

LAYHILL SHOPPING CENTER

SILVER SPRING, MD

1,460 - 5,360 SF AVAILABLE

RAPPAPORT
CULTIVATING PLACES

AZÚCAR RESTAURANT



LAYHILL SHOPPING CENTER

SILVER SPRING, MD

- | Excellent Parking-exceeds parking codes
- | Great visibility from Layhill Road and Bel Pre Road
- | Long term stable tenant base
- | Prominent pylon
- | Over 45,000 VPD
- | 4,520 SF Second Gen Restaurant. Space can be demised to 1,506 SF bays

DEMOGRAPHICS 2026

	1 MILE	3 MILES	5 MILES
 POPULATION	22,874	39,521	151,492
 DAYTIME POPULATION	2,565	3,745	20,903
 HOUSEHOLD INCOME	\$107,074	\$116,770	\$117,686
 TRAFFIC COUNTS	20,000 on Layhill Road		

CO-TENANTS





LAYHILL SHOPPING CENTER SILVER SPRING, MD

SENIOR LIVING

LEISURE WORLD PLAZA



LAYHILL SHOPPING CENTER



GEORGIA AVENUE

MARYLAND STATE ROUTE 200
55,160 VPD

LAYHILL ROAD 23,838 VPD

BONIFANT ROAD 14,171 VPD

BEL PRE ROAD 22,103 VPD

LAYHILL ROAD 23,768 VPD

FLOOR DECOR

PLAZA DEL MERCADO



THE HOME DEPOT

CONNECTICUT AVENUE

NORTHGATE PLAZA

Michaels Walgreens KOHL'S

ASPEN HILL SHOPPING CENTER



SITE PLAN

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TENANT LIST

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#	SQ. FT	MERCHANT
A1	1,600	Dunkin'
A2	4,520	Available
A3	1,520	Fuji Japan
A4	800	Custom
A5	1,000	Sang's Nails
A6	1,700	Bakery
B1	3,154	Maryland Alternative Relief
B2	4,503	Benjamin Moore Paint

#	SQ. FT	MERCHANT
B3	1,560	J&K Beer
B4A	2,000	Active Physical Therapy
B4B	2,000	Pollo Brasero
B5	4,000	Veterinarian
C1	1,000	Dentist
C2	1,200	Selam Market
C4	2,400	7-Eleven
C5/6	7,053	Azucar Restaurant Bar & Grill

#	SQ. FT	MERCHANT
D1	1,530	Subway
D2A	1,500	Lee's Kitchen
D2B	1,440	Pharmacy
D3	2,000	Cleaners
LL1	1,495	Available
LL2	2,995	Available
LL4	1,460	Available
LL5	3,900	Available



LAYHILL SHOPPING CENTER | 14348 LAYHILL RD, SILVER SPRING, MD

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