



10,892 SF AVAILABLE

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Bank of America



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petco

CAVA

RETAIL FOR LEASE

- 10,892 SF Available
- Located at the highly desirable intersection of Dobbin Road & Old Dobbin Road.
- Located in the heart of Columbia's historically robust retail corridor.
- Surrounded by a plethora of daytime, high-income residential and both regional and local traffic drivers.
- Diverse, nationally branded co-tenant mix.

MASON BERNSTEIN

mbernstein@klnb.com | 443-632-2089

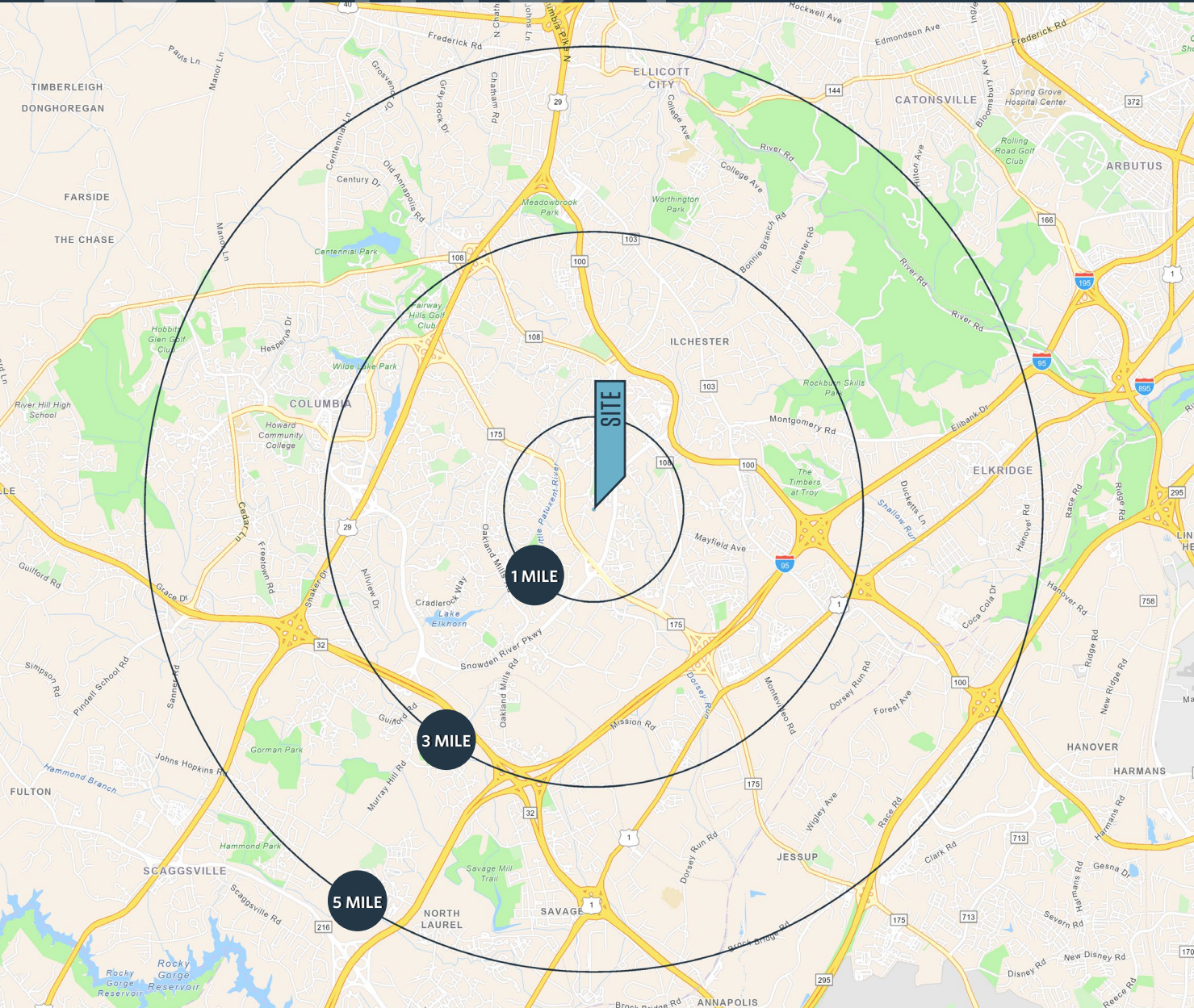
ANDY FELDMAN

afeldman@klnb.com | 443-632-2053

LOCATION

DOBBIN STATION

6181 DOBBIN ROAD, COLUMBIA, MD



DEMOGRAPHICS | 2024:

1-MILE	3-MILE	5-MILE
Population		
13,338	98,382	213,029
Daytime Population		
13,994	108,638	236,830
Households		
5,193	37,972	78,784
Average HH Income		
\$160,430	\$167,804	\$175,576

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2023:

Dobbin Road	18,114 ADT
Rt. 175	63,430 ADT
Snowden River Pkwy	41,250 ADT

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SITE PLAN

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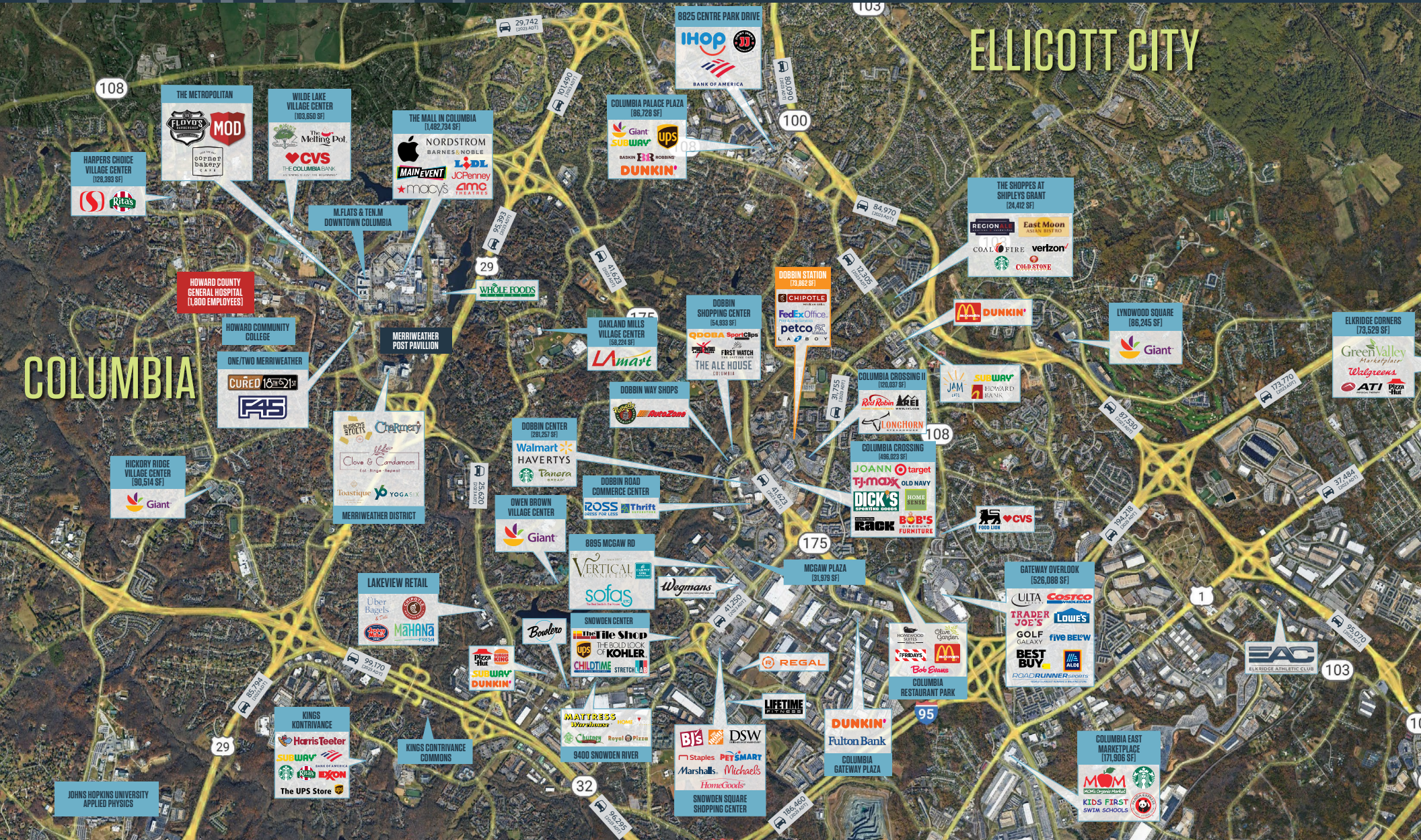
afeldman@klnb.com | 443-632-2053



MARKET

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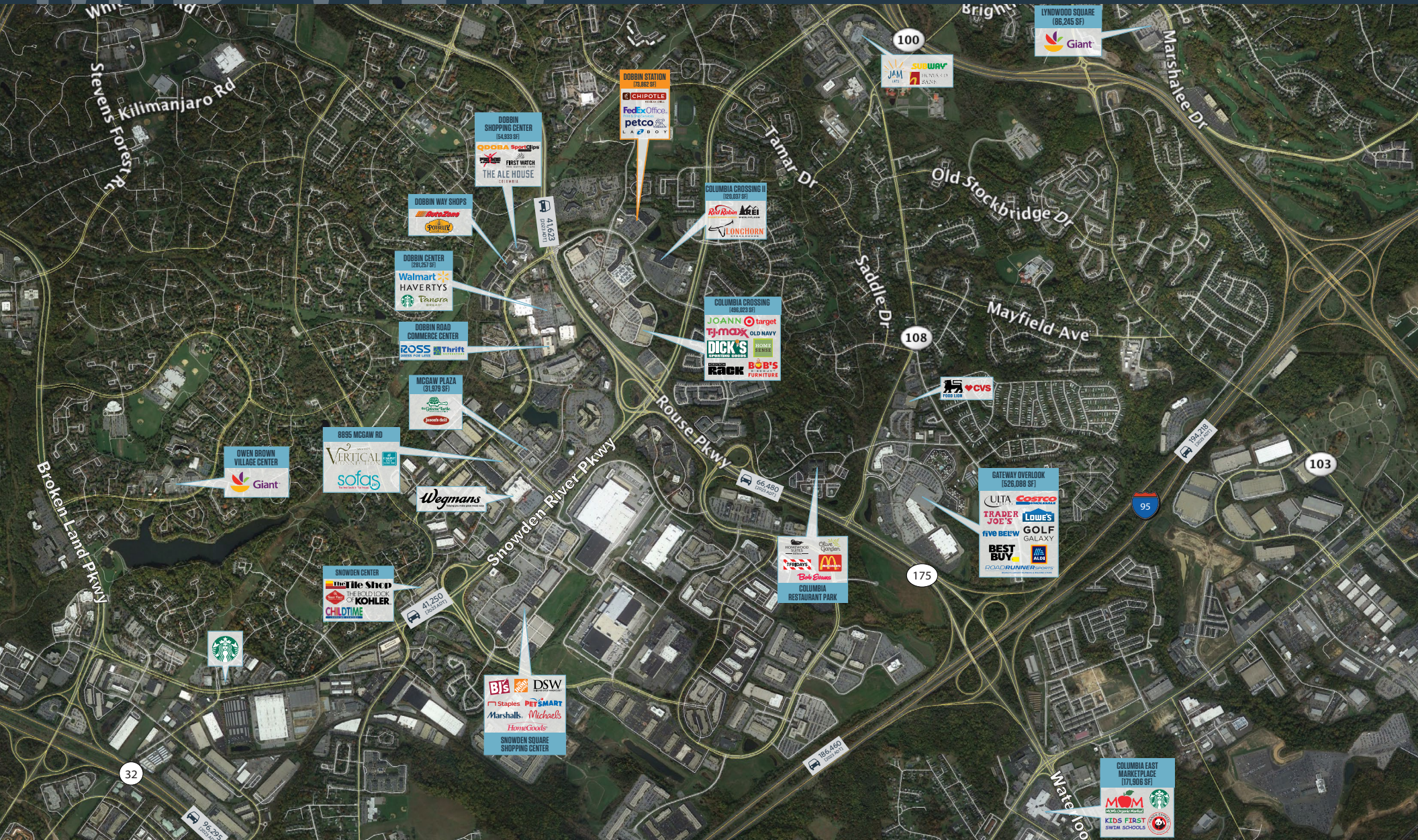
ANDY FELDMAN
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MID-VIEW

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CLOSE-UP

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FOR MORE INFORMATION, PLEASE CONTACT:

MASON BERNSTEIN

mbernstein@klnb.com
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afeldman@klnb.com
443-632-2053

100 West Road, Suite 505, Towson, MD 21204

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