



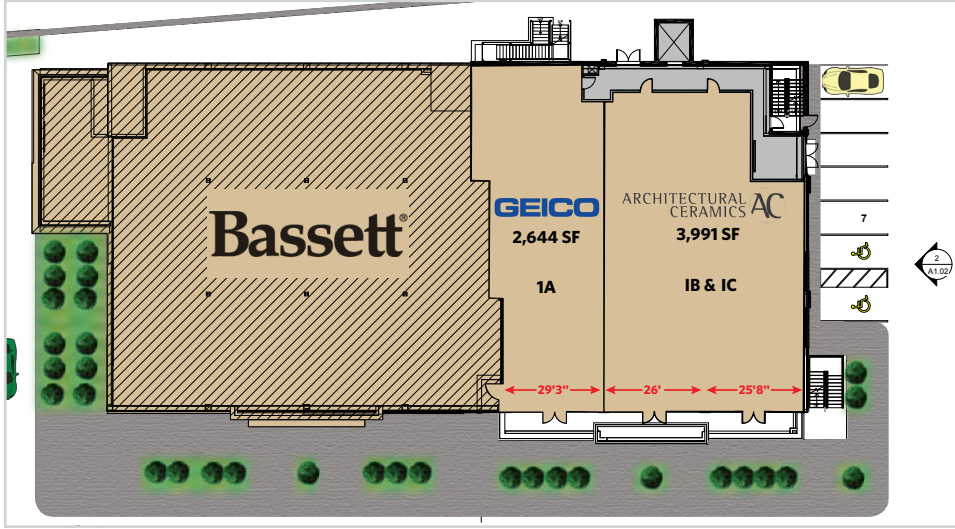
JOIN THESE RETAILERS



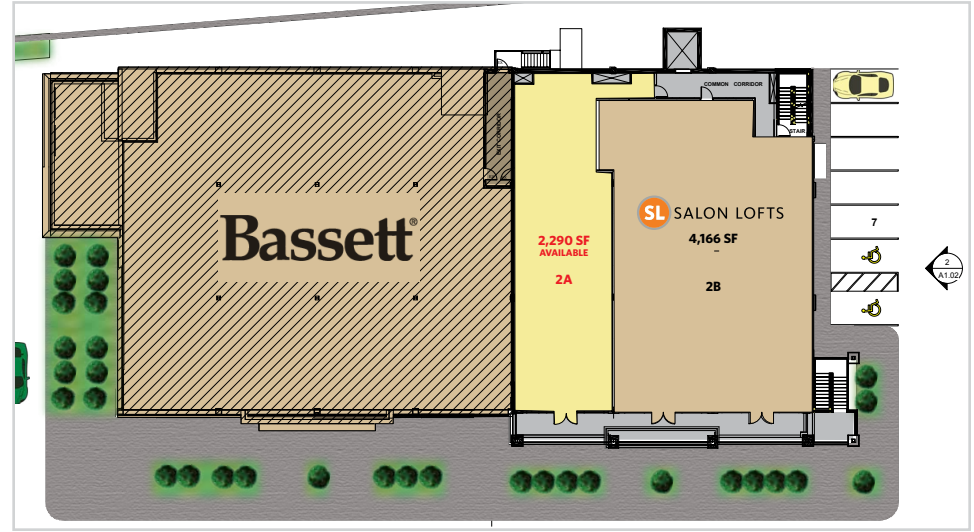
RETAIL FOR LEASE

- Small shop space with frontage and surface parking on Rockville Pike now available. Flexible sizes and configurations available.
- Prominent building signage available, exposure to over 53,000 cars per day on Rockville Pike.
- Site boasts several easy access points for ingress and egress to Rockville Pike including across from a traffic light.
- Located next to Best Buy, Bassett Flagship Store, and across the street from Audi Rockville.

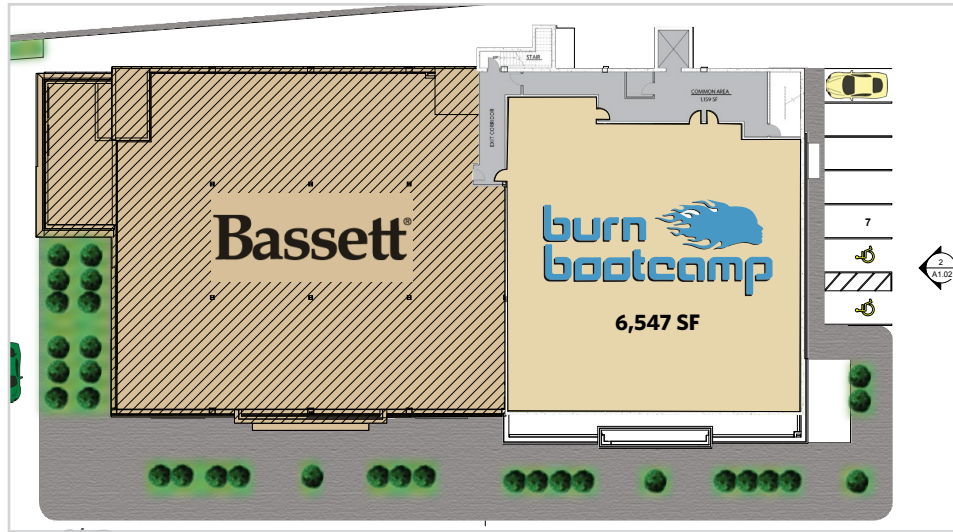
GROUND LEVEL FLOOR PLAN



SECOND LEVEL FLOOR PLAN



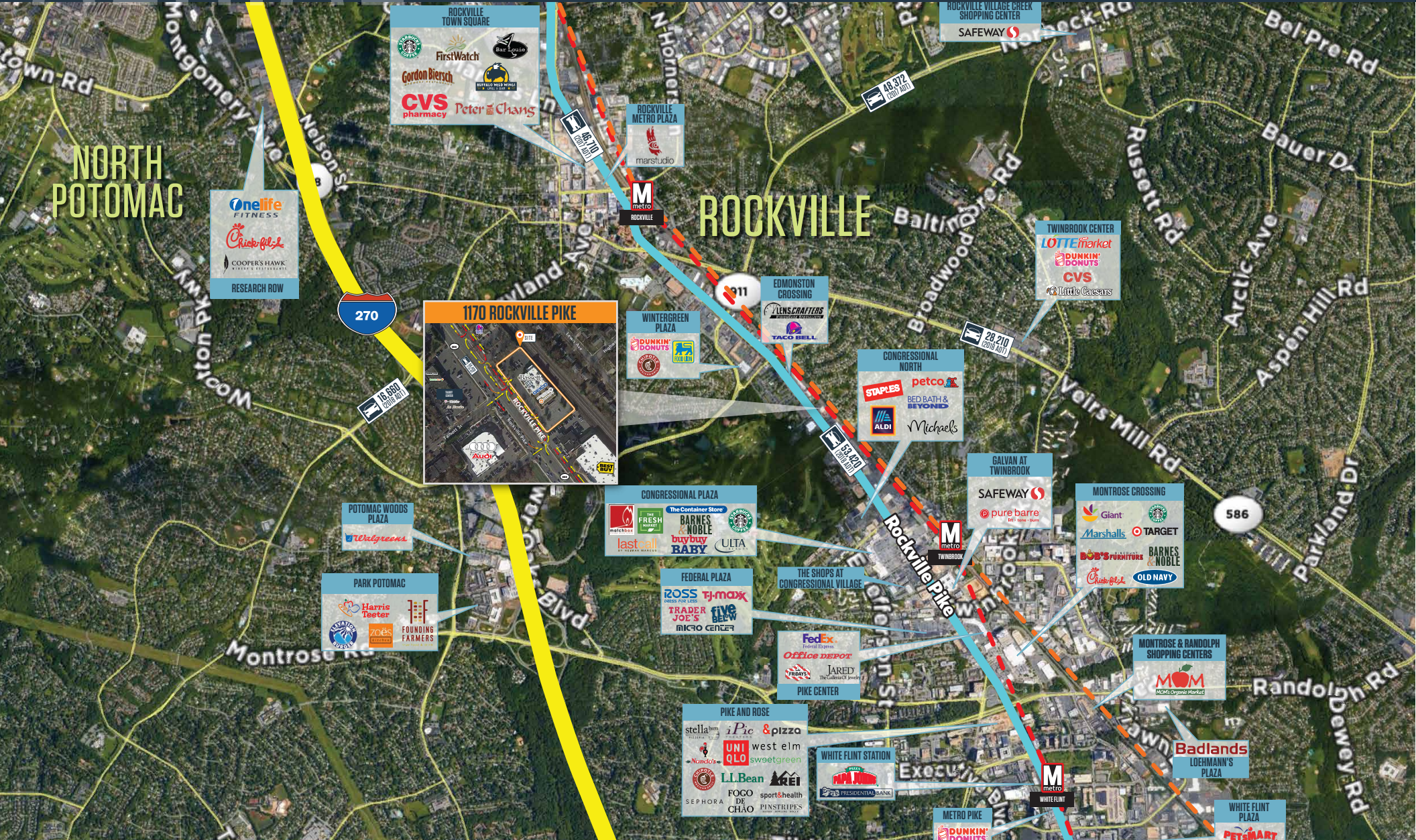
LOWER LEVEL FLOOR PLAN



KEY	
	AVAILABLE
	AT LEASE
	LEASED

1170 ROCKVILLE PIKE

ROCKVILLE, MARYLAND 20852 MONTGOMERY COUNTY



DIMITRI GEORGELAKOS
dimitri@klnb.com | 703-268-2710

VERONICA KAMARA
vkamara@klnb.com | 703-268-2714

AERIAL

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WINTERGREEN PLAZA



EDMONSTON CROSSING

1170 ROCKVILLE PIKE

TALBOT CENTER



A&J Restaurant

SUNSHINE CENTER



thriveyoga

WOODMONT COUNTRY CLUB

HAVERTYS

TWINBROOK REDEVELOPMENT

CONGRESSIONAL NORTH



CONGRESSIONAL PLAZA



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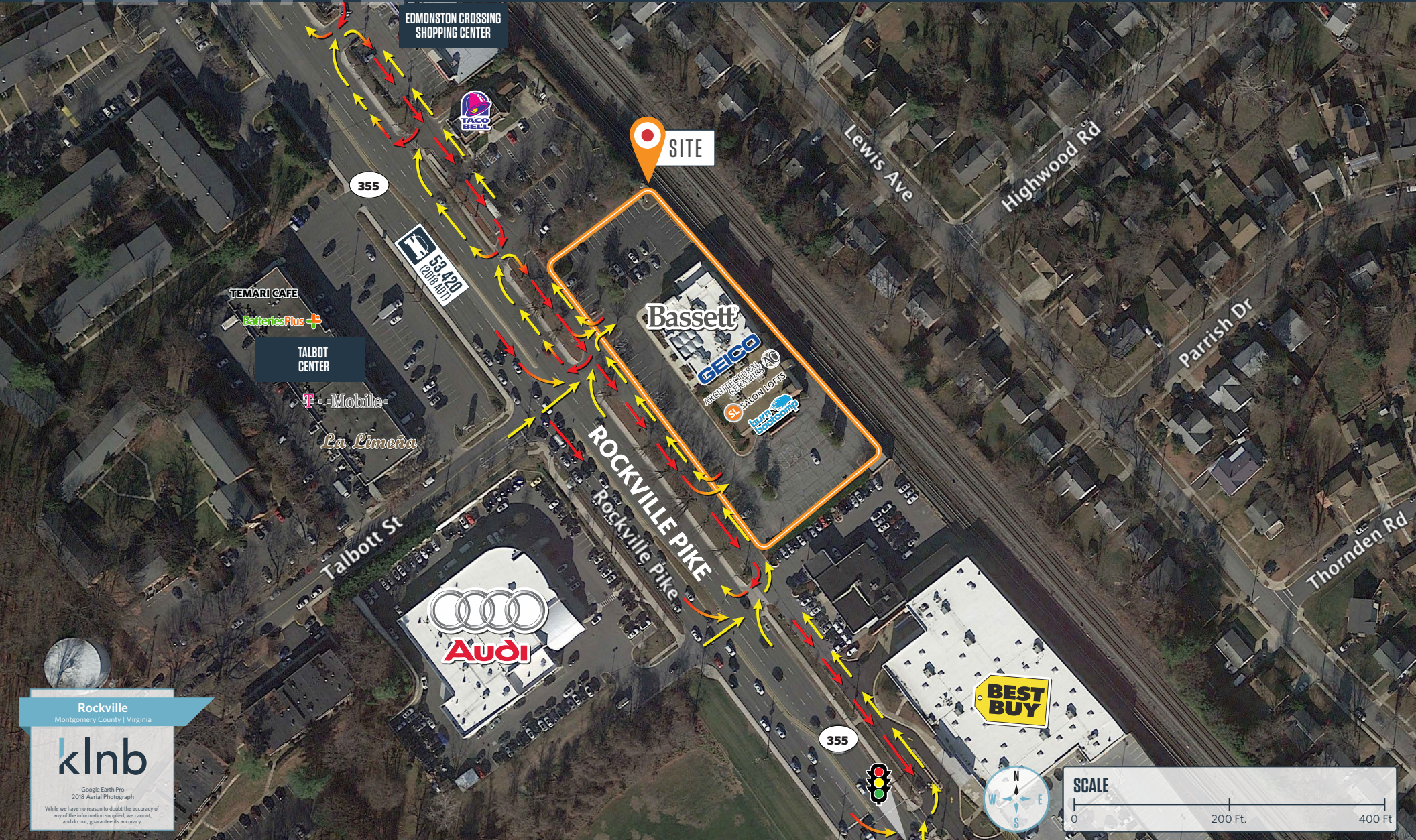
VERONICA KAMARA
vkamara@klnb.com | 703-268-2714



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Rockville
Montgomery County | Virginia

klnb

Google Earth Pro -
2018 Aerial Photograph

While we have no reason to doubt the accuracy of any of the information supplied, we cannot, and do not, guarantee its accuracy.

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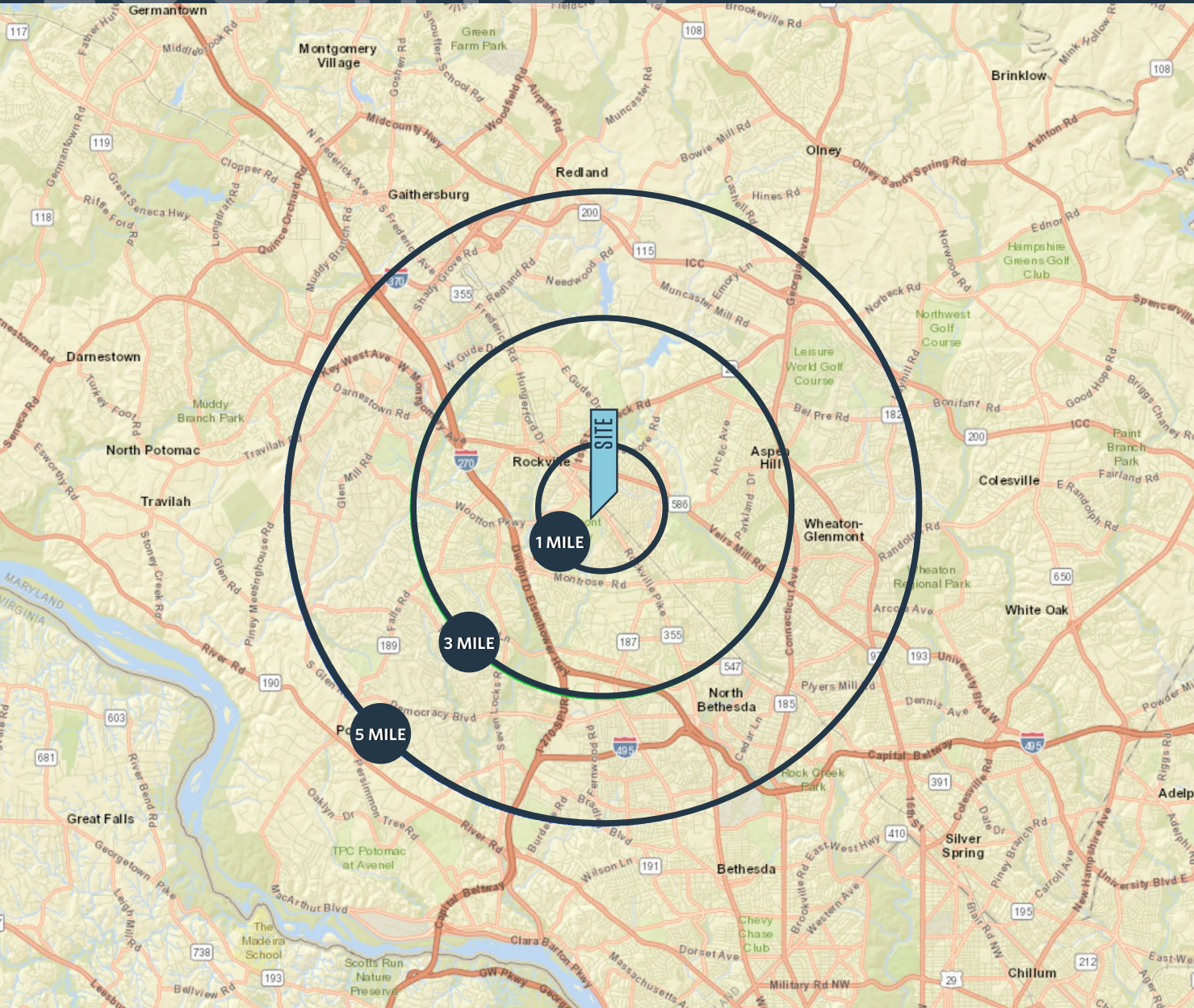
VERONICA KAMARA
vkamara@klnb.com | 703-268-2714

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LOCATION

1170 ROCKVILLE PIKE

ROCKVILLE, MARYLAND 20852 MONTGOMERY COUNTY



PROPERTY HIGHLIGHTS:

Small shop space with frontage and surface parking on Rockville Pike now available. Flexible sizes and configurations available.

DEMOGRAPHICS | 2020:

1-MILE	3-MILE	5-MILE
Population 20,029	130,704	335,509
Daytime Population 12,551	95,747	200,826
Households 7,660	49,456	125,791
Average HH Income \$107,452	\$151,100	\$156,091

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2018:

Rockville Pike 53,420 ADT

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FOR MORE INFORMATION, PLEASE CONTACT:

DIMITRI GEORGELAKOS

dimitri@klnb.com | 703-268-2710

VERONICA KAMARA

vkamara@klnb.com | 703.268.2714

8065 Leesburg Pike, Suite 700, Tysons, VA 22182

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CLICK TO VIEW PROPERTY WEBSITE

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