12210 Plum Orchard Drive, Silver Spring, MD 20904 Montgomery County



AVAILABLE

- Potential for up to 3,136 RSF with separate 2,260 RSF mezzanine and 381 RSF administrative office
- Plug-and-play clinical space: 3,136 RSF
- Prominent entrance off of main lobby with great window line
- Reinforced slab to accommodate imaging requirements
- * See floor plans on page 2 for space breakdown

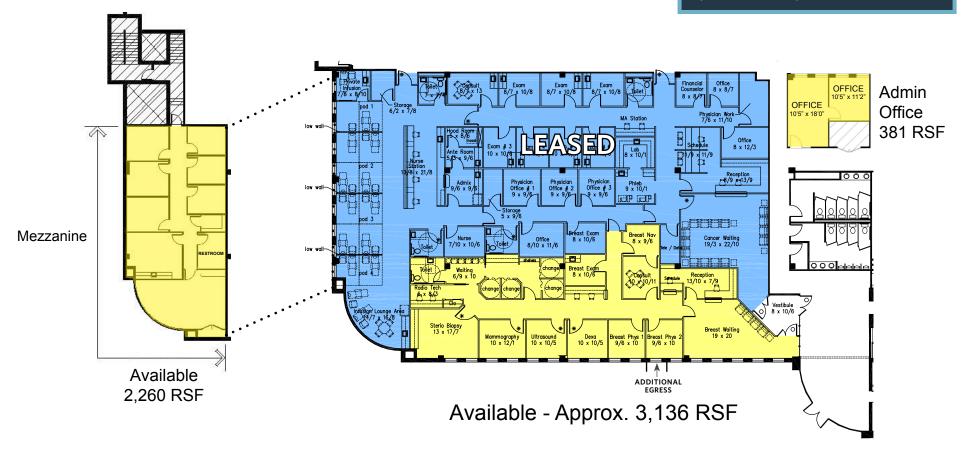
ADDITIONAL FEATURES

- 66,000 SF 2-story building (at-grade on both levels)
- Well-located with easy access to Route 29 and ICC
- Opportunity to plant flag in close proximity to Adventist Hospital



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> Potential For Up to 3,136 RSF; Separate 2,260 RSF Mezz; 381 RSF Admin Office



SUITE 211



12210 Plum Orchard Drive, Silver Spring, MD 20904 Montgomery County



AVAILABLE SPACE:

Up to 3,136 RSF with a separate 2,260 RSF mezzanine and 381 RSF administrative office

DEMOGRAPHICS | 2023:

1-MILE 3-MILE 5-MILE

Population

15,324 107,806 295,986

Households

5,991 37,127 97,660

Average HH Income

\$122,843 \$126,173 \$132,003

TRAFFIC COUNTS | 2023:

Cherry Hill Road35,522 ADTCalverton Boulevard11,640 ADT

MANAGED BY:





David J. Fritz, CCIM, SIOR dfritz@klnb.com 443-574-1410

9881 Broken Land Parkway, #300 Columbia, MD 21046 **klnb.com**



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CLICK TO VIEW PROPERTY WEBSITE

For More Information, Please Contact:

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