



NEARBY RETAILERS



RETAIL FOR LEASE

- Former Oil Plugz with 3 bays on approximately 0.3 acres
- Excellent visibility and high traffic counts (22,784 ADT)
- Zoning CGO in Prince George's County

VERONICA KAMARA

vkamara@klnb.com | 703-268-2714

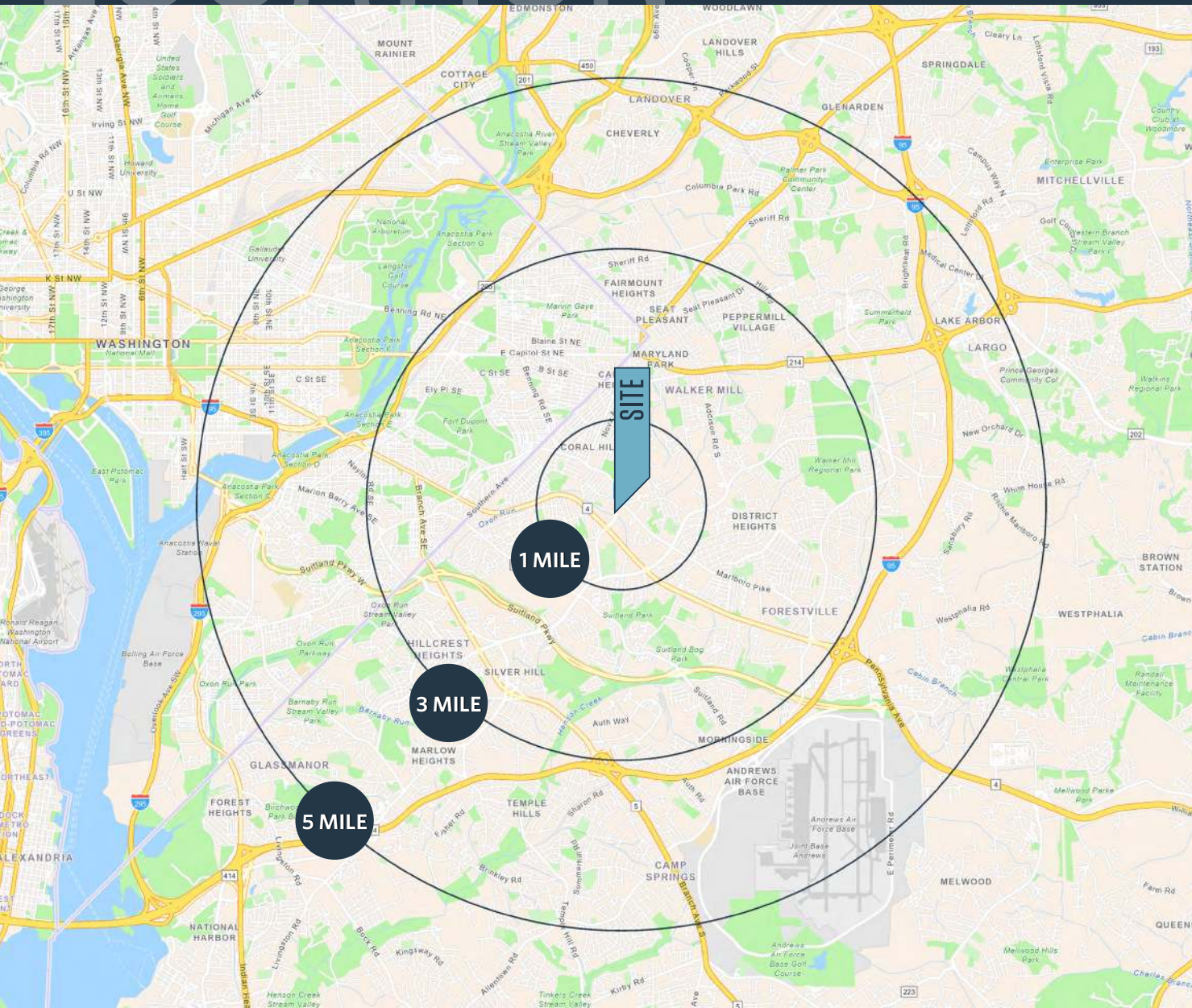
JOSH WEINER

jweiner@klnb.com | 703-268-2715

LOCATION

5401 MARLBORO PIKE

DISTRICT HEIGHTS, MD 20747, PRINCE GEORGE'S COUNTY



DEMOGRAPHICS | 2023:

	1-MILE	3-MILE	5-MILE
Population	17,871	181,496	438,867
Daytime Population	3,764	37,216	164,632
Households	7,597	74,764	182,163
Average HH Income	\$87,608	\$86,917	\$106,574

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2022:

Marlboro Pike	22,784 ADT
Walker Mill Rd	23,081 ADT

VERONICA KAMARA

vkamara@klnb.com | 703-268-2714

JOSH WEINER

jweiner@klnb.com | 703-268-2715





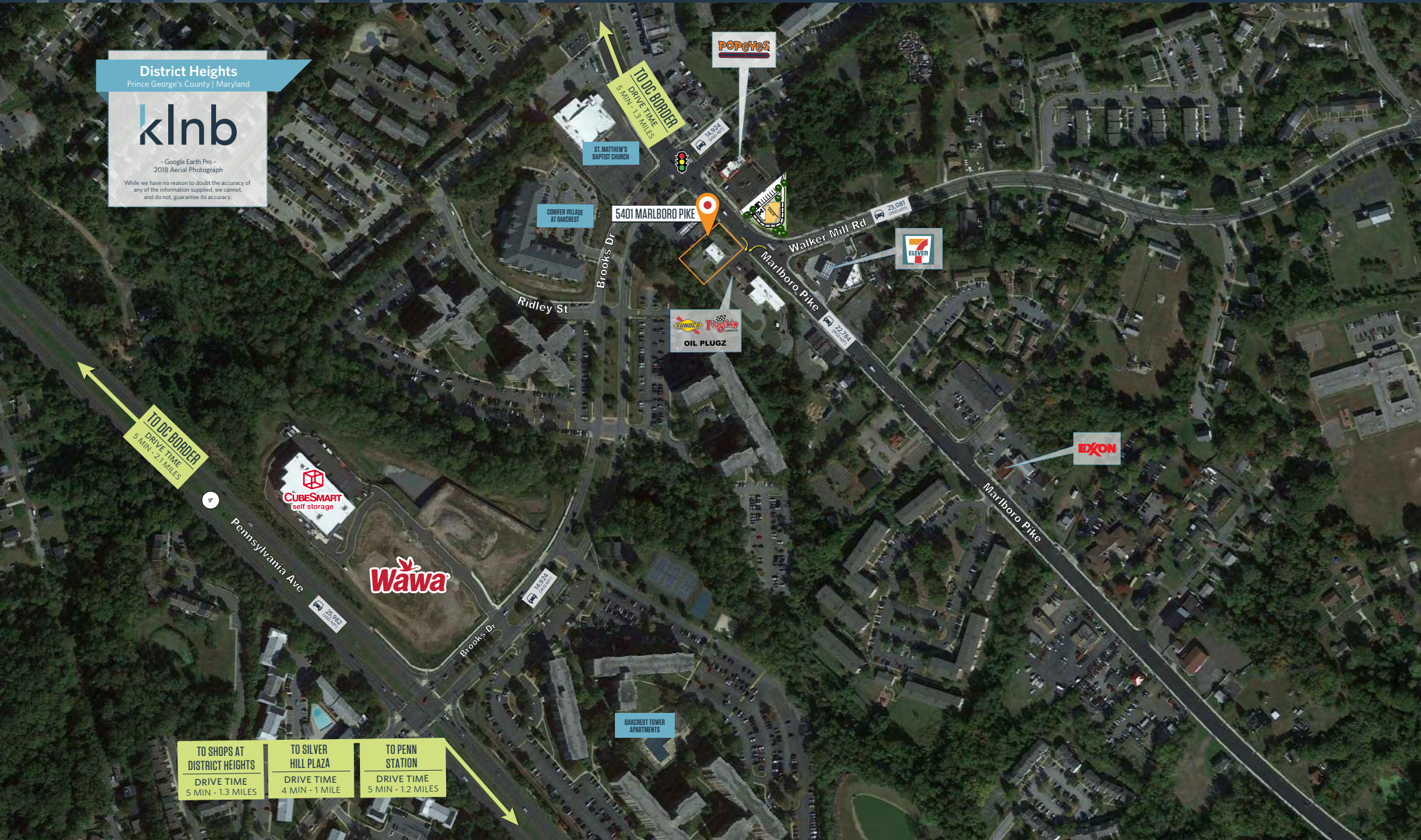
District Heights

Prince George's County | Maryland

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.



VERONICA KAMARA

vkamara@klnb.com | 703-268-2714

JOSH WEINER

jweiner@klnb.com | 703-268-2715



5401 MARLBORO PIKE

DISTRICT HEIGHTS, MD 20747, PRINCE GEORGE'S COUNTY

FOR MORE INFORMATION, PLEASE CONTACT:

VERONICA KAMARA

vkamara@klnb.com

703-268-2714

JOSH WEINER

jweiner@klnb.com

703-268-2715

8065 Leesburg Pike, Suite 700, Tysons, VA 22182

.....

klnb.com



[instagram.com/klnbcre](https://www.instagram.com/klnbcre)



[linkedin.com/company/klnb](https://www.linkedin.com/company/klnb)



[facebook.com/KLNBCRE](https://www.facebook.com/KLNBCRE)

CLICK TO VIEW PROPERTY WEBSITE

While we have no reason to doubt the accuracy of any of the information supplied, we cannot, and do not, guarantee its accuracy. All information should be independently verified prior to a purchase or lease of the property. We are not responsible for errors, omissions, misuse, or misinterpretation of information contained herein and make no warranty of any kind, express or implied, with respect to the property or any other matters.