

# LEISURE WORLD PLAZA

SILVER SPRING, MD

1,000 - 4,000 SF AVAILABLE

RAPPAPORT  
CULTIVATING PLACES



Giant

the quality food people

386

Service  
you can count on,  
every day!

IT IS A VIOLATION OF  
FEDERAL LAW TO  
RENT OR LEASE  
ANY PART OF THIS  
BUILDING TO  
ANY PERSON  
ON THE BASIS OF  
RACE OR ETHNICITY

EXIT





DROPPED

## LEISURE WORLD PLAZA

### SILVER SPRING, MD

- | Leisure World Plaza is a 110,530 SF community center anchored by Giant
- | Features an excellent mix of retailers and restaurants including Capital One, Ledo Pizza, and PNC Bank
- | Strategically located on Georgia Avenue, the center serves the Ohey, Aspen Hill, Rockville and Layhill communities and Leisure World, a 610-acre-master planned community with more than 8,500 senior residents
- | Just minutes south from the Intercounty Connector (Maryland Route 200)

## DEMOGRAPHICS 2024

	1 MILE	3 MILES	5 MILES
 POPULATION	20,959	103,266	283,171
 DAYTIME POPULATION	3,042	13,841	123,900
 HOUSEHOLD INCOME	\$91,615	\$124,790	\$132,017
 TRAFFIC COUNTS	39,000 on Georgia Avenue		

## CO-TENANTS



**LEISURE WORLD PLAZA**  
SILVER SPRING, MD



**LEISURE WORLD PLAZA**



**LEISURE WORLD**  
SENIOR GATED LIVING  
COMMUNITY WITH  
RESORT-STYLE AMENITIES  
5,660 HOUSEHOLDS

**PLAZA DEL MERCADO**

GEORGIA AVENUE 44,646 VPD

MARYLAND ROUTE 200 55,160 VPD

**ROCK CREEK VILLAGE**

**NORTHGATE PLAZA**

**ASPEN MANOR**

**LAYHILL SHOPPING CENTER**

THE HOME DEPOT

**ASPEN HILL SHOPPING CENTER**

# SITE PLAN - SHOPPING CENTER

LEISURE WORLD PLAZA | SILVER SPRING, MD

1,000 - 4,000 SF AVAILABLE



## TENANT LIST

LEISURE WORLD PLAZA | SILVER SPRING, MD

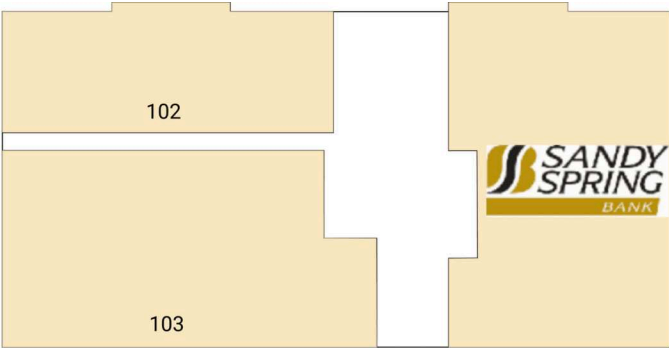
#	SQ. FT	MERCHANT
Pad Site	4,500	PNC Bank
001	55,330	Giant
002	1,600	Old World Favorites Beer
003	1,600	The Joint...The Chiropractic Place
004	2,000	Ledo Pizza
005	1,000	Avalon Nail Salon
006	1,000	Available
007	1,800	Shoes 4 Comfort
009	3,600	Sha's Creation
010	2,400	Goldcastle Jewelers
012	2,743	Available
013	2,000	CAM Physical Therapy
015	4,000	Montgomery County Liquor Store

#	SQ. FT	MERCHANT
016	2,000	Montomery Co. Liquor Store
018	4,000	Honey Baked Ham
019	4,000	Weichert Realtors
022	4,000	Available
023	1,600	Nancy's Kitchen
024	1,600	Subway
025	1,600	Leisureworld Opticians
026	1,600	US Postal Service
027	1,600	Crisp & Juicy
028	2,400	TRUIST
029	5,000	Burger King
030	1,800	M&T Bank
100	3,910	Sandy Spring National Bank
101	819	Community Imaging Partners

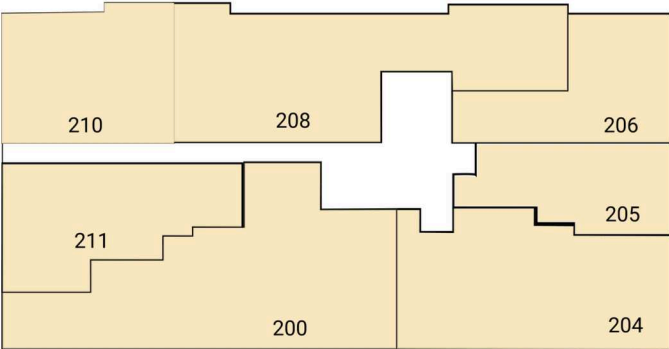
#	SQ. FT	MERCHANT
102	2,238	Gregori Kurtzman
103	2,881	Community Imaging Partners
200	2,891	Potomac Valley Orthopedics
204	1,960	Foot & Ankle Specialist
205	1,286	Dr. Goyal
206	978	Chrosniak, Schwartzbauer, and Mehta M.D.
208	2,217	Fredrick A. Isaacs
210	1,191	Neurology Center
211	1,200	Sunshine Painting
300	11,524	Chesapeake Urology Associates
400	1	Bank of America

# PROFESSIONAL BUILDING

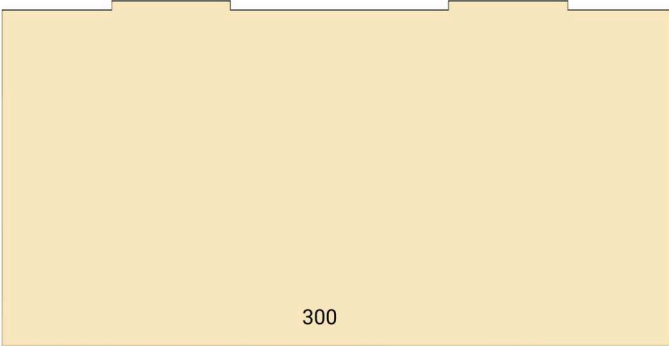
LEISURE WORLD PLAZA | SILVER SPRING, MD



FIRST FLOOR



SECOND FLOOR



THIRD FLOOR

## TENANT LIST

LEISURE WORLD PLAZA | SILVER SPRING, MD

#	SQ. FT	MERCHANT
100	3,910	Sandy Spring National Bank
102	2,238	Gregori Kurtzman
103	2,881	Community Imaging Partners

#	SQ. FT	MERCHANT
200	2,891	Potomac Valley Orthopedics
204	1,960	Foot & Ankle Specialist
205	1,286	Dr. Goyal
206	978	Chrosniak, Schwartzbauer, and Mehta M.D.

#	SQ. FT	MERCHANT
208	2,217	Fredrick A. Isaacs
210	1,191	Neurology Center
211	1,200	Sunshine Painting
300	11,524	Chesapeake Urology Associates



**LEISURE WORLD PLAZA | 3800-3860 INTERNATIONAL DRIVE, SILVER SPRING, MD**

**Susan Bourgeois | [sbourgeois@rappaportco.com](mailto:sbourgeois@rappaportco.com) | 571.382.1288**

**Kyle Gamber | [kgamber@rappaportco.com](mailto:kgamber@rappaportco.com) | 571.382.1216**

**[rappaportco.com](http://rappaportco.com)**