

COLUMBIA BUSINESS CENTER

6490 Dobbin Rd, Columbia, MD 21045
Howard County



FULLY LEASED

SURROUNDING RETAILERS:

ROSS
DRESS FOR LESS

Walmart

Wegmans
helping you make great meals easy



HAVERTYS

FIVE GUYS

**Advance
Auto Parts**

Chick-fil-A



- 25,000 SF strip center, part of the 160,000 SF Columbia Business Center which has 135,000 SF of office space, adding to the tremendous daytime population already surrounding the center.
- Centrally located in Columbia, MD on Dobbin Road (28,382 ADT).
- Easy access via a signal light at the main entrance and an additional full access point.

OWNED BY:

FORTIFIED
Property Group



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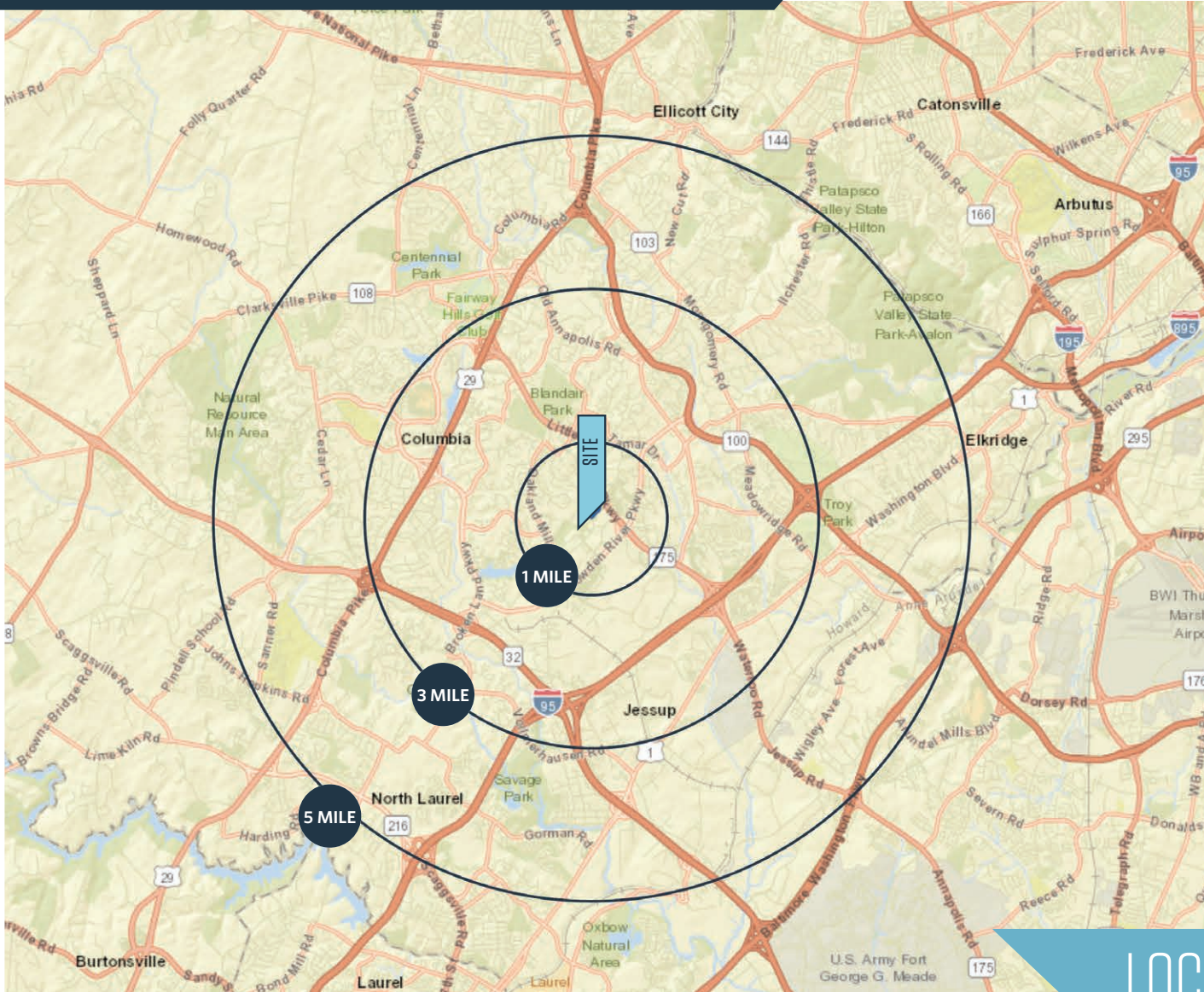
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DEMOGRAPHICS | 2022:

1-MILE	3-MILE	5-MILE
Population		
11,669	98,449	214,258
Daytime Population		
15,099	81,334	162,687
Households		
4,473	37,648	78,404
Average HH Income		
\$171,702	\$152,378	\$164,897

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2021:

Dobbin Road	28,382 ADT
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LOCATION & DEMOGRAPHICS

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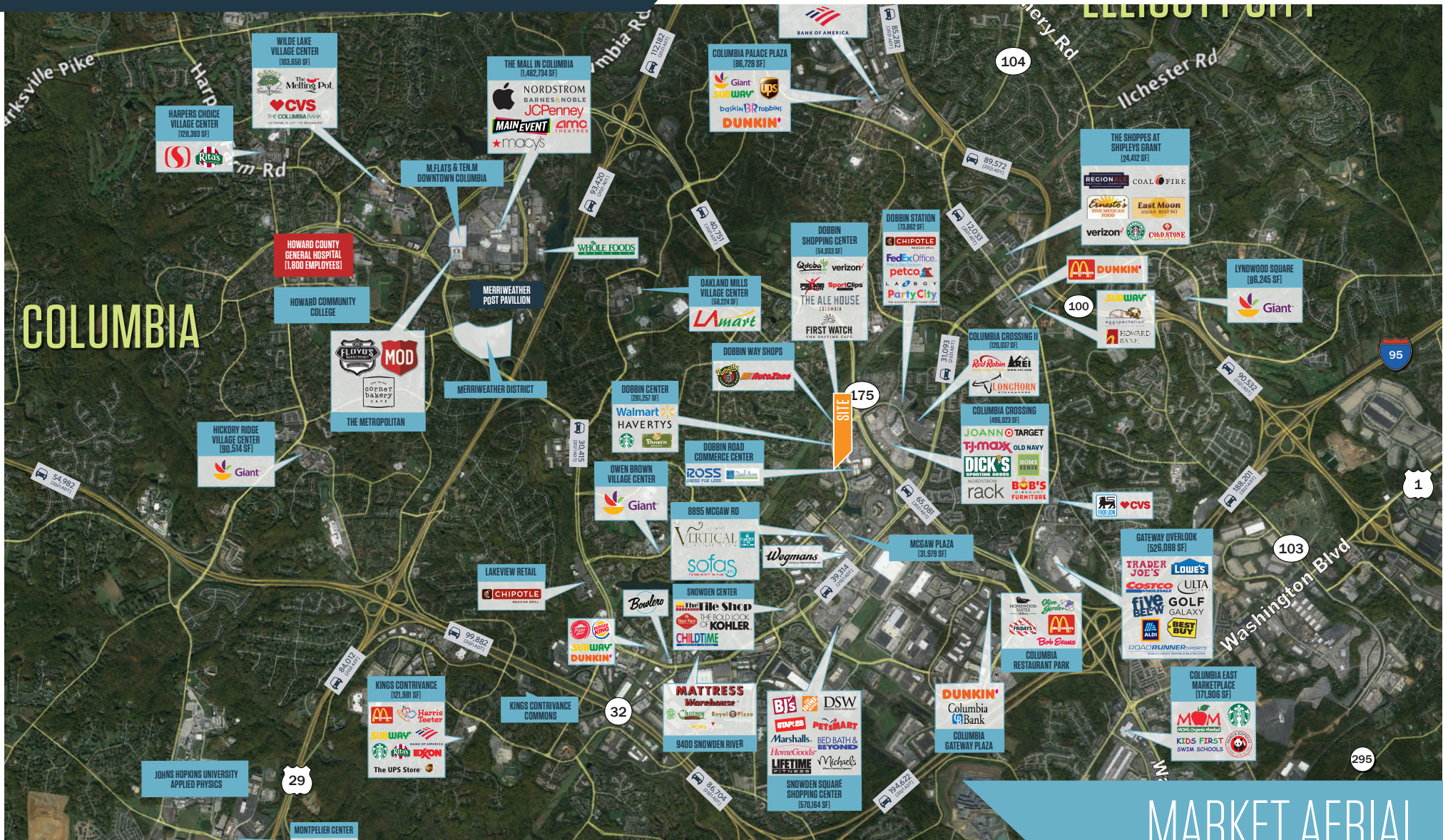
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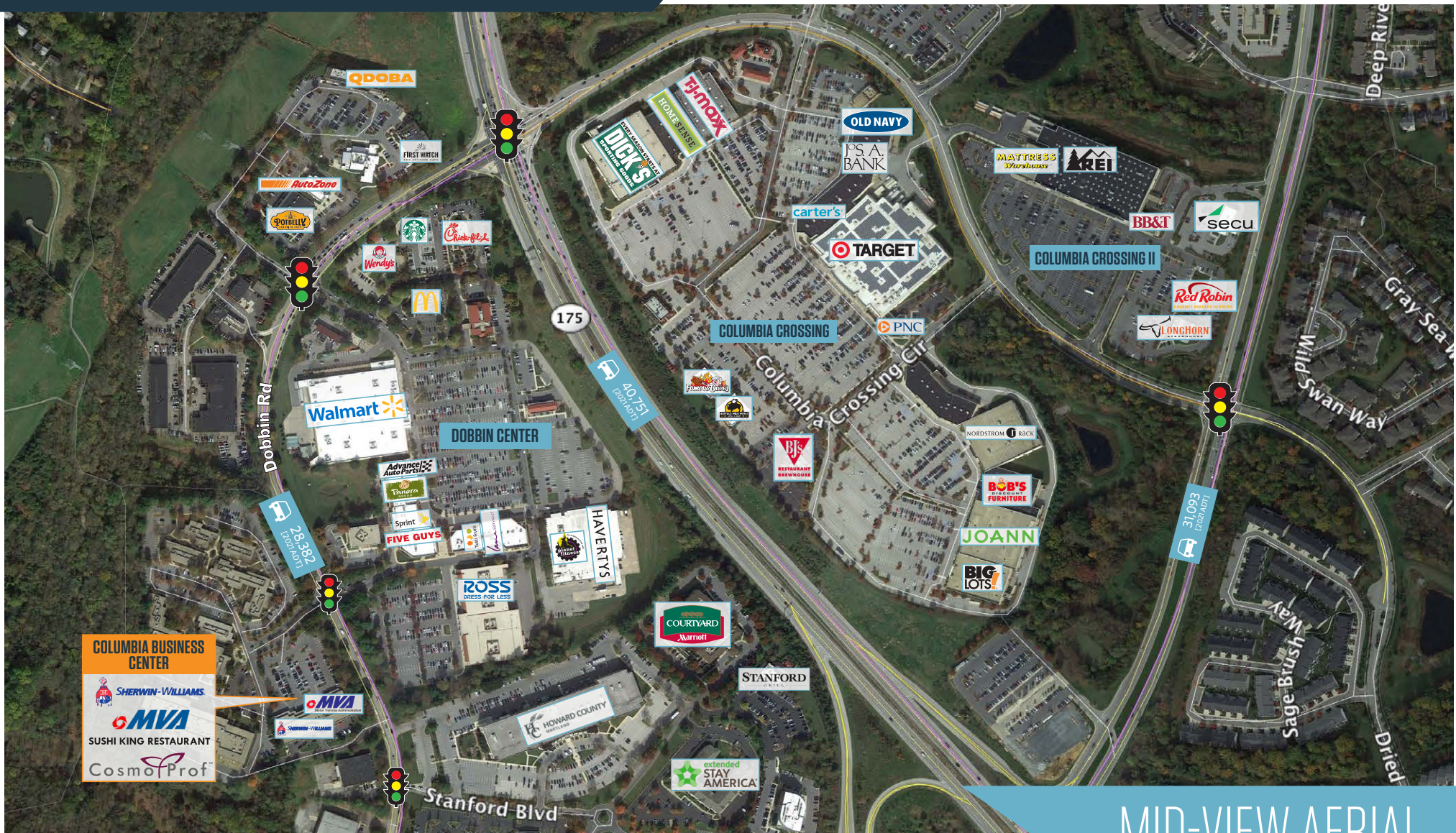
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MARKET AERIAL

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MID-VIEW AERIAL

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BIRD'S EYE AERIAL

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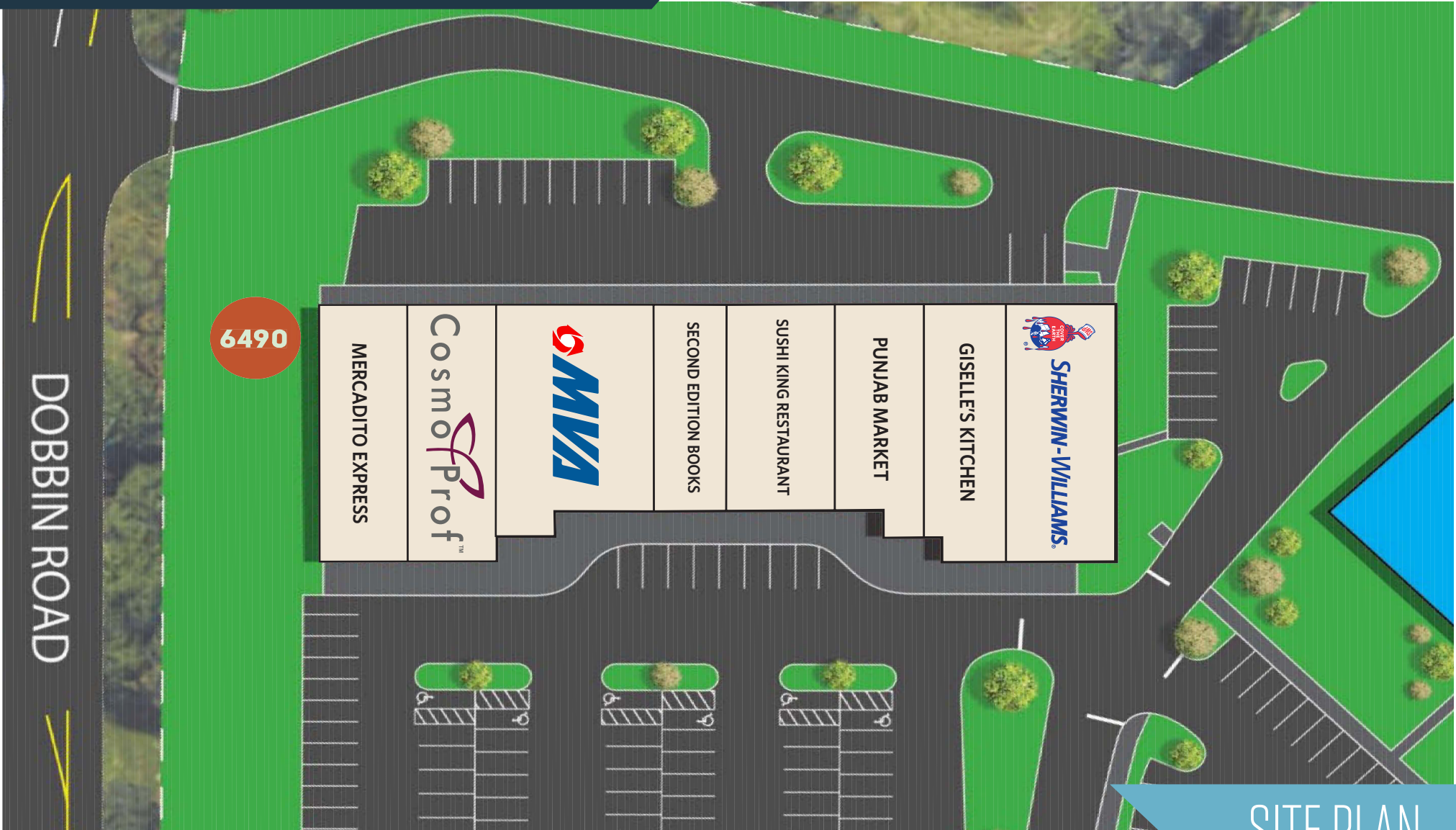
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