

PARK POTOMAC

POTOMAC, MD

940 SF AVAILABLE



RAPPAPORT
CULTIVATING PLACES

JAMESON
SEE THE HOST
INSIDE

PARK POTOMAC

POTOMAC, MD

- | High-end mixed-use project with luxury condos and townhomes, trophy office space, and well-situated retail
- | Anchored by Harris Teeter and Founding Farmers
- | Direct access from I-270 at Montrose Road for easy customer entry
- | Ideally located for both Potomac and Rockville residents and workers
- | Visible from I-270 with a new 31' pylon signage

DEMOGRAPHICS 2024

	1 MILE	3 MILES	5 MILES
 POPULATION	9,355	113,265	290,194
 DAYTIME POPULATION	13,294	166,325	350,840
 HOUSEHOLD INCOME	\$263,194	\$169,817	\$167,068
 TRAFFIC COUNTS	250,000 on I-270		

CO-TENANTS



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Gringos & Mariachis



MONTROSE ROAD 30,850 VPD

LIFETIME

WOODMONT
COUNTRY CLUB

CONGRESSIONAL
NORTH PLAZA



STAPLES



ROCKVILLE PIKE



CONGRESSIONAL PLAZA

BARNES & NOBLE



LOFT
buybuy BABY

FEDERAL PLAZA

TRADER JOE'S



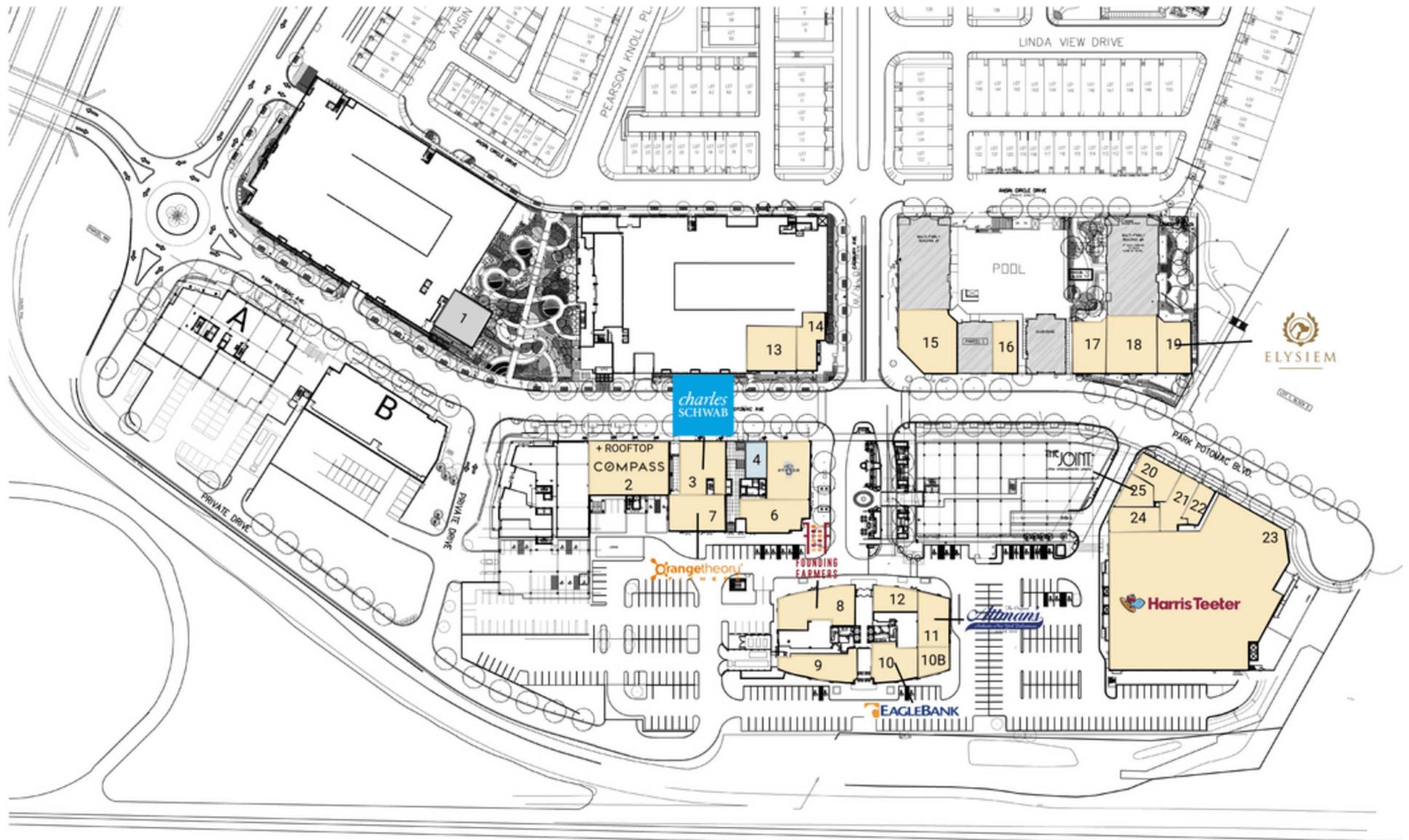
I-270 250,000 VPD

SEVEN LOCKS ROAD 13,000 VPD

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TENANT LIST

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#	SQ. FT	MERCHANT	#	SQ. FT	MERCHANT	#	SQ. FT	MERCHANT
1	2,940	National Capital Foot & Ankle	9	4,852	Washington Radiology Associates	17	1,139	Orchid Nails
2	7,264	Compass Real Estate Group				18	2,391	Love Couture Bridal
3	4,162	Charles Schwab	10	3,941	Eagle Bank	19	1,222	Elysiem Pet
4	940	Available	10B	683	Attman's Delicatessen	20	2,300	Kim's Yirasai
5	4,400	King Street Oyster Bar	11	2,943	Attman's Delicatessen	21	2,022	Veterinary Park Potomac
6	3,161	Gringos & Mariachis	12	3,599	Gregorio's	22	1,265	Royal Valet
7	3,318	Orangetheory Fitness	13	4,070	Zohra's	23	49,571	Harris Teeter
8	7,357	Founding Farmers	14	1,600	Filicori Zecchini	24	2,587	Pama Thai
			15	2,053	Long & Foster Realtors	25	1,595	The Joint...The Chiropractic Place
			16	1,410	Kaufman Jewelers			

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