

8865 STANFORD BLVD, SUITE 201
COLUMBIA, MARYLAND

LAKE SIDE

OFFICE / MEDICAL



DAVID J. FRITZ, CCIM, SIOR | DFRITZ@KLNb.COM | 443.574.1410
CHUCK BREITENOTHER | CBREITENOTHER@KLNb.COM | 443.574.1422

LAKESIDE

Now Open:



PHO LA CAY



Mangrove



SalonCentric

TOUS les JOURS

7,039 RSF AVAILABLE



NEW OFFICE / MEDICAL FOR LEASE

SPACE AVAILABLE

- 2,765 - 7,039 RSF brand new Class A, office/medical space on 2nd floor
- \$32.50 Full Service
- Fully built-out
- Medical suite
- Stanford Boulevard visibility
- Exterior signage opportunity

PROPERTY HIGHLIGHTS

- Walkable on/off site amenities
- Ample parking ratio of 5/1,000 SF
- Convenient access to Dobbin Road, Snowden River Parkway, I-95 & MD Route 175
- Minutes from Fort Meade/NSA, Columbia Town Center, BWI Airport, and numerous amenities
- New state-of-the-art HVAC and ventilation
- Upgraded common areas with touchless components



NEIGHBORING RETAILERS

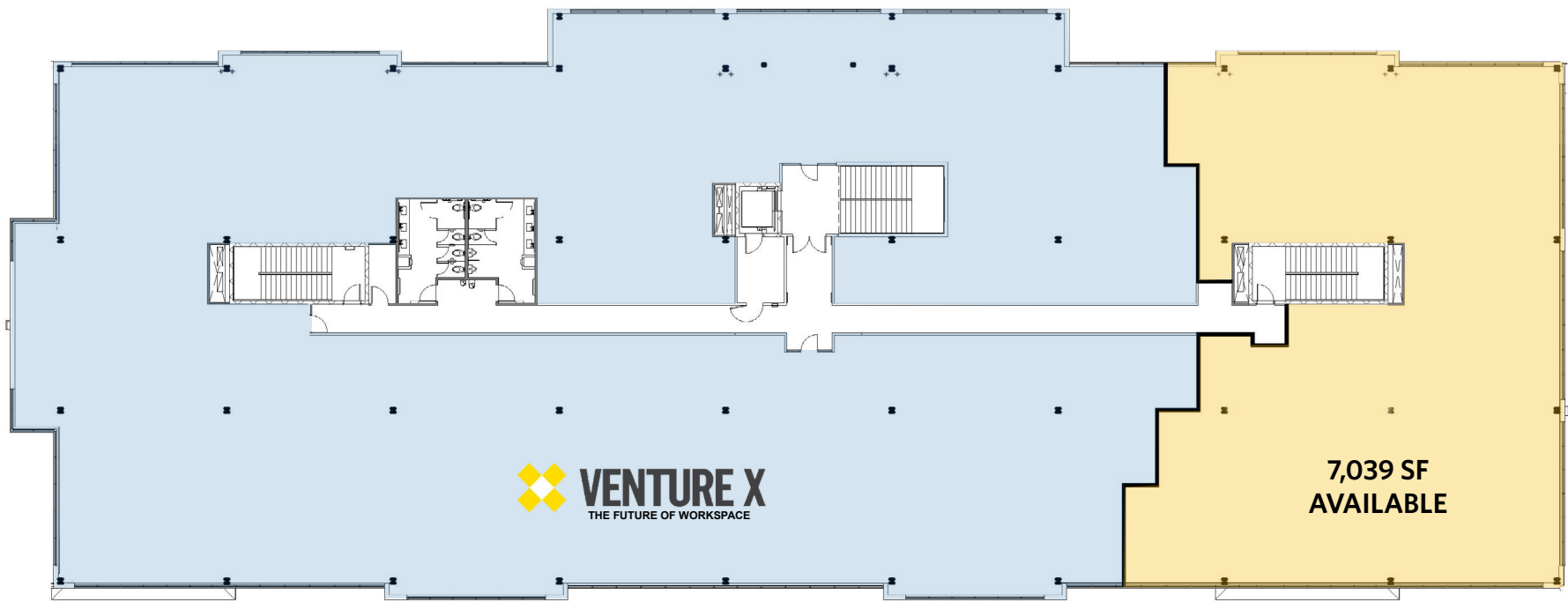


OWNED & MANAGED BY

HOLLAND
PROPERTIES

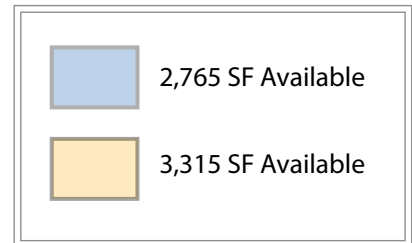
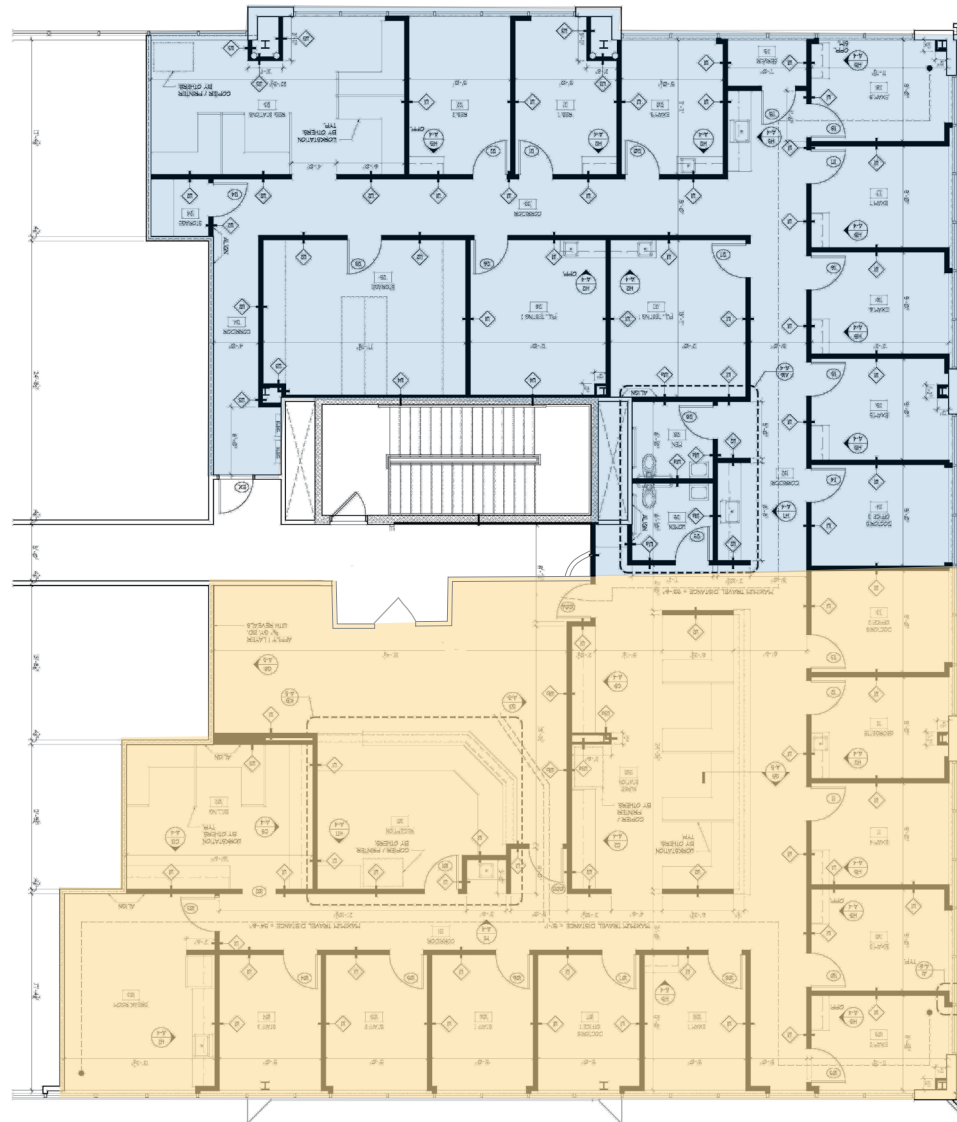
2ND FLOOR PLAN | OFFICE / MEDICAL

STANFORD BOULEVARD



DOBBIN ROAD

2ND FLOOR PLAN | OFFICE / MEDICAL



1ST FLOOR PLAN | 100% LEASED | OFFICE / MEDICAL

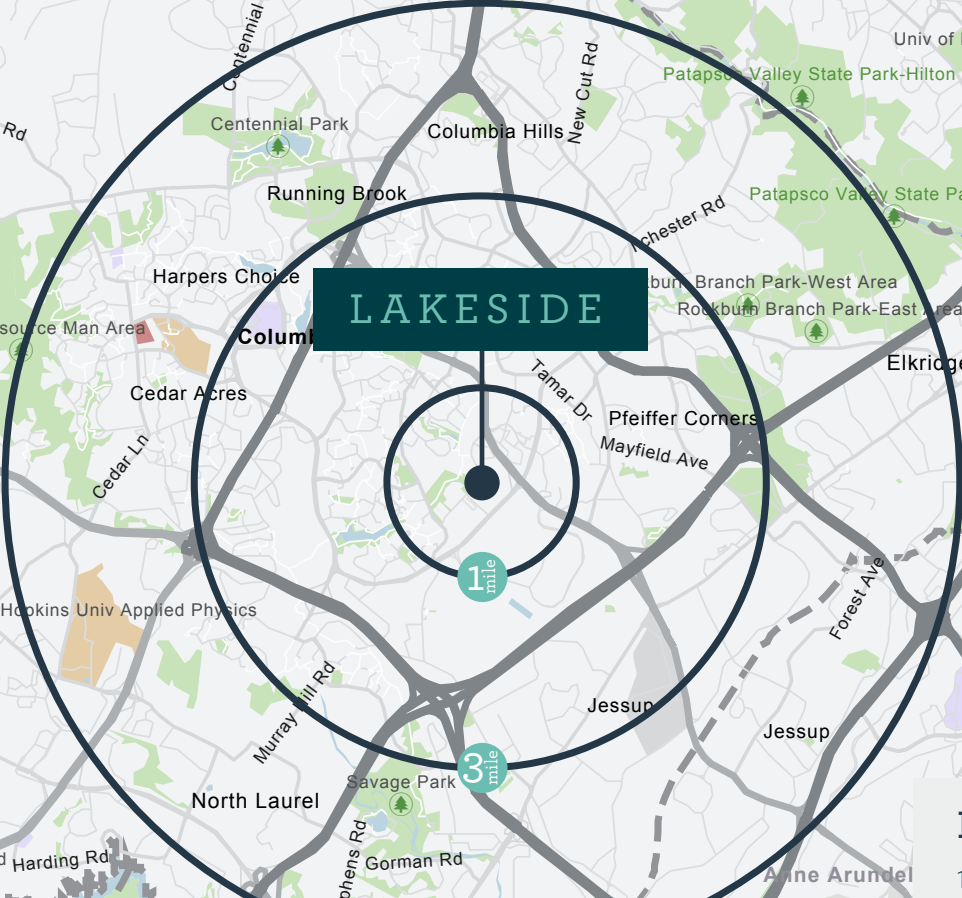
STANFORD BOULEVARD



DOBBIN ROAD

LAKESIDE

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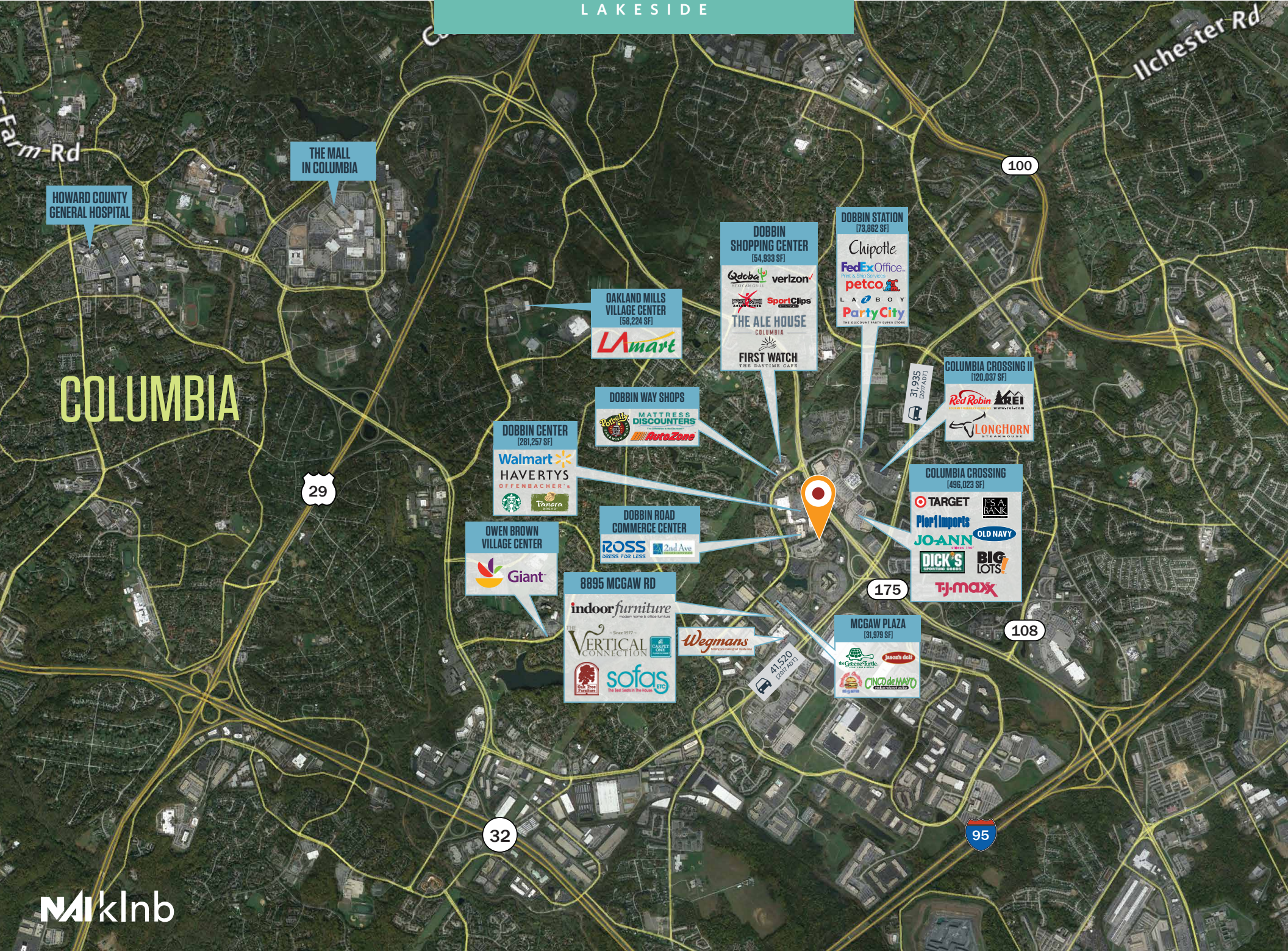


DEMOGRAPHICS | 2023

| | 1 MILE | 3 MILE | 5 MILE |
|---------------------------|-----------|-----------|-----------|
| POPULATION | 7,841 | 92,767 | 217,457 |
| DAYTIME POPULATION | 15,001 | 117,800 | 236,161 |
| HOUSEHOLDS | 3,004 | 35,226 | 80,585 |
| MEDIAN HH INCOME | \$144,126 | \$121,662 | \$125,340 |



LAKESIDE



HOWARD COUNTY GENERAL HOSPITAL

THE MALL IN COLUMBIA

COLUMBIA

29

100

OAKLAND MILLS VILLAGE CENTER (58,224 SF)

Lamart

DOBBIN SHOPPING CENTER (54,933 SF)

Qdoba verizon SportClips THE ALE HOUSE COLUMBIA FIRST WATCH THE DAUGHTER CAPE

DOBBIN STATION (73,862 SF)

Chipotle FedEx Office petco LA BOY Party City

COLUMBIA CROSSING II (120,037 SF)

Red Robin AREI LONGHORN

DOBBIN WAY SHOPS Pottery Barn MATTRESS DISCOUNTERS AutoZone

DOBBIN CENTER (281,257 SF) Walmart HAVERTYS OFFENBACHER'S Starbucks Panera

COLUMBIA CROSSING (496,023 SF)

TARGET F&W BANK Pier 1 Imports JO-ANN OLD NAVY DICK'S SPORTS & OUTDOOR GEAR BIG LOTS! TJ-MAXX

DOBBIN ROAD COMMERCE CENTER iROSS DRESS FOR LESS 2nd Ave

OWEN BROWN VILLAGE CENTER Giant

8895 MCGAW RD indoor furniture VERTICAL CONNECTION CARPET ONE sofas

Wegmans

MCGAW PLAZA (31,979 SF) the GreenMarket. Jacaranda deli CINCO de MAYO

175

108

32

95



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