



Fox Chapel Shopping Center

Germantown, MD

1,473 - 52,706 SF available

RAPPAPORT
CULTIVATING PLACES®

Germantown

Maryland

- 115,203 SF neighborhood center with anchor space available, located on Frederick Road (Route 355) in Germantown, MD
- Excellent visibility from Frederick Road
- Strong local demographics: 140,000 residents and over 37,000 employees within a 3-mile radius of Fox Chapel



2026 Demographics

	1 mi.	3 mi.	5 mi.
Population	14,979	140,516	279,339
Daytime Population	4,444	37,263	69,281
Household Income	\$112,255	\$124,586	\$144,189
Traffic Counts	162,000 on Interstate 270		

Area Retailers





Montgomery College
Germantown Campus

7,500 Students
1,000 Employees

Holy Cross
Germantown Hospital

4200 Employees
246,220 Total patients
209,233 Outpatient Visits



Middlebrook Square



Fox Chapel
Center

Watkins Mill
High School

U.S. Department of Energy

1,038 employees

Hughes Network
Systems

100 employees



Educational Systems
Federal Credit Union

650 Household
Units

Site Plan

1,473 - 52,706 SF available

● Space Available



Tenant List

Space #	Sq. Ft.	Tenant
1	1,100	MetroPCS
2	1,600	Mariner Finance
3	1,570	Fidoz N' Felinez Salon and Day
4	1,000	Gossip Nails
5	859	Storage Space
6	3,200	Fox Chapel Animal Hospital
7	1,600	Dino's Barber and Stylists
8	1,200	Kung Fu Tea
9	52,706	Available

Space #	Sq. Ft.	Tenant
10	6,400	K-pot BBQ
13	1,473	Available
14	1,460	Pizza Hut
15	1,800	Pho 81
16	1,800	Chapel Beer and Wine
17	3,600	India Palace Bar & Tandoor
18A	4,453	Miniso
18B	4,443	Vamos Laundromat
19	10,803	Hope Grows Child Development

Space #	Sq. Ft.	Tenant
		Center
20	2,250	Yuraku Japanese Restaurant, In
21	1,950	Enterprise Car Rental
22	3,278	MedStar Health
23	2,040	Dunkin'
24	2,847	District Dumplings
25	2,400	Charleys Philly Cheesesteak

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FOX CHAPEL SHOPPING CENTER | 19801 N. FREDERICK AVENUE, GERMANTOWN, MD

Susan Bourgeois | sbourgeois@rappaportco.com | 571.382.1288