



## NEARBY RETAILERS



## RETAIL FOR LEASE OR FOR SALE

- ±8,350 SF freestanding restaurant/retail building that is situated on ±1.247 acres of land
- This site is well positioned in the market and is very convenient to access Interstate 83 (I-83).
- Great visibility and existing pylon signage on Timonium Road.
- Ownership will also consider ground leases or redevelopment opportunities on-site.

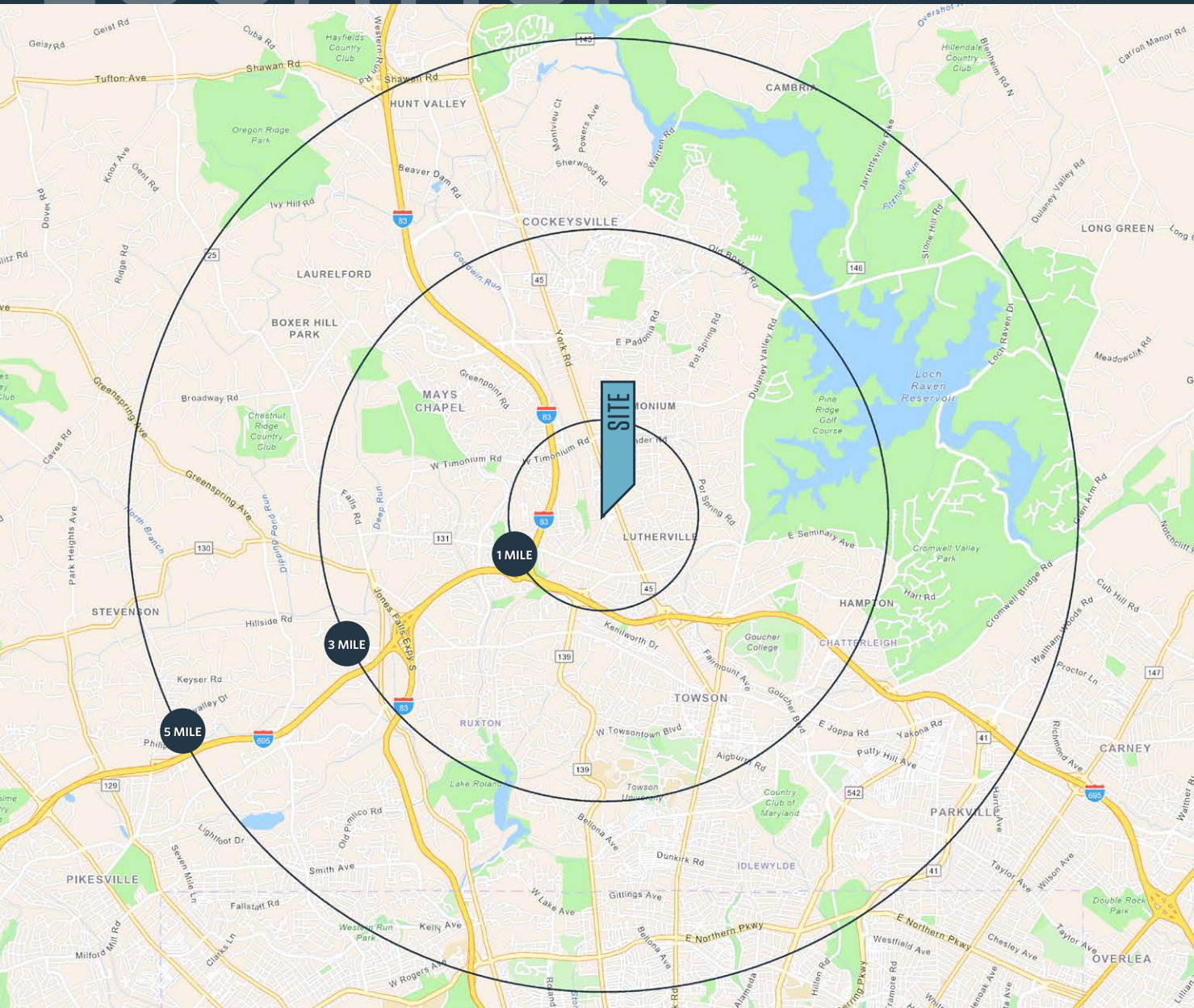
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**PROPERTY HIGHLIGHTS:**

This site is well positioned in the market and is very convenient to access from two adjacent Interstate 83 (I-83) Exits: Exit 16A to Timonium Road and Exit 16B to Greenspring Drive.

**DEMOGRAPHICS | 2024:**

1-MILE	3-MILE	5-MILE
Population		
10,559	81,055	186,235
Daytime Population		
18,323	113,034	219,639
Households		
4,059	30,987	74,744
Average HH Income		
\$179,425	\$149,128	\$148,352

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)**TRAFFIC COUNTS | 2023:**

W Timonium Road	27,644 ADT
Greenspring Drive	13,473 ADT



# MARKET

## 60 W TIMONIUM ROAD

TIMONIUM, MD 21093, BALTIMORE COUNTY



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# CLOSE-UP

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## FOR MORE INFORMATION, PLEASE CONTACT:

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