

# FESTIVAL AT BEL AIR

BEL AIR, MD

1,100 SF – 14,386 SF AVAILABLE

RAPPAPORT  
CULTIVATING PLACES








# FESTIVAL AT BEL AIR

## BEL AIR, MD

- | A dominant, grocery-anchored community shopping center located in Harford County, Maryland
- | Anchored by retail giants Kohl's, ShopRite, Burlington and Marshalls, with several junior anchors such as Petco and The Tile Shop
- | The 433,720 square foot shopping center sits near the heart of highly affluent Bel Air, between Veteran's Memorial Highway and Emmorton Road
- | Supported by a thriving household and daytime population within five miles, including nearly 129K people with an average income above \$116K and over 44K employees

## DEMOGRAPHICS 2025

	1 MILE	3 MILES	5 MILES
 POPULATION	12,382	60,182	131,411
 DAYTIME POPULATION	3,642	23,415	44
 HOUSEHOLD INCOME	\$1,327,289	\$131,715	\$127,712

## CO-TENANTS





FESTIVAL AT BEL AIR  
BEL AIR, MD

BOULEVARD AT BOX HILL



Giant

Wegmans

OLD NAVY

at home  
The Home Decor Superstore

PNC BANK

Gabe's



DSW  
DESIGNER SHOE WAREHOUSE

HomeGoods

Walgreens



DUNKIN'

TARGET

Walmart

LOWE'S

BJS



Bertucci's



DUNKIN' Bob Evans TALBOTS



Festival  
AT BEL AIR

KOHL'S



Marshalls

The Tile Shop

Burlington

petco

BEL AIR PLAZA

TARGET

ROSS  
DRESS FOR LESS

BED BATH &  
BEYOND



TOLLGATE PLAZA



Michaels

Party City

HOME  
SENSE

HARTFORD MALL



Red Robin  
SIGNATURE BURGERS AND BEERS

FIVE GUYS  
BURGERS and FRIES

BONEFISH  
GRILL

PET SMART

Office DEPOT

BEST BUY

MOUNTAIN  
BRANCH





**FESTIVAL AT BEL AIR**  
BEL AIR, MD

**CURRENT  
STOREFRONT**



**PROPOSED  
STOREFRONT**

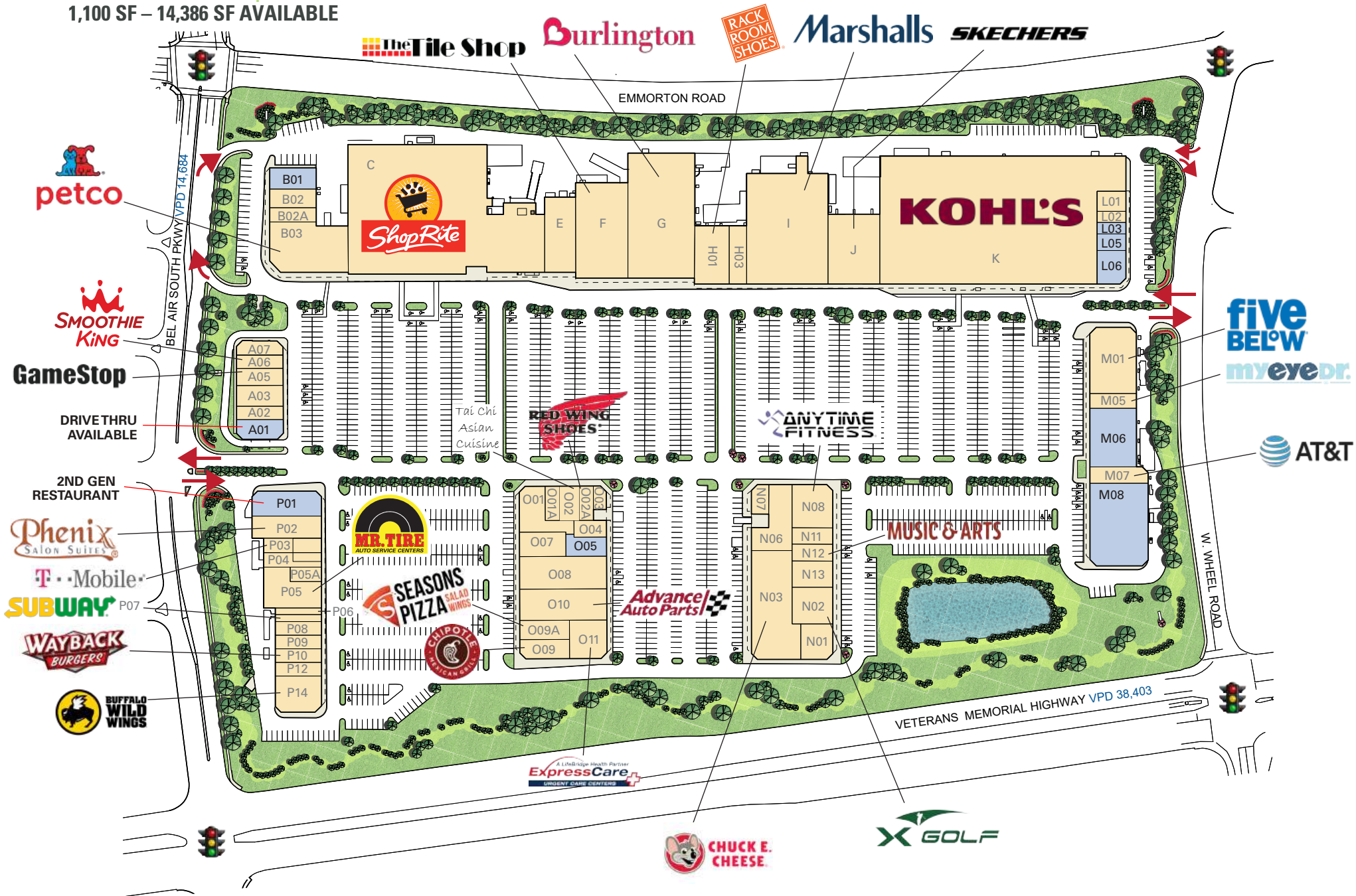




# SITE PLAN

FESTIVAL AT BEL AIR | BEL AIR, MD

1,100 SF – 14,386 SF AVAILABLE



# TENANT LIST

## FESTIVAL AT BEL AIR | BEL AIR, MD

#	SQ. FT	MERCHANT
A01	3,500	Available
A02	1,950	Amazing Glaze
A03	3,163	Festival Liquours
A05	1,600	GameStop
A06	1,200	Smoothie King
A07	1,900	Coffee Coffee
B01	3,240	Available
B02	2,067	Fuji Sushi Teriyaki Restaurant
B02A	1,200	No 1 Nails
B03	12,073	Petco
C	62,741	ShopRite
E	6,864	Kids First Swim
F	14,868	The Tile Shop
G	24,671	Burlington Coat Factory
H01	3,948	Rack Room Shoes
H03	2,550	Chungs Martial Arts
I	27,098	Marshall's
J	10,582	Skechers
K	85,060	Kohl's
L01	1,720	Slim Life Health
L02	1,005	Floretta Barnes
L03	1,000	Available

#	SQ. FT	MERCHANT
L05	1,950	Available
L06	2,100	Available
M01	9,363	Five Below
M05	2,440	MyEyeDr.
M06	7,200	Available
M07	2,450	AT&T
M08	14,398	Available
N01	3,750	Festival Veterinary
N02	5,000	X-Golf
N03	13,550	Chuck E. Cheese
N06	6,592	Coldwell Banker
N07	1,468	US Army National Guard
N08	4,550	Anytime Fitness
N11	1,400	Harmony Hearing and Audiology
N12	1,900	Music & Arts
N13	3,000	Towson Orthopedic
O01	3,792	Huo Guo Korean Hot Pot
O01A	1,563	Mariner Finance
O02	2,267	Tai Chi Asian Cuisine
O02A	1,593	Red Wing Shoes
O03	1,060	Luminous Nails

#	SQ. FT	MERCHANT
O04	1,687	Split Endz
O05	1,924	Available
O07	2,925	Thai Spice
O08	7,500	Latitudes
O09	3,001	Chipotle
O09A	2,842	Seasons Pizza
O10	8,250	Advance Auto Parts
O11	5,206	ExpressCare Urgent Care
P01	5,382	Available
P02	4,260	Phenix Salon Suites
P03	2,950	T-Mobile
P04	2,505	India Garden
P05	5,724	Mr. Tire
P05A	844	Phone Axs
P06	1,128	Tobacco Stop
P07	1,200	Subway
P08	1,600	Lacrosse Unlimited
P09	1,600	Blue Fox Mobile
P10	1,634	Jake's Wayback Burgers
P12	1,161	Hummus Republic
P14	5,982	Buffalo Wild Wings



**FESTIVAL AT BEL AIR**  
BEL AIR, MD





**FESTIVAL AT BEL AIR | 5 BEL AIR S PKWY, BEL AIR, MD**

**Zach Elcano | [zelcano@rappaportco.com](mailto:zelcano@rappaportco.com) | 571.382.1228**

**Akiel Pyant | [apyant@rappaportco.com](mailto:apyant@rappaportco.com) | 571.382.1205**

**[rappaportco.com](http://rappaportco.com)**