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PROPERTY HIGHLIGHTS

- Located at traffic signal across from Costco.
- Anchored by Aldi grocery store.
- Over 38,621 cars per day on Route 1.

AVAILABILITY

SIZE	RATE	DELIVERY CONDITION	TIMING OF AVAILABILITY
1,207 SF	\$48.00 PSF NNN	"AS-IS" (former Mathnasium)	ON OR BEFORE SEPT. 1, 2026
*EST. NNN: \$11.97 PSF			

OWNED BY 

DALLON L. CHENEY

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klnb.com



DEMOGRAPHICS | 2025:

1-MILE

3-MILE

5-MILE

Population

7,630

77,582

305,877

Daytime Population

12,360

88,126

304,414

Households

2,308

28,957

102,171

Average HH Income

\$126,833

\$116,672

\$119,640

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2023:

Baltimore Ave (Rt. 1)

38,621 ADT

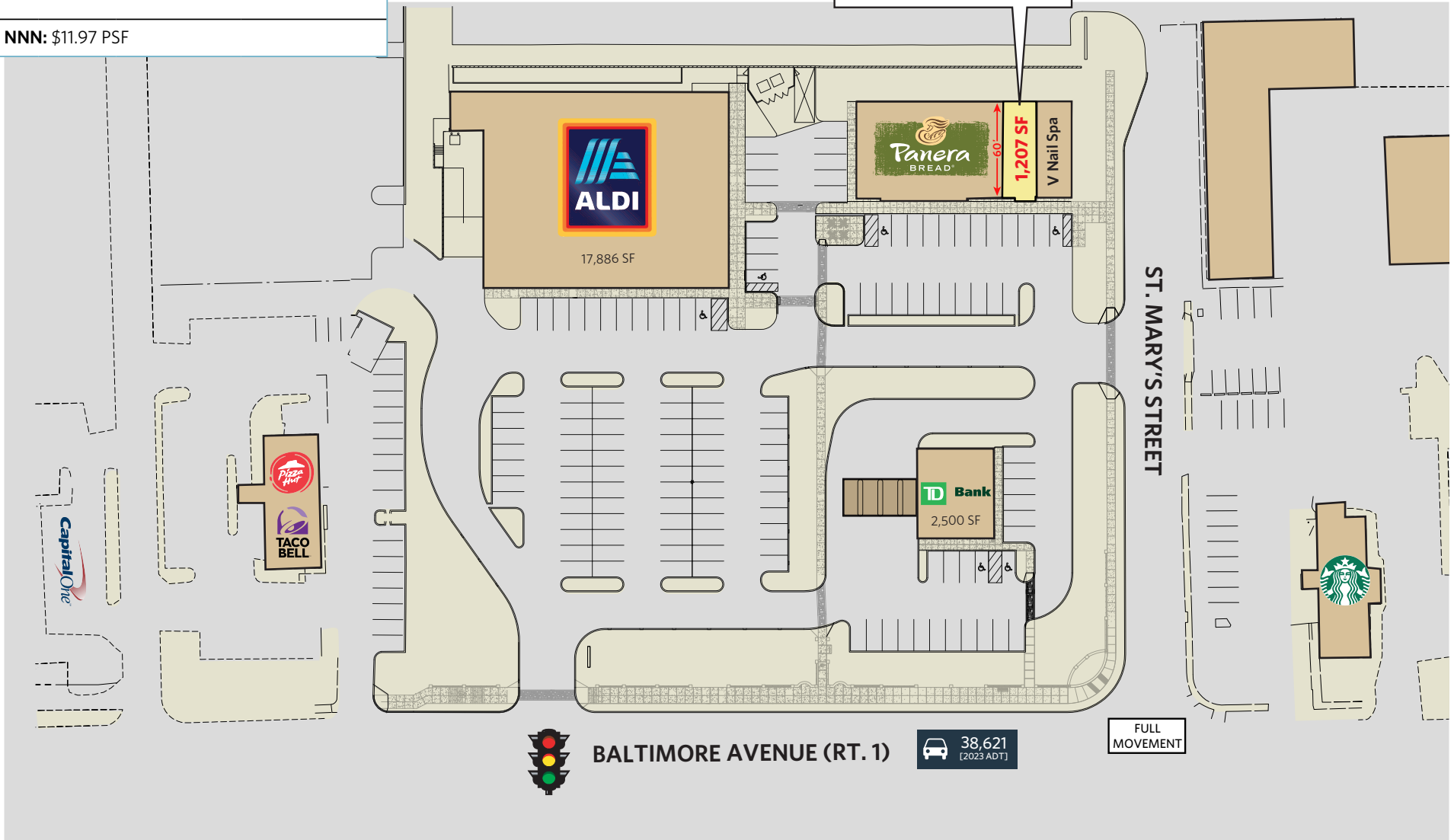
SITE PLAN

ST. MARY'S SQUARE

10916 BALTIMORE AVENUE (RT. 1), BELTSVILLE, MD 20705, PRINCE GEORGE'S COUNTY

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DISCREET LISTING
CURRENTLY OCCUPIED BY
MATHNASIUM
The Math Learning Center
(THIS TENANT IS OPEN AND OPERATING;
PLEASE DO NOT DISTURB.)



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AERIAL

ST. MARY'S SQUARE

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CLOSE-UP

ST. MARY'S SQUARE

10916 BALTIMORE AVENUE (RT. 1), BELTSVILLE, MD 20705, PRINCE GEORGE'S COUNTY

BELTSVILLE

ST. MARY'S SQUARE



CHESTNUT HILLS SHOPPING CENTER

petco



The UPS Store®

38,621
[2023 ADT]



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ST. MARY'S SQUARE

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FOR MORE INFORMATION, PLEASE CONTACT:

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