



Leisure World Plaza
Silver Spring, MD

1,600 - 3,600 SF available



Silver Spring

Maryland

- Leisure World Plaza is a 110,530 SF community center anchored by Giant
- Features an excellent mix of retailers and restaurants including Birkenstock, Ledo Pizza, and The Honey Baked Ham Co.
- 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)



2026 Demographics

	1 mi.	3 mi.	5 mi.
Population	18,876	102,844	283,889
Daytime Population	1,324	15,611	116,929
Household Income	\$99,324	\$140,280	\$149,905
Traffic Counts	44,000 on Georgia Avenue		

Area Retailers





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

Leisure World Plaza

GEORGIA AVENUE 44,000 VPD

INTERCOUNTY CONNECTOR 64,000 VPD

Rock Creek Village

Plaza Del Mercado

Layhill Shopping Center

FLOOR DECOR

Aspen Hill Shopping Center

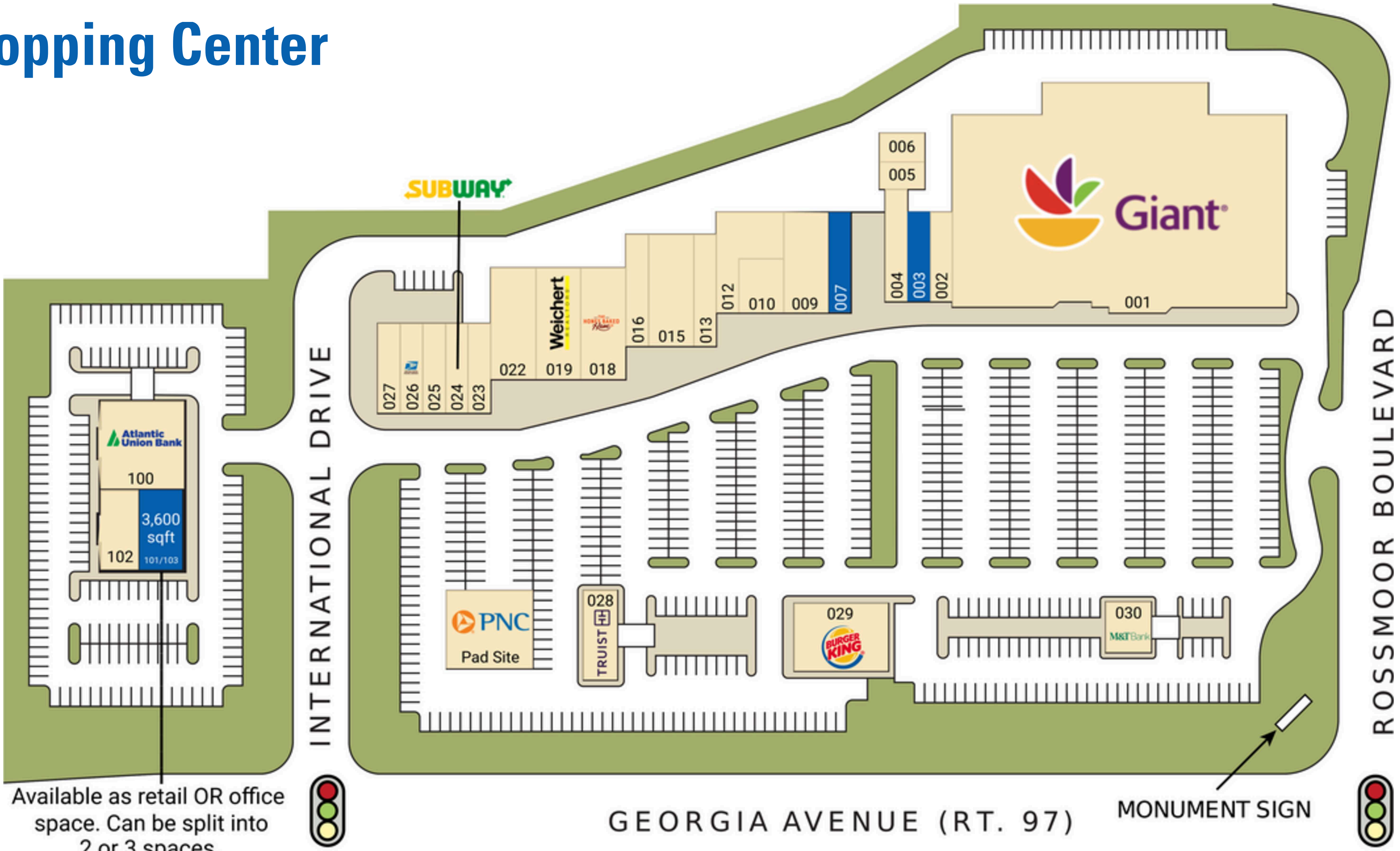
Northgate Plaza

INTERCOUNTY CONNECTOR

Site Plan - Shopping Center

1,600 - 3,600 SF available

● Space Available



Available as retail OR office space. Can be split into 2 or 3 spaces.

Tenant List

Space #	Sq. Ft.	Tenant
Pad Site	4,500	PNC Bank
001	55,330	Giant
002	1,600	Old World Favorites Beer
003	1,600	Available
004	2,000	Ledo Pizza (Sublet Availability)
005	1,000	Avalon Nail Salon
006	1,000	Sunshine Paint
007	1,800	Available
009	3,600	Sha's Creation
010	2,400	Goldcastle Jewelers
012	2,743	Tea Horse Sichuan Bistro
013	2,000	CAM Physical Therapy
015	4,000	Montgomery County Liquor Store

Space #	Sq. Ft.	Tenant
016	2,000	Montomery Co. Liquor Store
018	4,000	The Honey Baked Ham Co.
019	4,000	Weichert Realtors
022	4,000	Elevate Dentistry
023	1,600	Nancy's Kitchen
024	1,600	Subway
025	1,600	Leisureworld Opticians
026	1,600	United States 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	Atlantic Union Bank

Space #	Sq. Ft.	Tenant
101	819	Community Imaging Partners
101/103	3,600	Available
102	2,881	Dr. Gregori Kurtzman
200	2,891	Potomac Valley Orthopedics
204	1,960	Foot & Ankle Specialist
205	1,286	Dr. N. Goyal
206	978	Chrosniak, Schwartzbauer, and Mehta M.D.
208	2,092	Capital Eye Care
210	1,191	Neurology Center
211	1,200	Dr. K. Goyal
300	11,524	Chesapeake Urology Associates

Professional Building

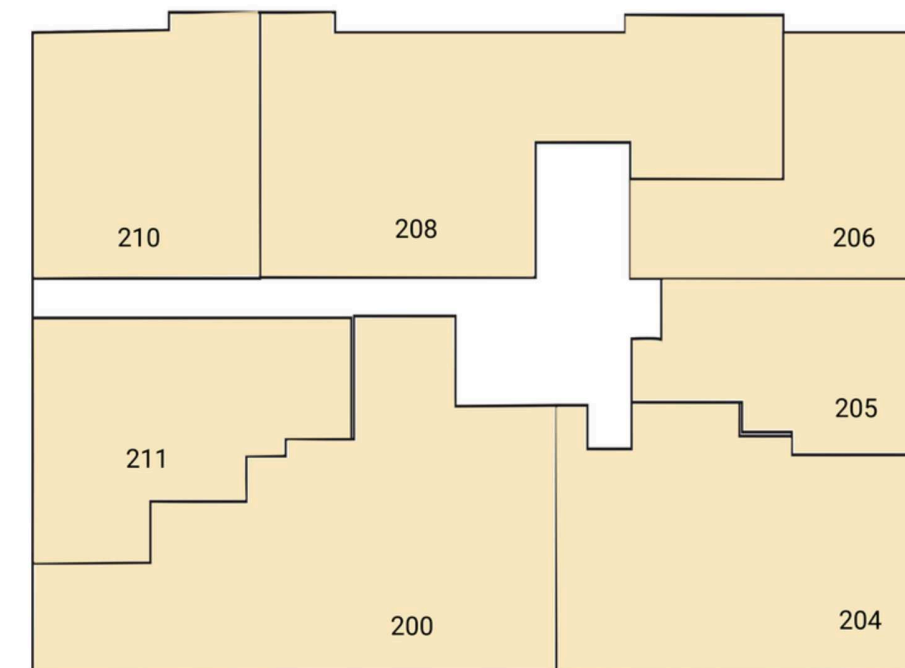
3,600 SF available

Space #	Sq. Ft.	Tenant
100	3,910	Atlantic Union Bank
101	3,600	Available
102	2,238	Gregori Kurtzman
200	2,891	Potomac Valley Orthopedics
204	1,960	Foot & Ankle Specialist
205	1,286	Dr. N. Goyal
206	978	Chrosniak, Schwartzbauer, and Mehta M.D.
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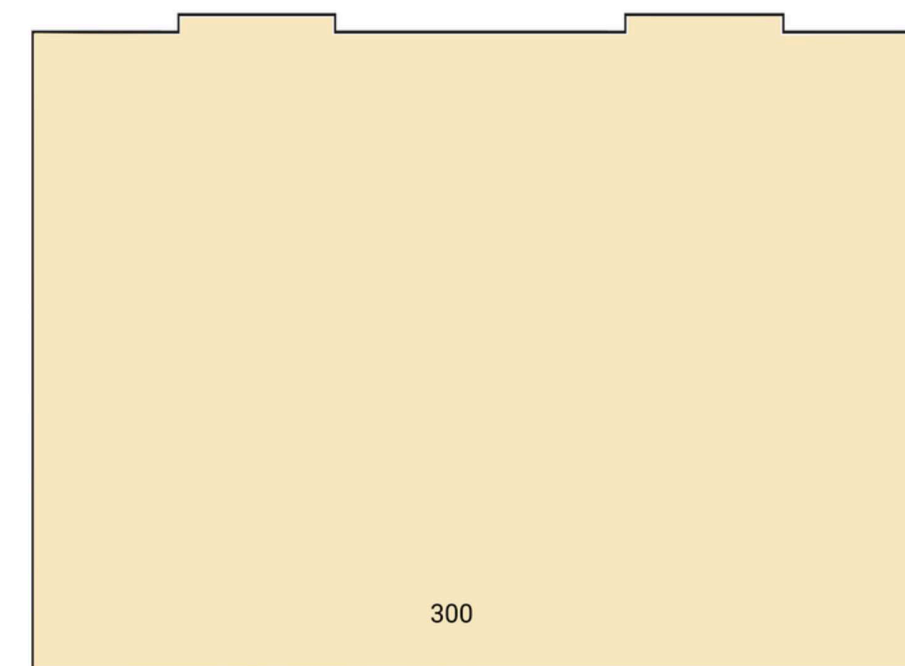
● Space Available



FIRST FLOOR



SECOND FLOOR



THIRD FLOOR

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

Susan Bourgeois | sbourgeois@rappaportco.com | 571.382.1288

Kyle Gamber | kgamber@rappaportco.com | 571.382.1216