



ANNAPOLIS HARBOUR CENTER

2474 SOLOMONS ISLAND RD, ANNAPOLIS, MD 21401

JUST SIGNED

CALL YOUR MOTHER
= A JEW-ISH DELI =

**LAST
AVAILABLE
SPACE**

1,875 SF

VICTOR SALCIDO
victor@klnb.com
240.755.2704

JOE FLEISCHMANN
joef@klnb.com
703.268.2708

MICHAEL PRATT
mpratt@klnb.com
202.420.7765

klnb


LERNER
RETAIL

5 MILE RADIUS TAPESTRY



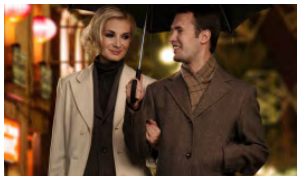
EXURBANITES

Households: 6,032 (14.3%)
Median Age: 51



TOP TIER

Households: 5,787 (13.7%)
Median Age: 47.3



URBAN CHIC

Households: 4,170 (9.9%)
Median Age: 43.3

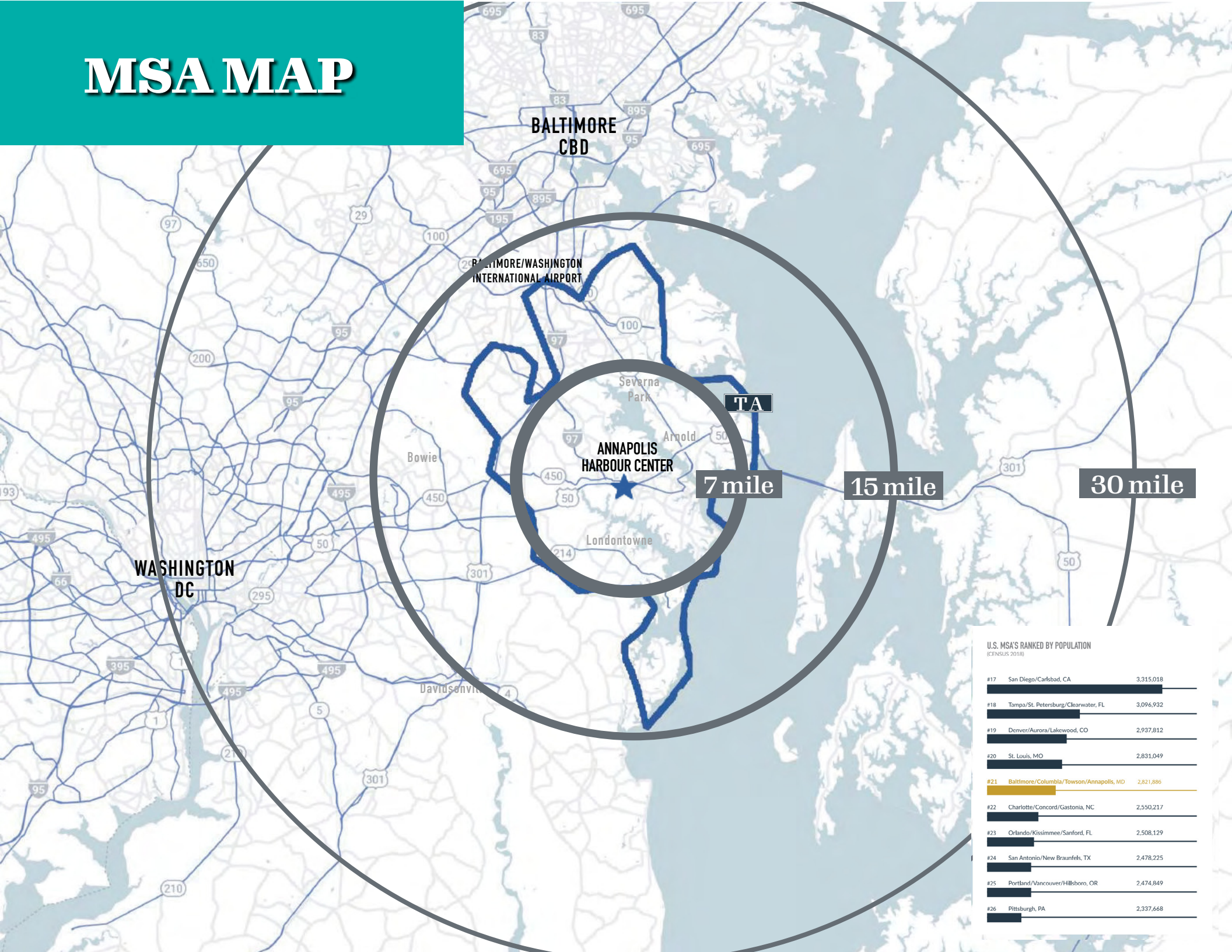


ANNAPOLIS HARBOUR CENTER

- Situated in Annapolis, Maryland, a playground for affluent boaters from around the world and leisure travelers from around the country.
- The 292,000 square foot fashion lifestyle center is one of the most popular shopping destinations in the Annapolis area and features abundant free surface parking.
- The open air center includes top brands and attracts high-spending tourists and residents from the many upscale households and neighborhoods surrounding the center.



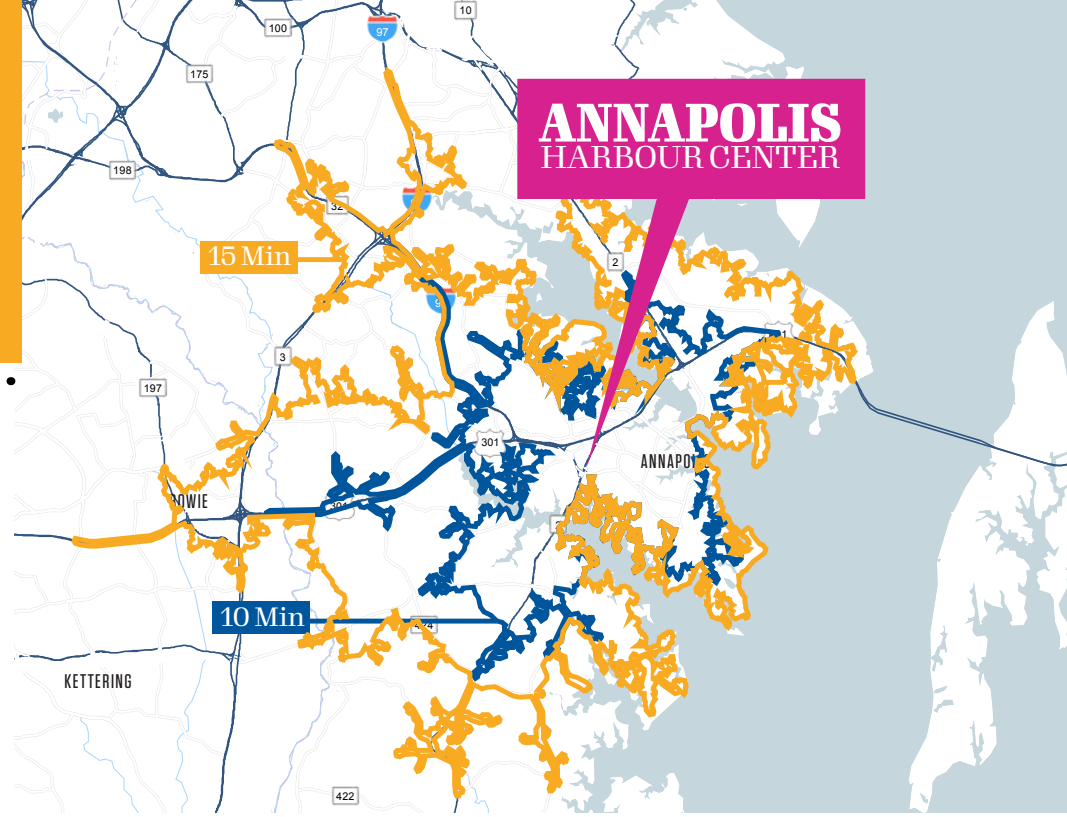
MSA MAP



U.S. MSA'S RANKED BY POPULATION
(CENSUS 2010)

#17	San Diego/Carlsbad, CA	3,315,018
#18	Tampa/St. Petersburg/Clearwater, FL	3,096,932
#19	Denver/Aurora/Lakewood, CO	2,937,812
#20	St. Louis, MO	2,831,049
#21	Baltimore/Columbia/Towson/Annapolis, MD	2,821,886
#22	Charlotte/Concord/Gastonia, NC	2,550,217
#23	Orlando/Kissimmee/Sanford, FL	2,508,129
#24	San Antonio/New Braunfels, TX	2,478,225
#25	Portland/Vancouver/Hillsboro, OR	2,474,849
#26	Pittsburgh, PA	2,337,668

ANNAPOLIS HARBOUR CENTER DEMOGRAPHICS



	10 MIN	15 MIN	TA
POPULATION	54,687	128,253	386,041
HOUSEHOLDS	22,492	51,729	148,201
AVERAGE HH INCOME	\$151,680	\$175,102	\$164,994
MEDIAN AGE	39.2	42.4	40.1
DAYTIME POPULATION	60,836	114,515	194,557

MAJOR EMPLOYERS

FORT MEADE
53.7K
Employees

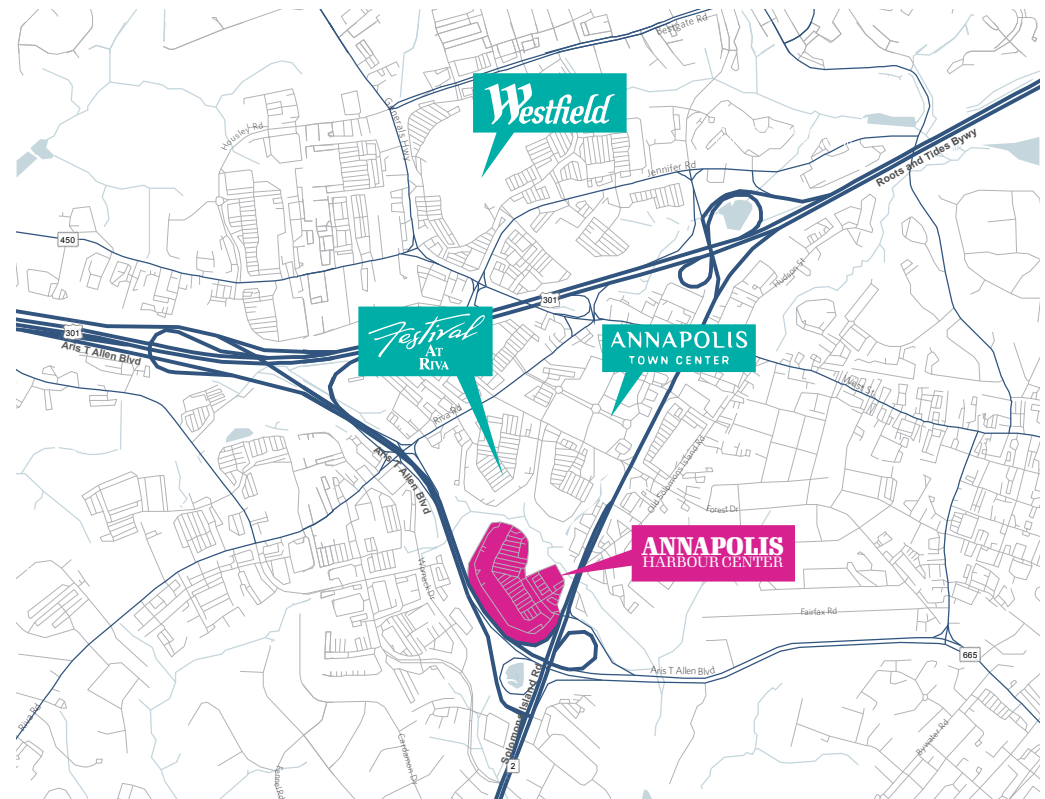
NORTHROP GRUMMAN
7.7K
Employees

Anne Arundel
Medical Group
4.1K
Employees

Southwest
3.2K
Employees

UNIVERSITY of MARYLAND
MEDICAL CENTER
2.9K
Employees

Booz | Allen | Hamilton
2.1K
Employees





THE HOME DEPOT

BEACON SQUARE
eggsp^{ec}tation
restaurant - cafe - bar
FIREBIRDS
WOOD FIRED CHILL
Jasper Mikes

ANNAPOLIS TOWNE CENTRE
TARGET
WHOLE FOODS
LIFETIME ATHLETIC
ETHAN ALLEN
RH
RESTORATION HARDWARE
Bassett

MISSION BBQ
Double T Diner
25,182 (2023 ADT)
450
31,970 (2023 ADT)

RIVA SHOPS
ALDI
hq honeygrow
SL SALON LOFTS

Riva Rd
9,534 (2023 ADT)

64,340 (2023 ADT)
655

FESTIVAL AT RIVA
Giant
TJ-maxx
Michael's
petco

Forest Dr

FOREST PLAZA
THE HOME DEPOT

LIDL
KOHLS
Chick-filA

DUNKIN'

Office DEPOT

CVS
pharmacy

Riva Rd

Henry S Truman Pkwy

Admiral Cochrane Dr

Solomons Island Rd

THE FRESH MARKET
IKEA
BARNES & NOBLE
OLD NAVY
NORDSTROM
rack DSW
ULTA BEAUTY
ANNAPOLIS HARBOUR CENTER

64,340 (2023 ADT)

655

31,970 (2023 ADT)

CLOSE UP
AERIAL

SITE PLAN

KEY	
	LEASED
	AT LEASE
	POTENTIALLY AVAILABLE
	AVAILABLE



PLYON

CLICK FOR LOD

LANDMARK THEATRES
34,551 SF

SECOND LEVEL



MD RTE 2 - SOLOMONS ISLAND RD
38,188 (2021 ADD)

klnb



ANNAPOLIS HARBOUR CENTER

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