

SCHOOL/DAYCARE BUILDING FOR SALE

8507 Emory Grove Road, Gaithersburg, MD 20877

Montgomery County



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12435 Park Potomac Ave, Suite 250
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klnb.com



FOR SALE

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ONE STORY SCHOOL/ DAYCARE BUILDING
14,430 SF BUILDING | 10 CLASSROOMS



BUILDING DESCRIPTION

- 10 Classrooms (7 large and 3 small)
- Each classroom has restrooms and an exit door to the outdoors
- 5,100 SF outdoor sport court
- 25,000 SF playground area
- Built in 1987
- New asphalt and paving of parking lot
- Freestanding 14,430 SF masonry single story building
- Land Area: 4.718 acres
- Currently serving 125 students/children
- Well located in affluent Montgomery County/Flower Hill
- Approximately 51 on-site parking spaces

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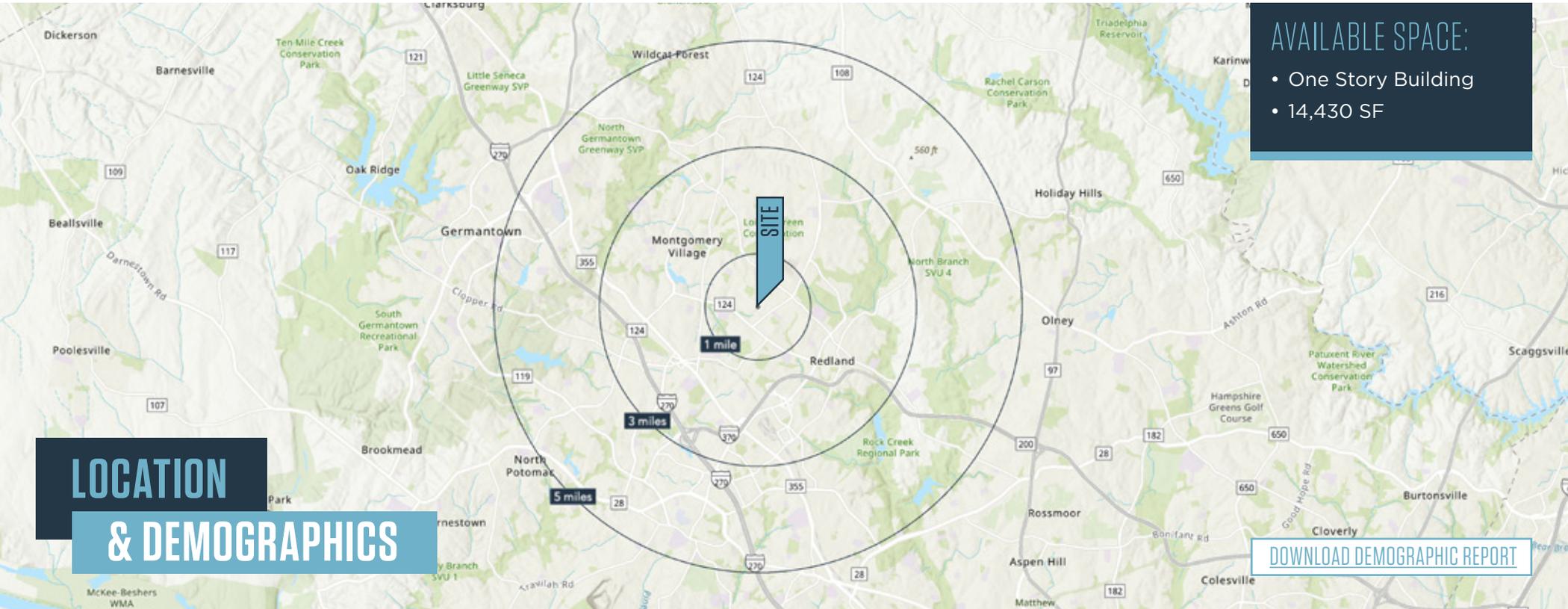
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AVAILABLE SPACE:

- One Story Building
- 14,430 SF



LOCATION & DEMOGRAPHICS

1-MILE

3-MILES

5-MILES



Population
18,310

107,031

122,772



Households
5,806

38,065

45,506



Daytime Population
16,609

100,924

146,193



Average Household Income
\$137,998

\$128,935

\$164,011

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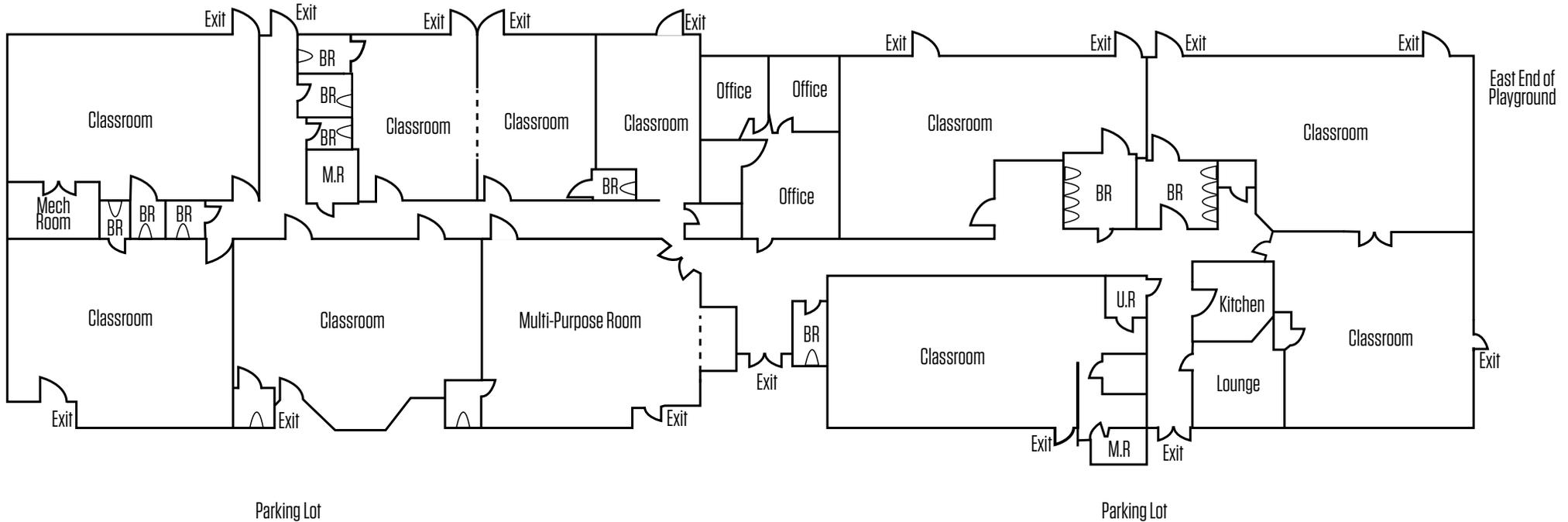
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FLOOR PLAN



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PHOTOS



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For More Information, Please Contact:

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