



# LENOX PARK - SILVER SPRING

1400 EAST WEST HIGHWAY SILVER SPRING, MARYLAND 20910

**RETAIL OPPORTUNITIES AVAILABLE**  
**407 RESIDENTIAL UNITS**  
**LOCATED AT THE INTERSECTION OF EAST-WEST HIGHWAY**  
**& COLESVILLE ROAD IN THE HEART OF SILVER SPRING**

**1,200 SF AVAILABLE**

**2,000 SF AVAILABLE**

**1,461 SF AVAILABLE**

**ACCESS TO PARKING ON SITE**

**COLESVILLE RD**  
**9,970 ADT**

**EAST WEST HWY**  
**21,301 ADT**

**MATT SKALET**  
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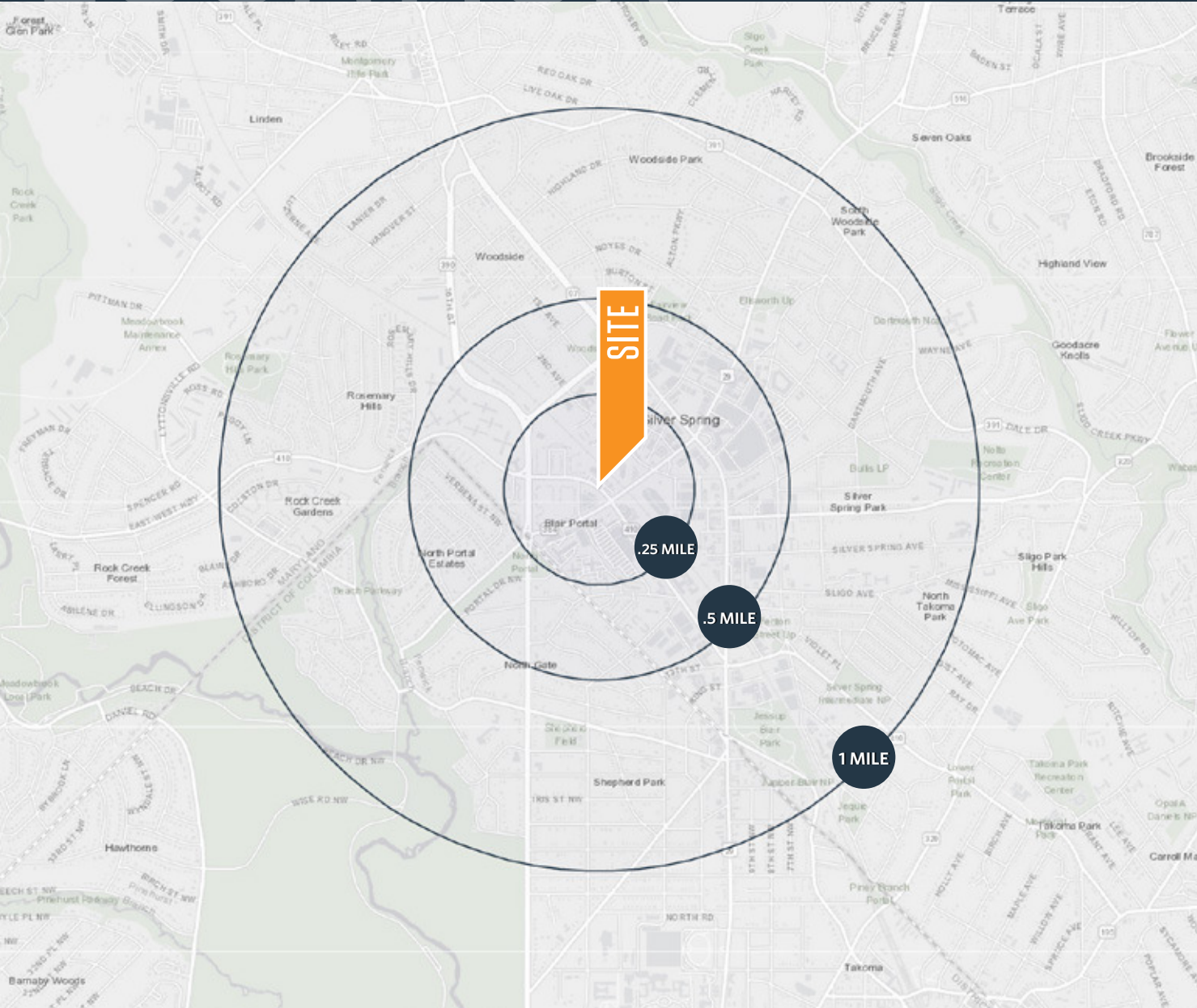
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# LOCATION

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## AVAILABLE SPACE

2,000 SF Available Immediately

- Wide open shell condition

1,200 SF Available Immediately

- Wide open shell condition

1,461 SF Available Immediately

- Former massage therapist office

## DEMOGRAPHICS | 2025:

### WALK TIME

	5 MIN	10 MIN	0.25-MILE	0.5-MILE	1-MILE
Population	5,346	17,625	6,624	18,963	39,089
Daytime Population	6,465	24,526	7,785	26,026	43,156
Households	3,209	10,381	4,038	11,033	19,599
Average HH Income	\$108,894	\$117,460	\$103,142	\$121,132	\$141,381

## TRAFFIC COUNTS | 2024:

Colesville Road	9,970 ADT
East-West Hwy	21,301 ADT
Georgia Ave	26,360 ADT



4,536 ADR

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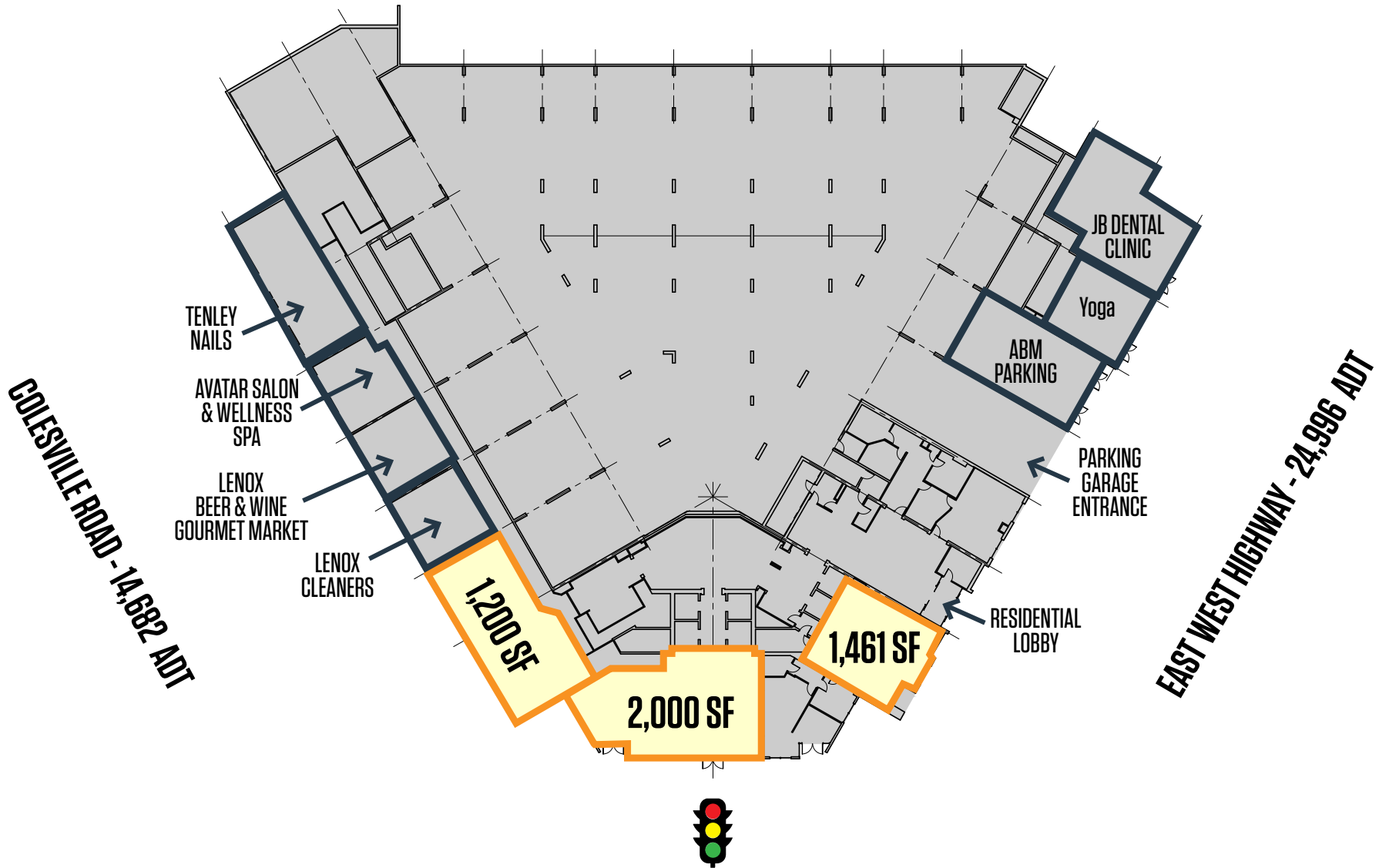
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# SITE PLAN

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# PHOTOS

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2,000 SF AVAILABLE

RETAIL FOR LEASE 202-375-7500



# LENOX PARK APARTMENTS

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# PHOTOS

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## FOR MORE INFORMATION, PLEASE CONTACT:

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