



JOIN NEARBY RETAILERS



UNIVERSITY of MARYLAND
CAPITAL REGION MEDICAL CENTER

RETAIL FOR LEASE

- 1,313 SF – 6,335 SF available.
- Ground floor retail space available of 318-unit mixed use Class-A apartment development.
- Excellent visibility at signalized intersection of Arena Drive & Lottsford Rd.
- Convenience access from I-495 and 8-minute walk from Largo Town Center Metro Station.
- Directly across the street from University of Maryland Capital Region Medical Center.

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CLOSE-UP

THE TAPESTRY

9300 LOTTSFORD RD, LARGO, MD 20774, PRINCE GEORGE'S COUNTY



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LOCATION THE TAPESTRY

9300 LOTTSFORD RD, LARGO, MD 20774, PRINCE GEORGE'S COUNTY



DEMOGRAPHICS | 2024:

1-MILE	3-MILE	5-MILE
Population		
11,218	101,937	277,092
Daytime Population		
12,458	41,829	101,688
Households		
5,422	37,892	99,928
Average HH Income		
\$116,233	\$123,098	\$118,828

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2023:

Arena Drive	18,356 ADT
Lottsford Road	15,237 ADT

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3 MINUTES	5 MINUTES	10 MINUTES
Population		
2,217	111,479	124,421
Daytime Population		
6,547	13,704	61,364
Households		
1,348	5,492	45,076
Average HH Income		
\$99,935	\$116,361	\$121,908

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

SITE PLAN

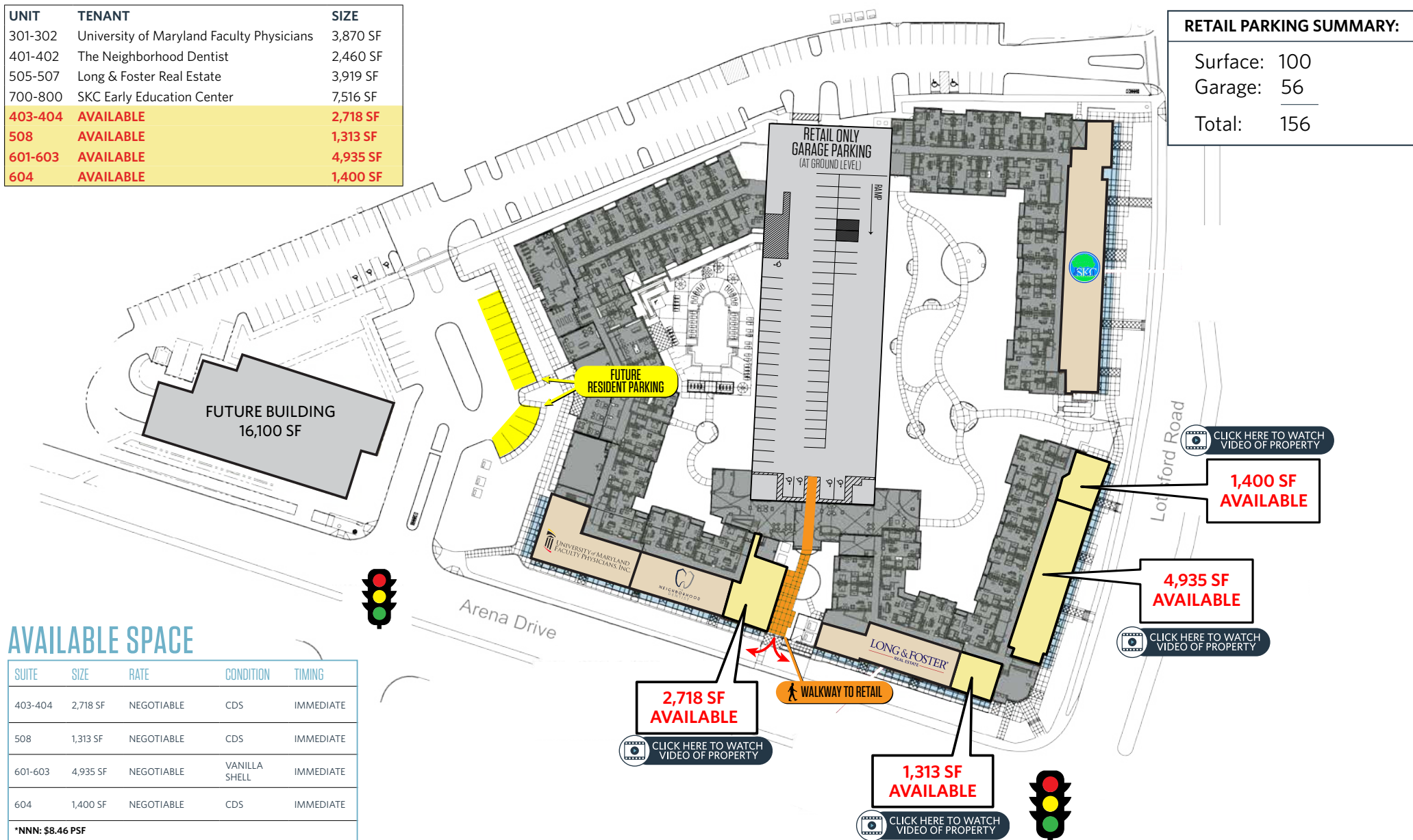
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UNIT	TENANT	SIZE
301-302	University of Maryland Faculty Physicians	3,870 SF
401-402	The Neighborhood Dentist	2,460 SF
505-507	Long & Foster Real Estate	3,919 SF
700-800	SKC Early Education Center	7,516 SF
403-404	AVAILABLE	2,718 SF
508	AVAILABLE	1,313 SF
601-603	AVAILABLE	4,935 SF
604	AVAILABLE	1,400 SF

RETAIL PARKING SUMMARY:

Surface: 100
Garage: 56
Total: 156



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Largo

Prince George's County | Maryland

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- Google Earth Pro Aerial Photograph -

While we have no reason to doubt the accuracy of any of the information supplied, we cannot, and do not, guarantee its accuracy.

WOODMORE TOWNE CENTRE



FORMER
LANDOVER MALL



FEDEX FIELD



NEW 600K SF
UNIVERSITY OF MARYLAND
CAPITAL REGIONAL
MEDICAL CENTER



LARGO TOWN CENTER



KETTERING PLAZA



LARGO PLAZA



HAMPTON MALL



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FOR MORE INFORMATION, PLEASE CONTACT:

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