FRIDAYS

FRIDAY.

Par

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- I This center has an exceptional mix of national chain, credit destination and convenience retailers including Five Guys, Qdoba Mexican Grill, FedEx Office, 7-Eleven and Potbelly Sandwich Shop
- I Located adjacent to the Hilton Garden Inn of Silver Spring in a densely populated, affluent community with just under 300,000 people living within 5 miles
- Dynamic trade area with 94,204 employees within a 5-mile radius of the center





DEMOGRAPHICS 2025

		1 MILE	3 MILES	5 MILES
İ	POPULATION	13,277	107,837	324,935
ÿ	DAYTIME POPULATION	5,961	27,387	78,132
\$	HOUSEHOLD Income	\$121,850	\$130,998	\$131,686
	TRAFFIC COUNTS	66,000 on (Columbia Pik	e (Route 29)

CO-TENANTS

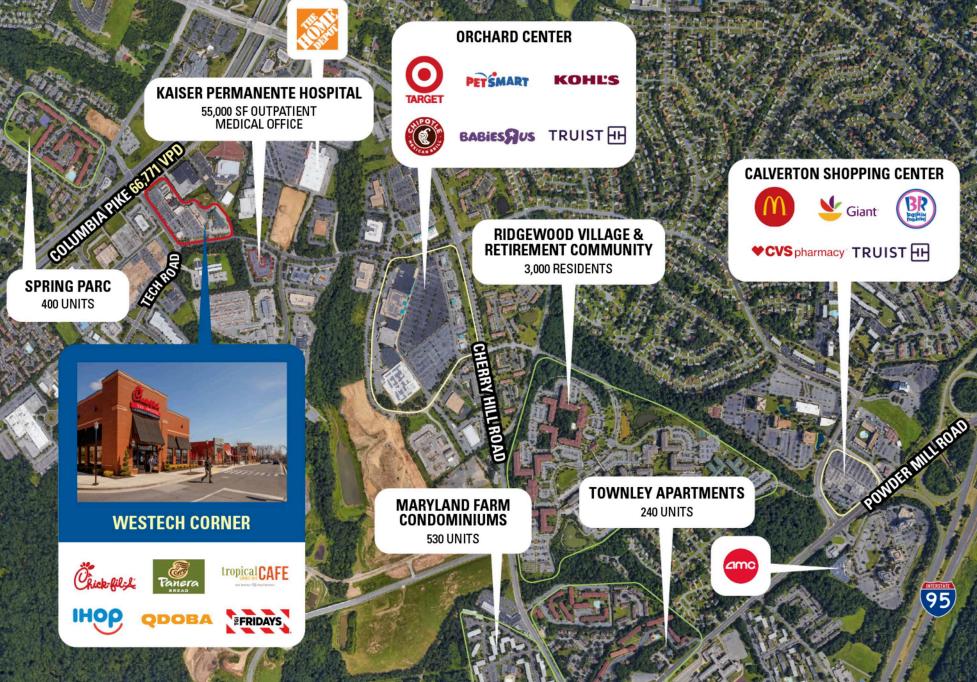






ELEVEN

CapitalOne



SITE PLAN WESTECH CORNER | SILVER SPRING, MD



TECH ROAD

1								
Space	Sq. Ft	Tenant Name	Space	Sq. Ft	Tenant Name	Space	Sq. Ft	Tenant Name
1	3,670	Capital One	6	2,003	Potbelly Sandwich Shop	11	1,286	My Nails
2	5,150	Chick-Fil-A	7	1,099	Siu's Asian Bistro	12	2,594	7-Eleven
3	5,269	Panera Bread	8	2,400	Five Guys Burgers & Fries	13	5,128	IHOP
4	7,096	TGI Fridays	9	2,505	Qdoba Mexican Grill			
5	1,972	FedEx Kinko's	10	1,089	Tropical Smoothie Cafe			
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