

PAD SITE FOR LEASE IDEAL RESTAURANT LOCATION

BEL AIR CROSSING | 420 Atwood Road Bel Air, Maryland 21015

AVAILABLE
1.5 acre pad site
CENTER SIZE
275,042 sf
PRICE
\$145,000/year
INITIAL TERM
10 - 20 years
OCCUPANCY
Immediate
PARKING RATIO
125+ spaces serve the property



DEMOGRAPHICS

POPULATION

1 mi.	7,958
3 mi.	58,121
5 mi.	102,252

HOUSEHOLDS

1 mi.	3,395
3 mi.	21,197
5 mi.	36,949

AVG HH INCOME

1 mi.	\$73,197
3 mi.	\$94,032
5 mi.	\$94,683



No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing conditions, imposed by our principals.

HIGHLIGHTS

- Adjacent to Bel Air Plaza, anchored by Target, SuperFresh, Bed Bath & Beyond and Ross Dress for Less
- Convenient ingress and egress
- Highly visible pylon signage available at both the intersection of Marketplace Drive and Route 24, and along Atwood Road
- Between former Crackpot Seafood Restaurant Building and Point Breeze Credit Union
- Pad site for up to 7,500 square feet improvement
- 125+ parking spaces serve the property, plus cross easements



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