

MOUNT AIRY SHOPPING CENTER

MOUNT AIRY, MD

1,200 - 3,200 SF AVAILABLE

RAPPAPORT
CULTIVATING PLACES







MOUNT AIRY SHOPPING CENTER

MOUNT AIRY, MD

- | 233,533 SF fully renovated community shopping center with a mix of national, regional and local tenants
- | Premier center in the market with excellent co-tenancy
- | Highly accessible shopping center off of I-70/Baltimore National Pike
- | Great visibility from Ridge Road (Rt. 27)

DEMOGRAPHICS 2025

| | 1 MILE | 3 MILES | 5 MILES |
|--|-------------------------------|-----------|-----------|
|  POPULATION | 5,299 | 17,718 | 31,359 |
|  DAYTIME POPULATION | 4,649 | 6,653 | 8,293 |
|  HOUSEHOLD INCOME | \$120,593 | \$130,523 | \$138,366 |
|  TRAFFIC COUNTS | 24,000 on Ridge Road (Rt. 27) | | |

CO-TENANTS





MOUNT AIRY SHOPPING CENTER
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 **FOOD LION**
 **Advance Auto Parts**
 **enterprise**

 **California TORTILLA**
 **AT&T**
 **Bank of America**



MOUNT AIRY SHOPPING CENTER

 **SAFeway**  **Walmart**
Save money. Live better.

TWIN ARCH SHOPPING CENTER

 **TJ-maxx**  **HomeGoods**

 **CVS pharmacy**  **weis**

 **ihop**  **M&T Bank**

E RIDGEVILLE BOULEVARD

  **PNC BANK**

      **FIVE GUYS**

RIDGE ROAD 24,000 VPD

ROUTE 70 65,000 VPD



SITE PLAN

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TENANT LIST

MOUNT AIRY SHOPPING CENTER | MOUNT AIRY, MD

| # | SQ. FT | MERCHANT |
|---|--------|----------|
|---|--------|----------|

| | | |
|----|-------|---------------------------|
| 1 | 2,560 | TRUIST |
| 2 | 2,730 | Starbucks |
| 3 | 1,485 | Chipotle |
| 4 | 1,778 | Quickfire Hibachi |
| 5 | 2,415 | ATI Physical Therapy |
| 7 | 1,283 | Domino's Pizza |
| 8 | 3,375 | Overseas Hunan Restaurant |
| 9 | 2,000 | Sandy Spring Bank |
| 9A | 1,200 | Available |
| 10 | 8,183 | Celebree Learning Centers |

| # | SQ. FT | MERCHANT |
|---|--------|----------|
|---|--------|----------|

| | | |
|-----|-------|-------------------------|
| 11 | 9,073 | Walgreens |
| 12 | 1,600 | Mathnasium |
| 12A | 1,600 | Jersey Mike's Subs |
| 13 | 3,890 | New York J&P Pizza |
| 14 | 3,560 | Memories Charcoal House |
| 15 | 3,200 | Available |
| 16 | 2,000 | Verizon Wireless |
| 17 | 1,600 | Great Clips |
| 17A | 1,652 | Tropical Smoothie Cafe |
| 17B | 1,513 | United Carpet & Rug |

| # | SQ. FT | MERCHANT |
|---|--------|----------|
|---|--------|----------|

| | | |
|-----|--------|----------------------------|
| 18 | 5,329 | Mt. Airy Liquors |
| 18A | 3,028 | Pet Supplies Plus |
| 19 | 4,964 | Mattress Firm |
| 20 | 1,442 | The UPS Store |
| 21 | 1,312 | Sofia Nail Spa |
| 22 | 1,374 | D & D Cleaners of Mt. Airy |
| 23 | 1,086 | AT&T |
| 24 | 887 | Games Workshop |
| 25 | 56,156 | Safeway |

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MOUNT AIRY SHOPPING CENTER | 337 EAST RIDGEVILLE BOULEVARD, MOUNT AIRY, MD

Akiel Pyant | apyant@rappaportco.com | 571.382.1205

rappaportco.com