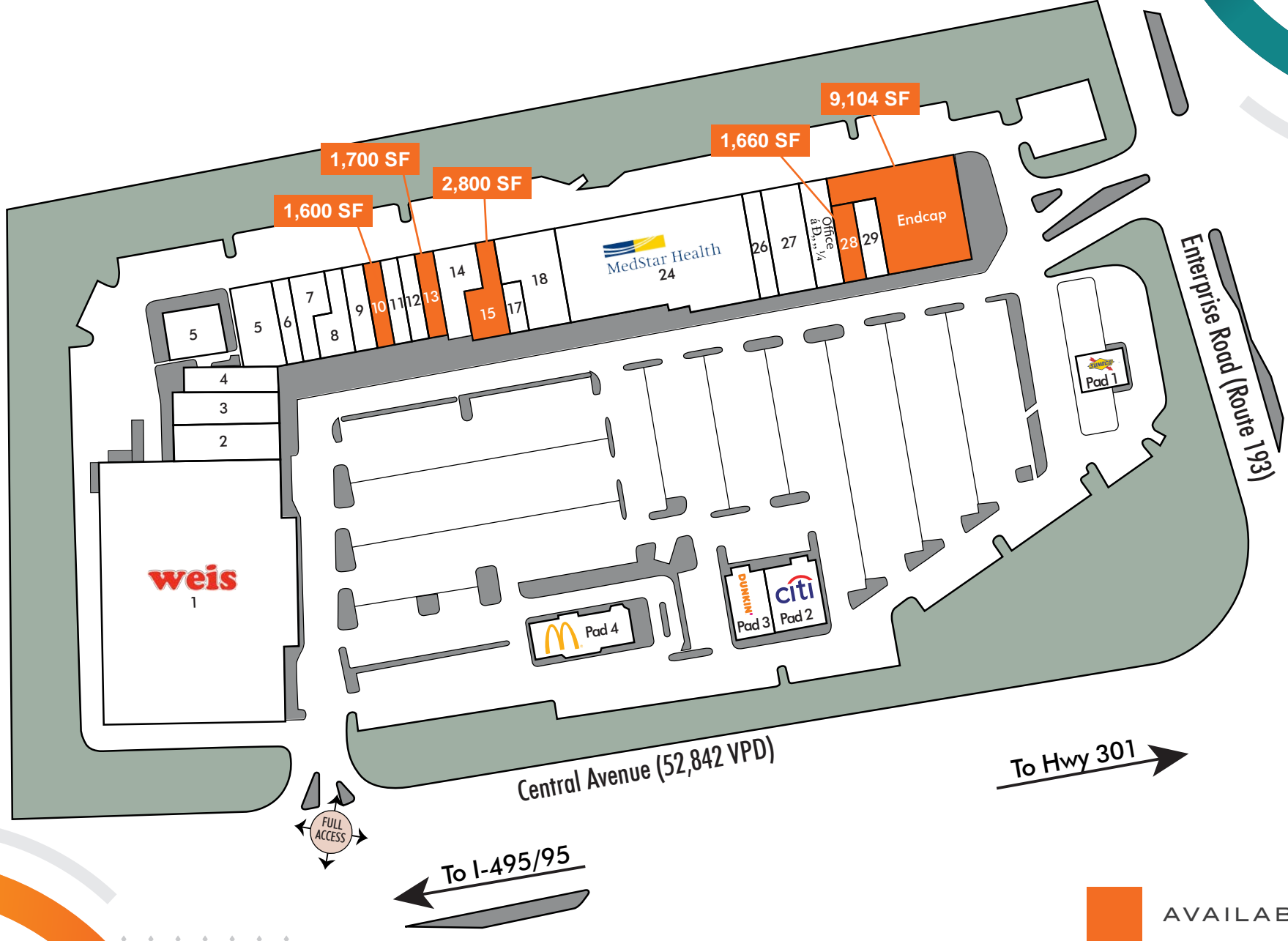
461 PARKING SPACES

CENTRAL AVENUE

52,842 VPD

ENTERPRISE R

SITE PLAN



AVAILABLE



CONTACT US

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