

HOLLYWOOD SHOPPING CENTER

9805 Rhode Island Avenue, College Park, MD 20740
Prince George's County

COMING SOON! **Concentra**



RETAIL FOR LEASE

JOIN THESE RETAILERS:



Concentra

- 49,193 SF shopping center well located on the heavily trafficked Rhode Island Avenue in College Park, MD.
- Available Space: 1,000 SF, 1,750, 2,009 SF, and up to 8,000 SF.
- Excellent visibility and abundant parking.
- Located within 2 miles of the University of Maryland, College Park (34,000 students).

SIZE	CONDITION	TIMING
1,000 SF	"AS-IS" (FORMER HOLLYWOOD NUTRITION)	IMMEDIATE
1,000 SF	"AS-IS" (FORMER DRY CLEANERS)	IMMEDIATE
2,009 SF	"AS-IS" (FORMER MARTIAL ARTS STUDIO)	IMMEDIATE
*Est. NNN: \$7.55 PSF		

OWNED BY:  **CARROLLTON ENTERPRISES**

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703-268-2722

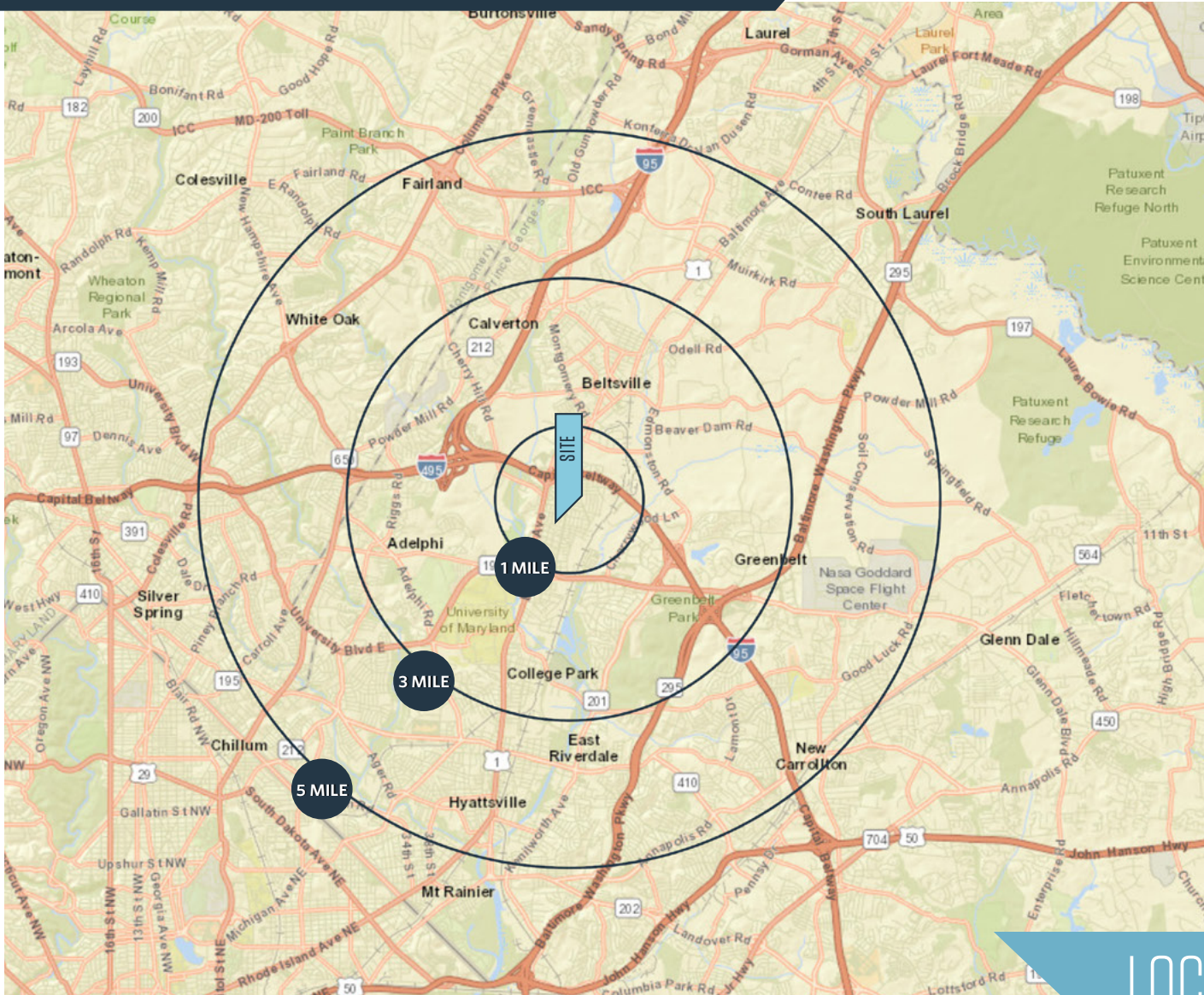
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DEMOGRAPHICS | 2023:

1-MILE	3-MILE	5-MILE
Population		
12,439	102,523	376,688
Daytime Population		
14,613	123,101	348,627
Households		
4,799	34,929	123,435
Average HH Income		
\$115,682	\$105,181	\$110,414

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2022:

Rhode Island Avenue	15,565 ADT
Capital Beltway	194,521 ADT

LOCATION & DEMOGRAPHICS

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MARKET AERIAL

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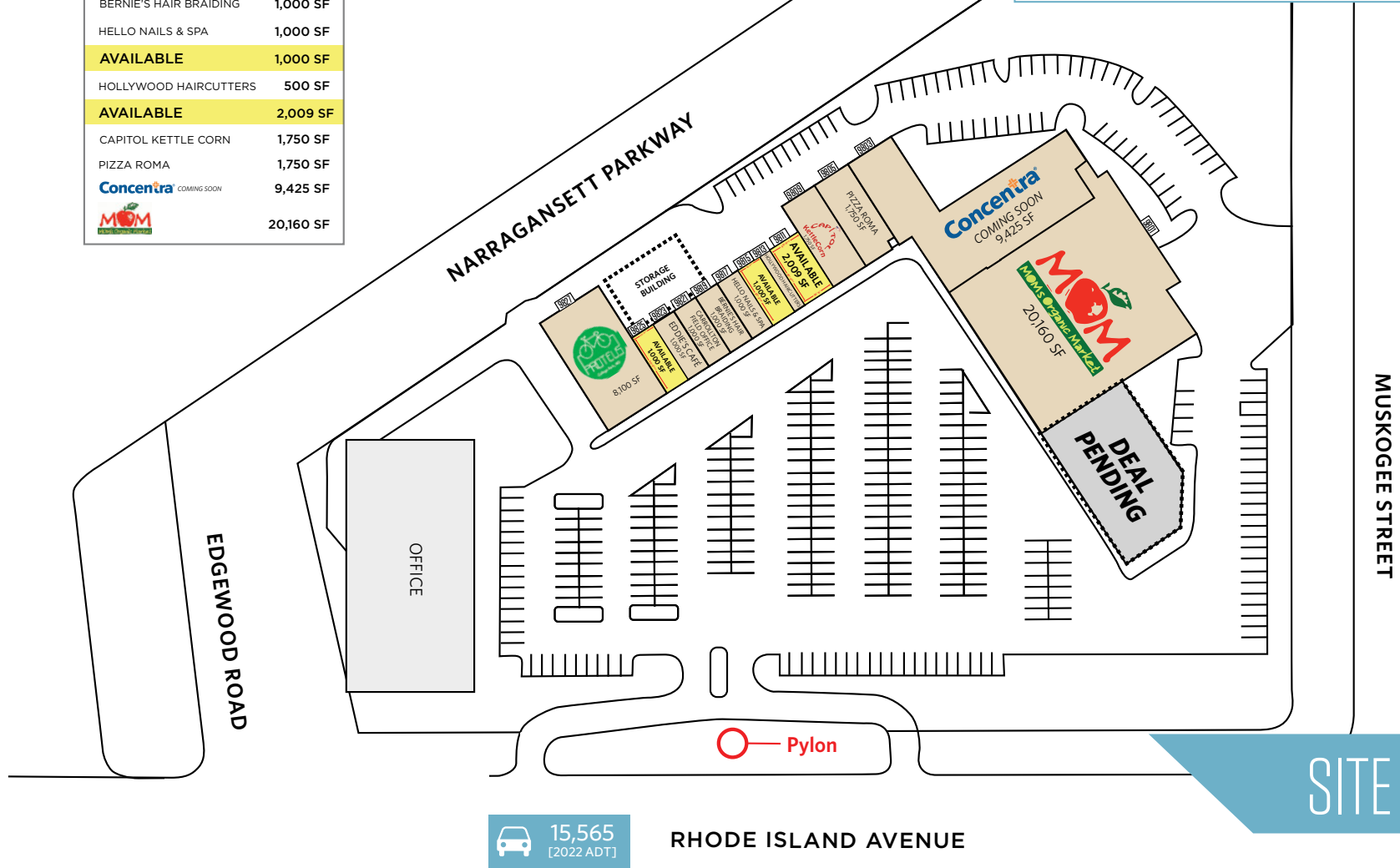


CLICK HERE TO WATCH
A VIRTUAL TOUR

TENANT	SQ. FT.
PROTEUS	8,100 SF
AVAILABLE	1,000 SF
EDDIE'S CAFE	1,000 SF
CARROLLTON FIELD OFFICE	1,000 SF
BERNIE'S HAIR BRAIDING	1,000 SF
HELLO NAILS & SPA	1,000 SF
AVAILABLE	1,000 SF
HOLLYWOOD HAIRCUTTERS	500 SF
AVAILABLE	2,009 SF
CAPITOL KETTLE CORN	1,750 SF
PIZZA ROMA	1,750 SF
Concentra COMING SOON	9,425 SF
MOM	20,160 SF

LEASED
AVAILABLE

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SITE PLAN

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CLICK TO VIEW PROPERTY WEBSITE

For More Information, Please Contact:

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