

HOLLYWOOD SHOPPING CENTER

9805 Rhode Island Avenue, College Park, MD 20740
Prince George's County



RETAIL FOR LEASE

JOIN THESE RETAILERS:



Concentra®

- 49,193 SF shopping center well located on the heavily trafficked Rhode Island Avenue in College Park, MD.
- Excellent visibility and abundant parking.
- Located within 2 miles of the University of Maryland, College Park (40,800+ students).

SIZE	CONDITION	TIMING
500 SF	"AS-IS" (EXISTING BARBER)	WITHIN 60 DAYS OF SIGNED LEASE
1,000 SF	"AS-IS" (FORMER HOLLYWOOD NUTRITION)	IMMEDIATE
1,200 SF	"AS-IS" (FORMER MARTIAL ARTS STUDIO)	IMMEDIATE

*Est. NNN: \$7.60 PSF

OWNED BY: CARROLLTON ENTERPRISES

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Matt Copeland
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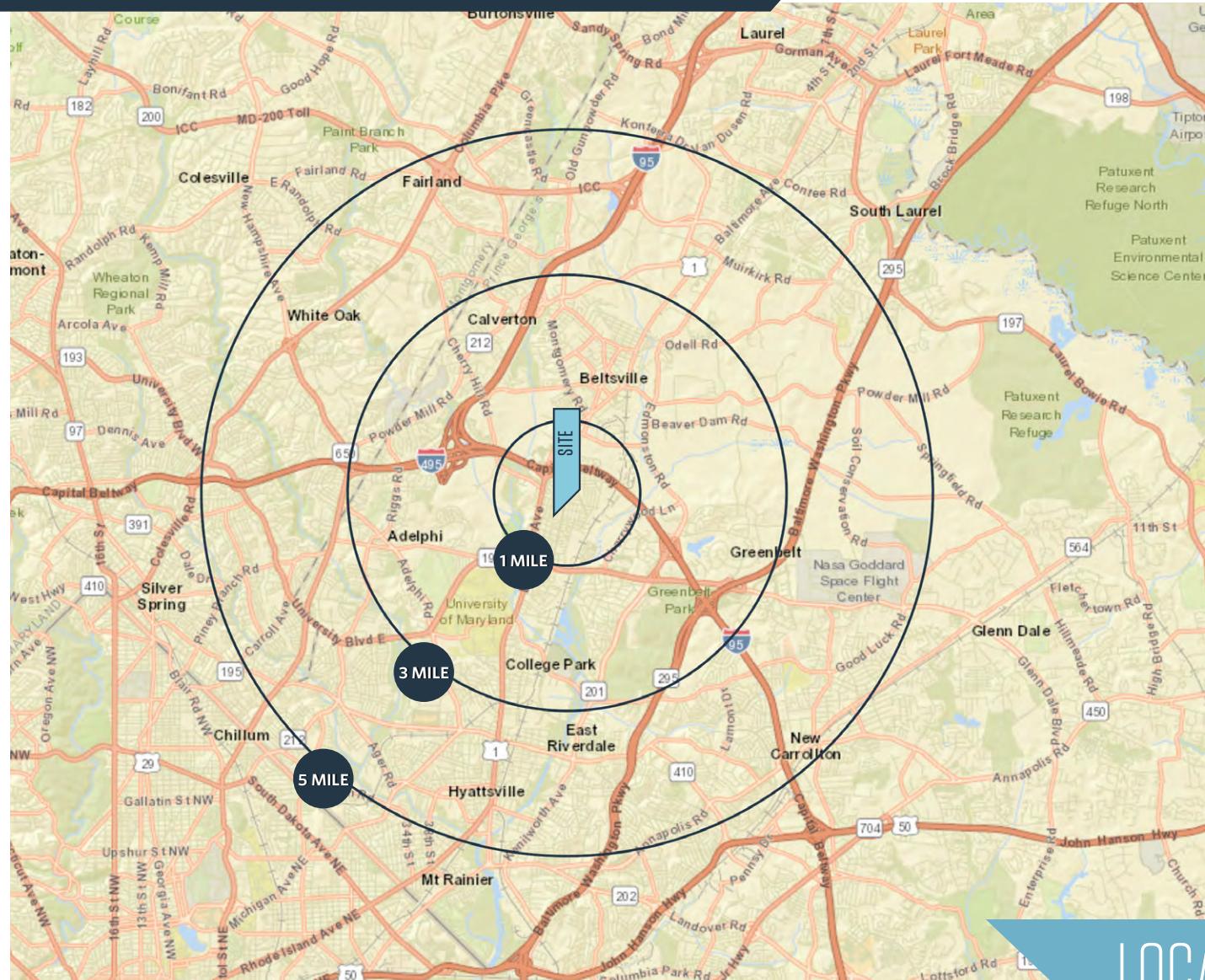
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DEMOGRAPHICS | 2025:

1-MILE	3-MILE	5-MILE
Population 11,941	99,737	373,367
Daytime Population 14,638	125,867	357,170
Households 4,580	34,175	122,871
Average HH Income \$128,155	\$109,879	\$117,042

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2024:

Rhode Island Avenue	15,050 ADT
Capital Beltway	177,781 ADT

LOCATION & DEMOGRAPHICS

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MARKET AERIAL

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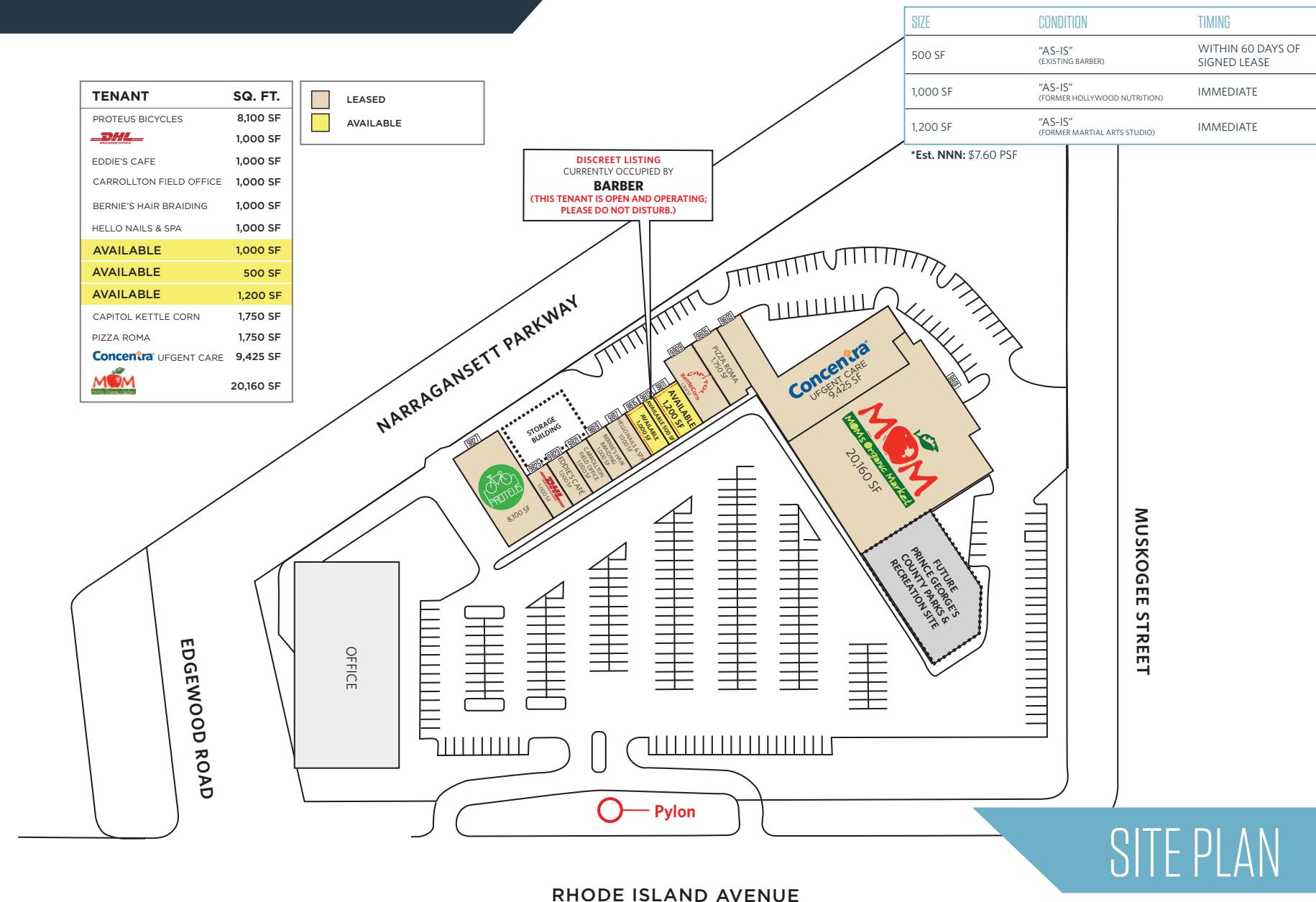
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CLICK TO VIEW PROPERTY WEBSITE

For More Information, Please Contact:

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