



PAD SITE UP TO 6,400 SF AVAILABLE

SITE SPECIFICS

- Excellent visibility/accessibility from Indian Head Highway
- Weis Markets anchored center
- 30 minutes from Downtown DC

TRAFFIC COUNTS

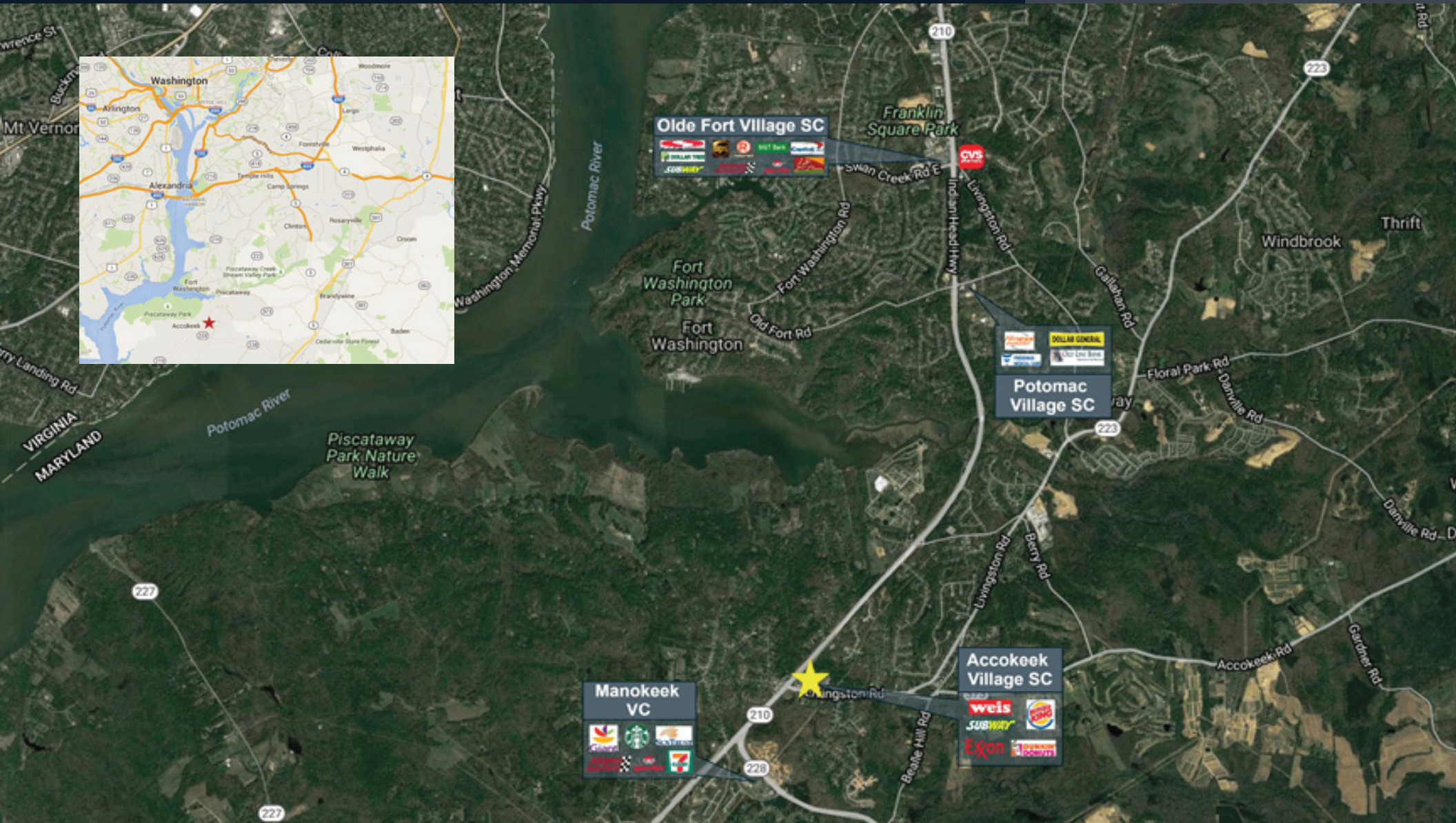
- Indian Head Highway North of Site 55,180 AADT
- Indian Head Highway South of Site 59,752 AADT
- Livingston Road 7,960 AADT

DEMOGRAPHICS

| | 3 MILE | 5 MILE | 7 MILE |
|--------------------|-----------|-----------|-----------|
| POPULATION | 17,967 | 75,647 | 171,472 |
| MEDIAN HH INCOME | \$138,906 | \$132,254 | \$119,289 |
| DAYTIME POPULATION | 2,564 | 8,645 | 47,436 |

RETAILERS INCLUDE





TENANTS

- 1. WEIS MARKETS
- 2. BURGER KING
- 3. DUNKIN DONUTS
- 4. EXXON
- A. ACCOKEEK WINE & SPIRITS
- B. SUBWAY
- B. CHINESE RESTAURANT
- B. EASTERN CLEANERS
- B. NAIL SALON
- B. PHARMACY
- Bank of America ATM

