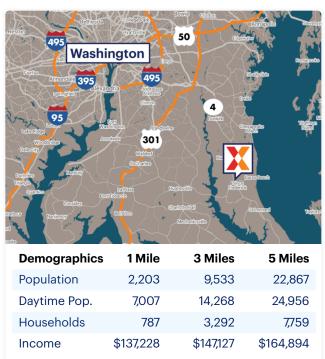
38.5544, -76.5939

Ocalvert County

• Washington-Arlington-Alexandria, DC-VA-MD-WV 278,051 Sq Ft







Source: Synergos Technologies, Inc. 2024

Market-dominant center with Giant Food and a strong lineup of national retailers including Ross Dress For Less, Ulta, Planet Fitness, Five Below, Tropical Smoothie Café, and Starbucks drawing an estimated 4M+ annual visits (Placer.ai 2024)

Ranked in the top 3% of similar class centers in the market in terms of traffic (Placer.ai, 2024)

Surrounded by an affluent population with an average household income of \$130K+ within a 3-mile radius

Strong daytime population of 14K+ within 3-miles and adjacent to the 73-bed Calvert Memorial Hospital as well as Calvert High School and Calvert Middle School with a combined enrollment of 3,800+ students (NCES, 2023)

High visibility from 37K+ VPD on Solomon Island Rd (Kalibrate, 2020)





38.5544, -76.5939





Available Spaces

4	8,000 Sq Ft 360°	20/21	5,075 Sq Ft 360°
6	1,118 Sq Ft 360°	25	1,400 Sq Ft 360°
7	38,322 Sq Ft 360°	27	20,000 Sq Ft 360°
9	2,067 Sq Ft 360°	32	1,700 Sq Ft 360°
11	5.931 Sa Ft 360°		

Current Tenants Space size listed in square feet

1	Planet Fitness	19,307	23	Papa John's	1,400
1A	Five Below	8,670	24	Spot Out Cleaners	1,750
1B	ULTA Beauty	10,082	26	Blue Crab Sports Cards	1,400
1C	Ross Dress for Less	18,000	28	Dollar Tree	8,600
2	Hand & Stone Massage and Facial Spa	3,000	31	Golden Chicken	2,500
			33	Cato Fashions	6,375
5	Nail Trix and Spa	2,030	34	K&K Adventure Zone	12,020
10	Athletico Physical	3,375	B1	Starbucks	2,170
	Therapy		B3	Great Clips	900
12	GameStop	1,400	B4	T-Mobile	1,550
13	GNC	1,400	B5	MOD Pizza	2,795
14	Bath & Body Works	3,000	D	Applebee's	4,640
15A	H&R Block	1,750	PAD A	Burger King	3,235
15B	Fox Run Liquors	1,750	PAD B	Tropical Smoothie Cafe	1,300
16	Giant Food	56,139	PAD C	Popeyes Louisiana	3,400
17	Parcelex	1,750		Kitchen	
18	Firehouse Subs	1,750	NAP01	SunTrust Bank	0
19	Advance Auto Parts	5,600	NAP02	McDonald's	0
22	J.W. Jewelers	1,400			

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time. 4028

