TWINBROOK SHOPPING CENTER

1902 VEIRS MILL ROAD, ROCKVILLE, MARYLAND 20850



CLICK HERE FOR ID PLANS

- 11,204 SF
- 2,597 SF — 2ND GEN RESTAURANT
- 2,472 SF
- 2,433 SF — 2ND GEN RESTAURANT
- 1,911 SF

MATT SKALET

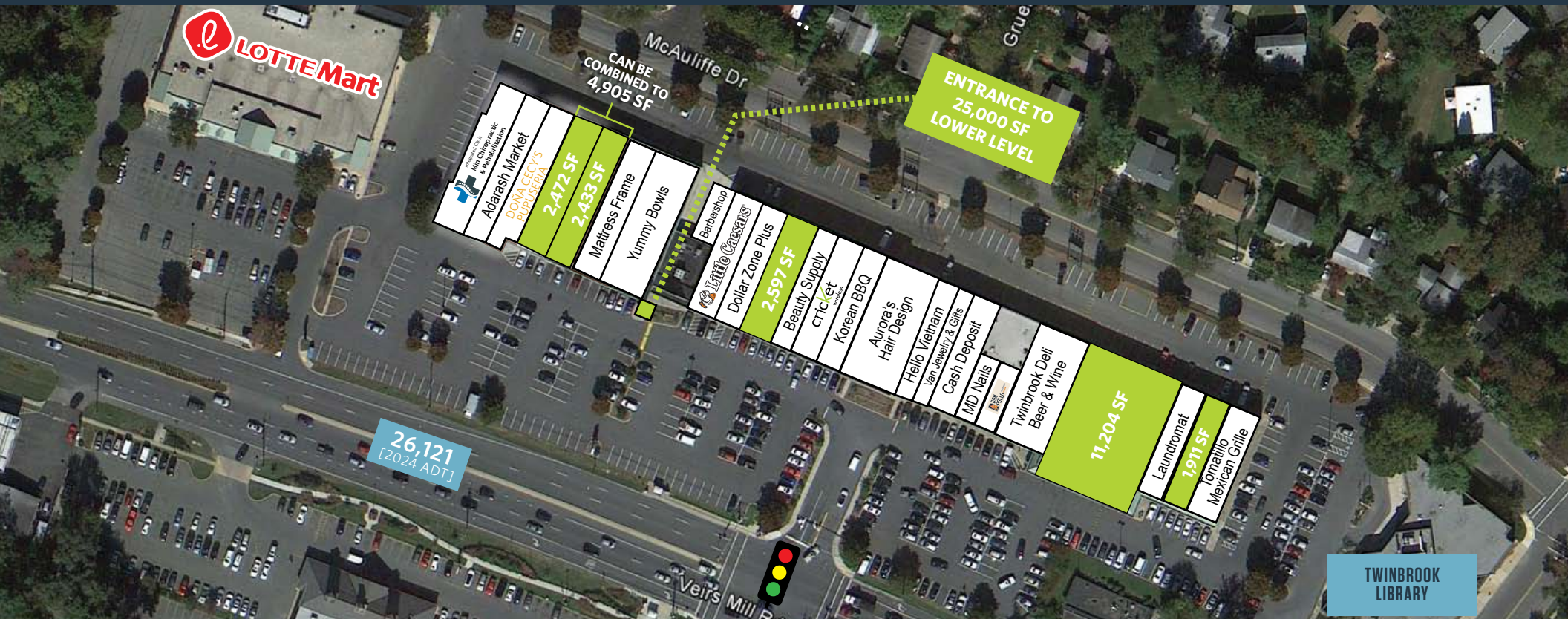
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JOIN THESE RETAILERS

Integrated Clinic Min Chiropractic & Rehabilitation

United States Postal Service

Little Caesars Pizza

DQ

Don Pollo Charbroiled Chicken

Lotte Plaza Market

ROCKVILLE RETAIL FOR LEASE

- 1,911 SF, 2,433 SF, 2,472 SF, 2,597 SF, 11,204 SF and 25,000 SF lower level available immediately
- Grocery anchored shopping center at signalized intersection on Veirs Mill Road
- Excellent visibility and signage opportunities to Veirs Mill Road's 26,121 average cars per day
- Strong residential and daytime demographics

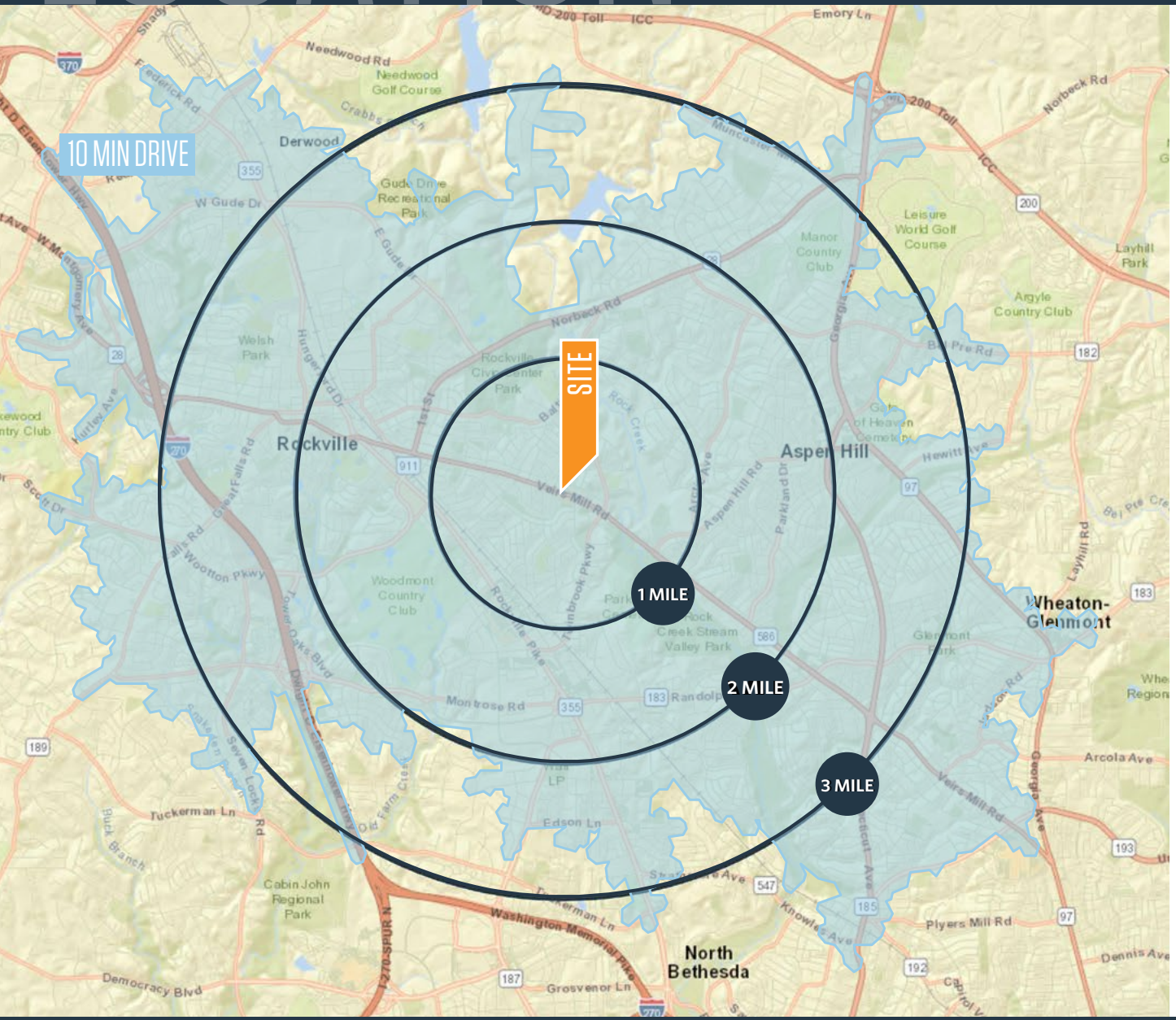
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LOCATION

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AVAILABLE SPACE

SIZE	RATE	CONDITION	DELIVERY	
1,911 SF	Negotiable*	As-Is	Immediately	
2,433 SF	Negotiable*	As-Is	Immediately	CAN BE COMBINED UP TO 4,905 SF
2,472 SF	Negotiable*	As-Is	Immediately	
2,597 SF	Negotiable*	As-Is	Immediately	
11,204 SF	Negotiable*	As-Is	Immediately	
25,000 SF	Negotiable*	As-Is	Immediately	

*Est. NNN: $4.00 PSF

DEMOGRAPHICS | 2025:

DRIVE TIME 10-MIN	1-MILE	2-MILE	3-MILE
Population			
114,067	18,992	71,790	144,402
Daytime Population			
132,834	15,200	93,557	173,188
Households			
41,263	6,768	27,434	52,996
Average HH Income			
$153,730	$139,895	$148,800	$160,812

TRAFFIC COUNTS | 2024:

Veirs Mill Rd	26,121 ADT

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AERIAL

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FOR MORE INFORMATION, PLEASE CONTACT:

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