



## NEARBY RETAILERS



## RETAIL FOR LEASE

- Prime retail available off heavily trafficked Rock Spring Road [20,790 AADT] and in close proximity to Downtown Bel Air and the Bel Air Bypass.
- The retail services the affluent communities in adjacent residential subdivisions, local schools, recreational facilities and senior living.
- Availability: 1,600 SF & 4,800 SF

# SITE PLAN

# BEL AIR NORTH VILLAGE

1517-1525 ROCK SPRING ROAD, FOREST HILL, MD 21050



RACHEL KLEIN

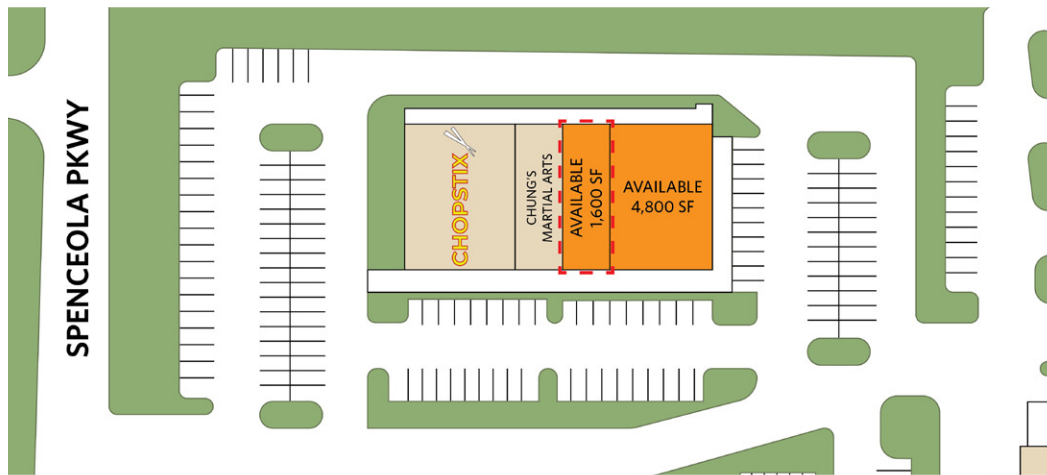
rklein@klnb.com | 443-632-2087



# SPACE 1

## BEL AIR NORTH VILLAGE

1517-1525 ROCK SPRING ROAD, FOREST HILL, MD 21050



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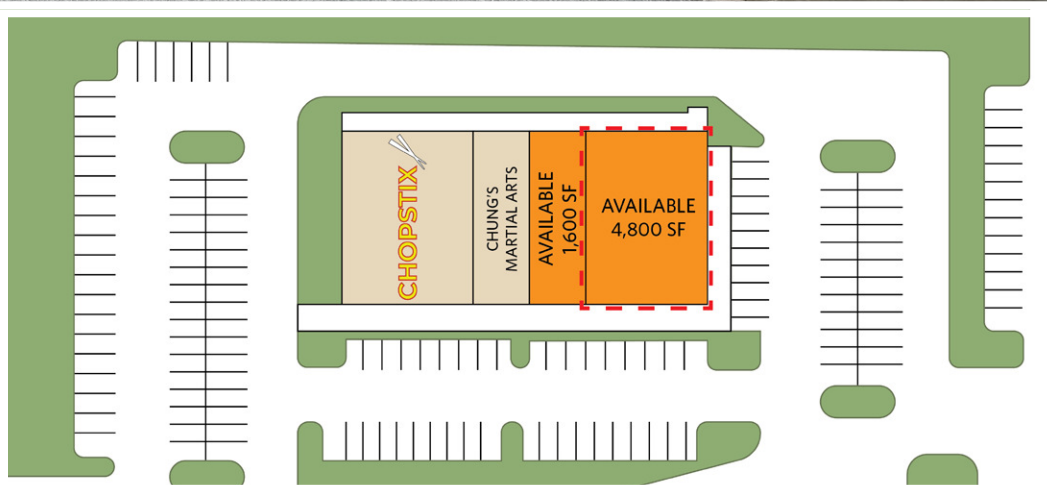
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# SPACE 2

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# PHOTOS

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# MARKET

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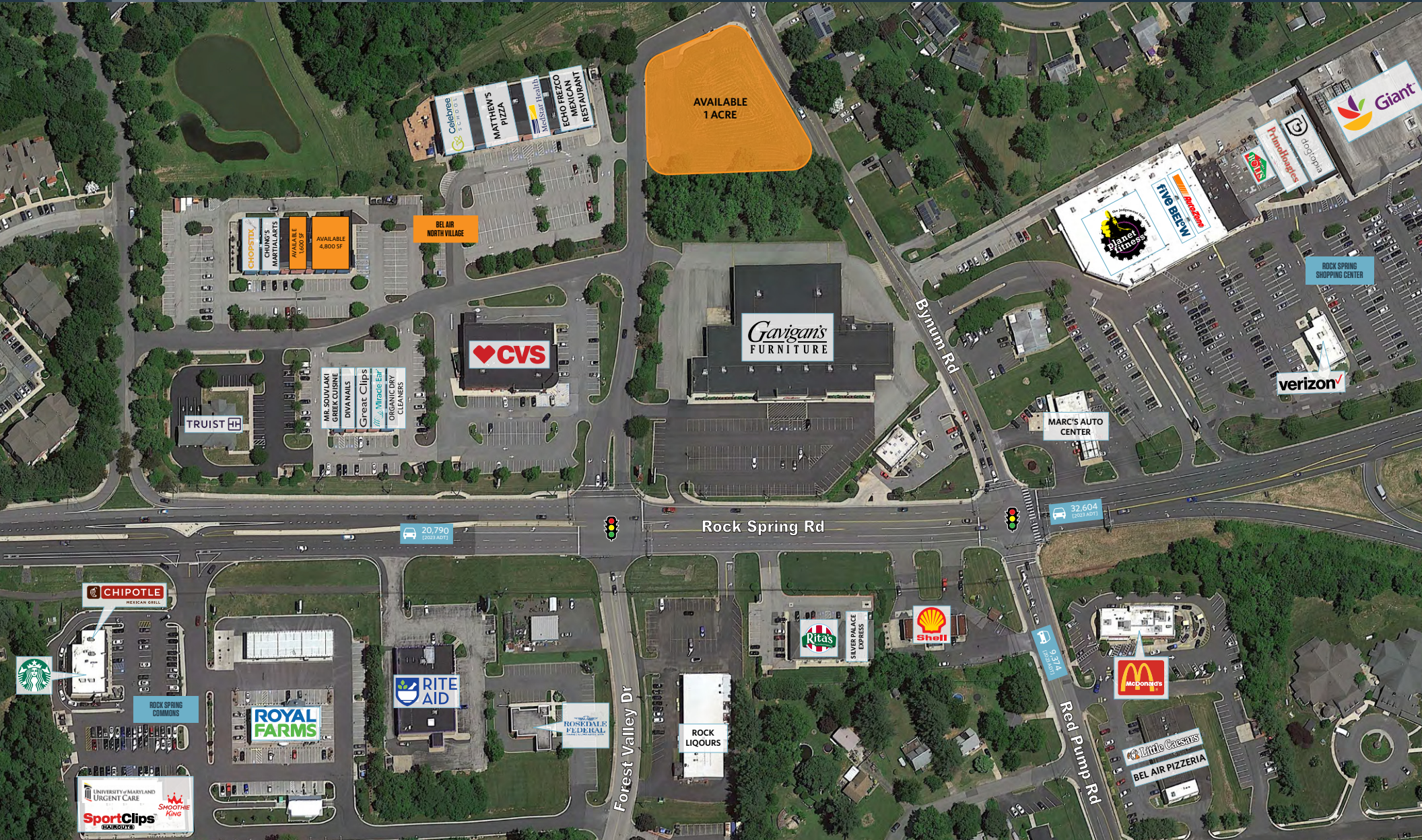
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# CLOSE-UP

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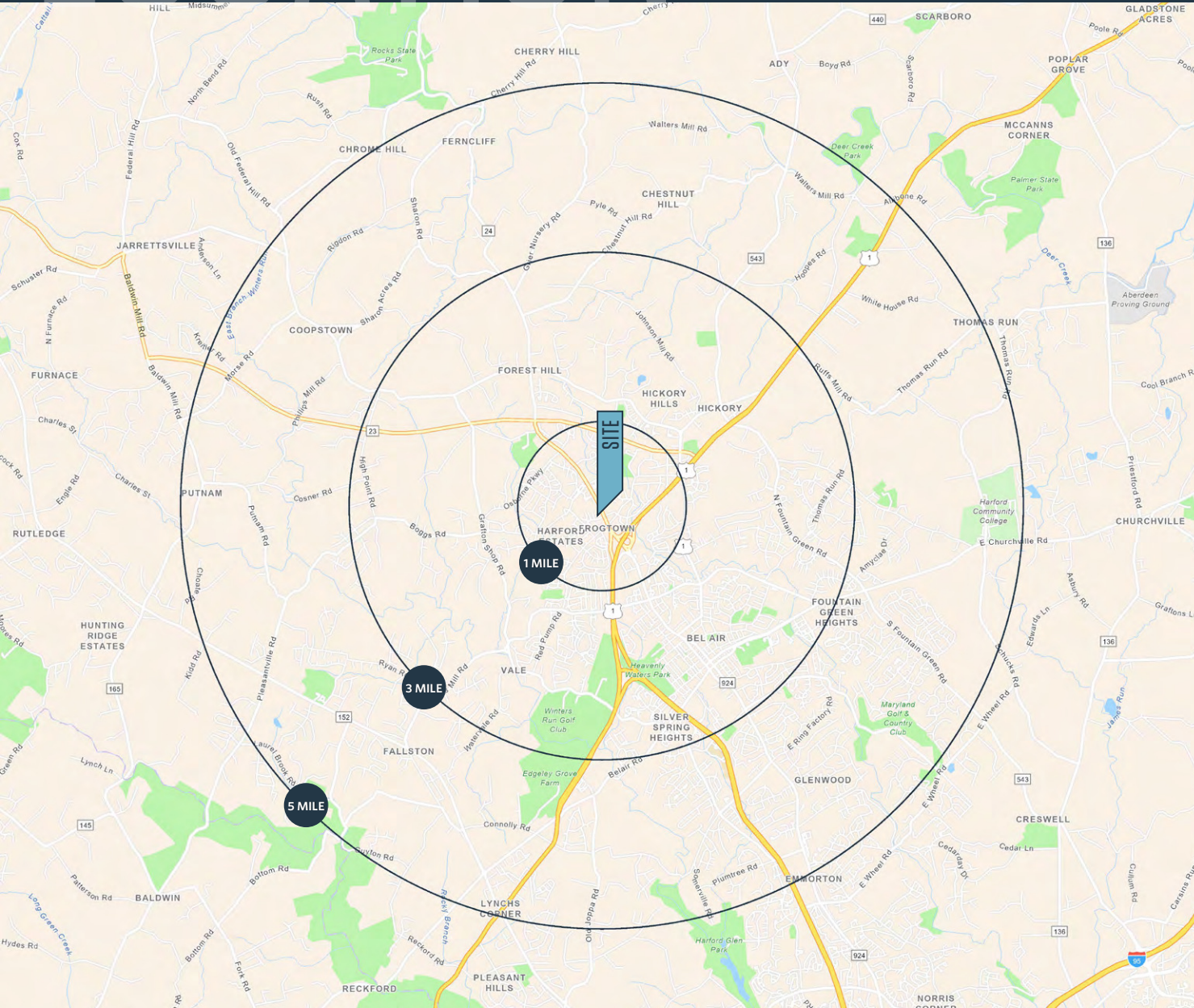
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# LOCATION

# BEL AIR NORTH VILLAGE

1517-1525 ROCK SPRING ROAD, FOREST HILL, MD 21050



## DEMOGRAPHICS | 2024:

| 1-MILE             | 3-MILE    | 5-MILE    |
|--------------------|-----------|-----------|
| Population         |           |           |
| 10,977             | 47,529    | 90,307    |
| Daytime Population |           |           |
| 8,886              | 51,034    | 89,408    |
| Households         |           |           |
| 4,122              | 18,178    | 33,892    |
| Average HH Income  |           |           |
| \$136,802          | \$143,651 | \$155,297 |

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

## TRAFFIC COUNTS | 2023:

Rock Spring Rd 20,790 ADT

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## FOR MORE INFORMATION, PLEASE CONTACT:

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## klnb.com



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