

CHAD CENTER

6551 Annapolis Rd, Hyattsville, MD 20784
Prince George's County

klnb

3,288 SF ENDCAP FOR LEASE



NEARBY RETAILERS

Walmart
value village
tropical CAFE
SMOOTHIE

CHARLEY'S
STARBUCKS

DOLLAR TREE
UNITED BANK
AMF

McDonald's
ROYAL FARMS
Chick-fil-A

RETAIL FOR LEASE

- 3,288 SF Highly visible retail endcap for lease in Landover Hills.
- Direct frontage along Annapolis Road which features over 35,000 ADT.
- Close proximity to Capital Plaza (Walmart anchored shopping center with numerous national retailers).
- Extremely dense trade area with close proximity to major traffic arteries and MD-295.

LEASED BY:

klnb

LEASED BY:

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TRAFFIC COUNTS | 2024

Baltimore Washington Pkwy	104,663 ADT
Annapolis Rd	35,970 ADT
Cooper Ln	10,140 ADT

	1-MILE	3-MILES	5-MILES			
	Population				Households	
	25,395	158,596	454,359		8,163	52,748
						162,510
	Daytime Population				Average Household Income	
	17,541	128,170	443,673		\$112,258	\$108,848
						\$111,892

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MARKET AERIAL



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MIDVIEW AERIAL



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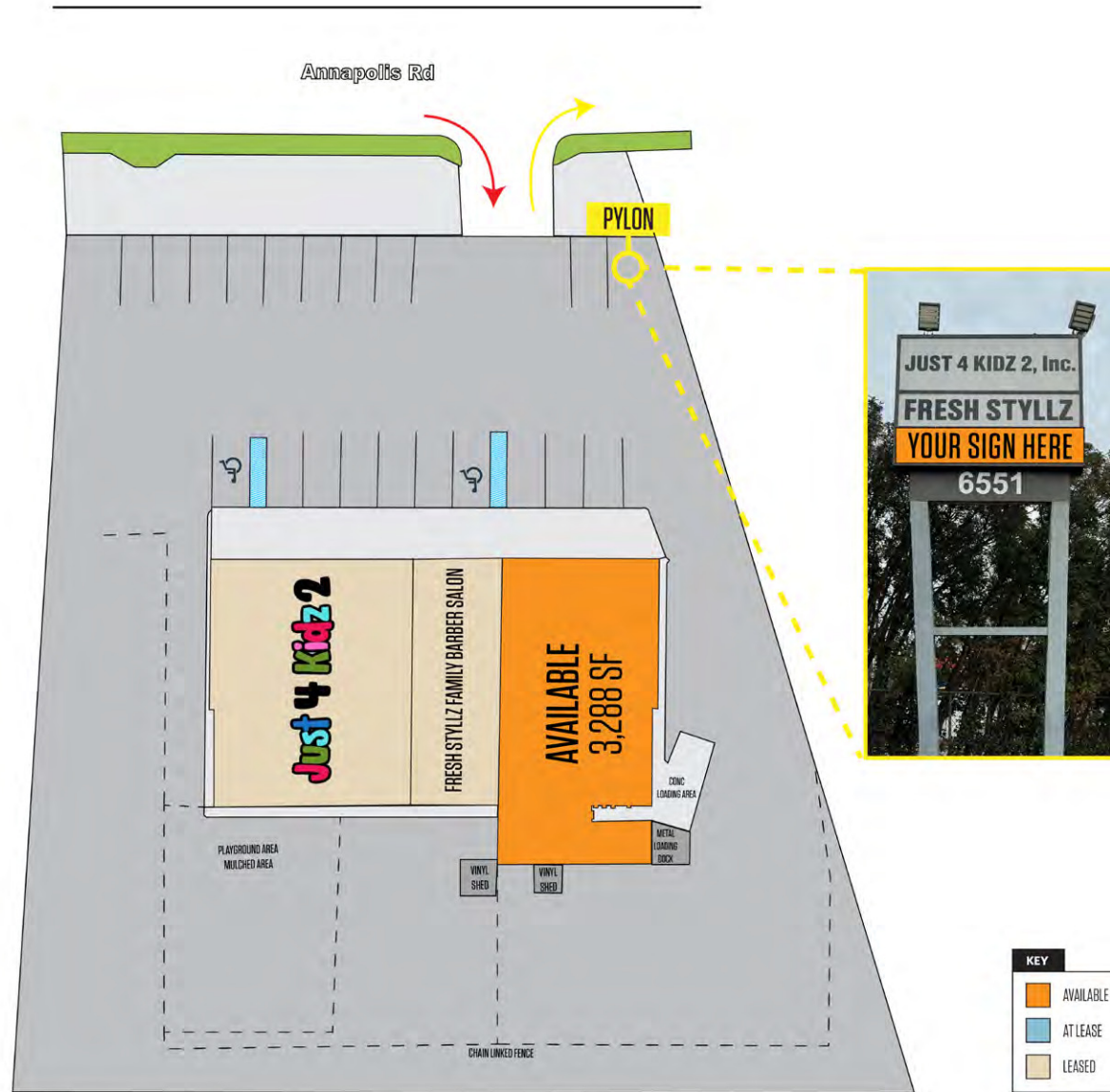
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SITE PLAN



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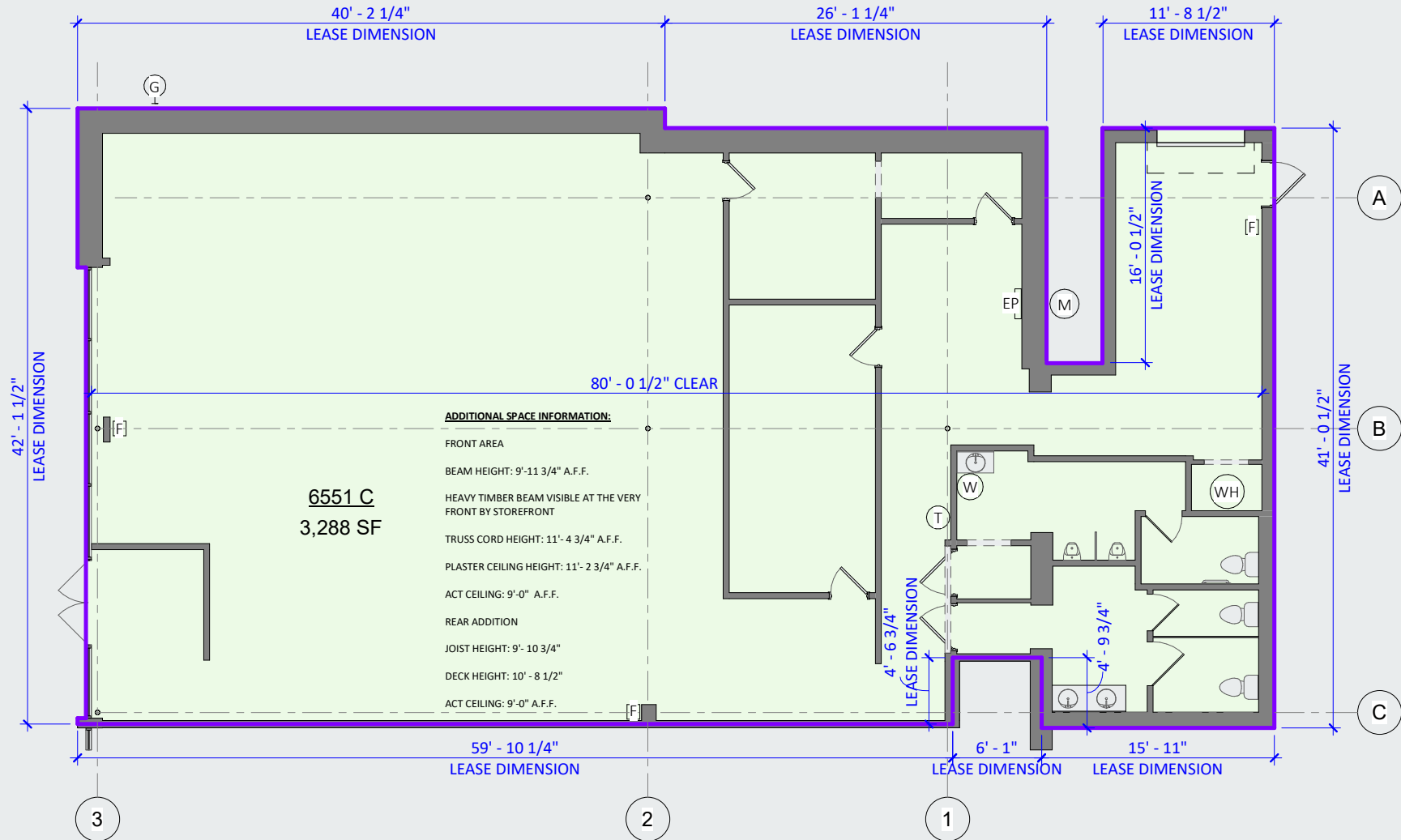
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LOD



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