



GRAND YORK PLAZA

1811-1821 YORK ROAD | LUTHERVILLE-TIMONIUM, MARYLAND 21093

FOR
LEASE

1,321 SF ±
END CAP
RETAIL
AVAILABLE



MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

HIGHLIGHTS:

- 1,321 SF ± end cap retail suite available
- 59,000 SF shopping center anchored by high-volume ALDI grocery store
- Rare small shop availability
- Located at the signalized intersection of York Road (Rt. 45) and Ridgely Road
- Baltimore MSA's top retail trade area
- Join ALDI, Jimmy John's, Bank of America, F45 Training, FS8 Fitness Studio, Kirchmayr Chocolatier, Sola Salon Studios, Consumer Cellular, Eye to Eye, Live Better Hearing, Grand York Interiors

AVAILABLE:	1,321 SF ± (SUITE 1813A)
TRAFFIC COUNT:	33,471 AADT (YORK RD/RT. 45)
	8,171 AADT (E. RIDGELY RD)
RENTAL RATE:	NEGOTIABLE



SITE PLAN



PYLON SIGN 2

E RIDGELY RD

PYLON SIGN 1

45 YORK RD 33,470 AADT



ADDITIONAL PHOTOS



LOCAL BIRDSEYE

TOWSON



BEST BUY
petco

NTE

Firestone
COMPLETE AUTO CARE

WATCO
RISE

ROSEDALE FEDERAL

LUTHERVILLE LAB ELEM. SCHOOL

Advance
Auto Parts

Starbucks

Walgreens

at&t
Pediatrics
URGENT CARE

THB

ME
Message Emp.

MEZCAL
Mexican Restaurant & Bar

carter's

MOM's
Organic Market

E RIDGELY RD

W RIDGELY RD

YORK RD

33,470 AADT

Bertucci's
BRICK OVEN PIZZA & PASTA

NORTHAMPTON RD

45



LOCAL BIRDSEYE



OLD NAVY
overstock outlet

KOHL'S

Michael's
MOM
Carter's

MEZCAL
ME
THB

Starbucks

at&t
Pediatrics URGENT CARE
Walgreens

Bertucci's

Starbucks
Dunkin'
Smoothie King
Quikway
Concentra

HARBOR FREIGHT
Parts Authority

ShopRite
PET SMART

The MARYLAND STATE FAIR

churchnativity

83

45

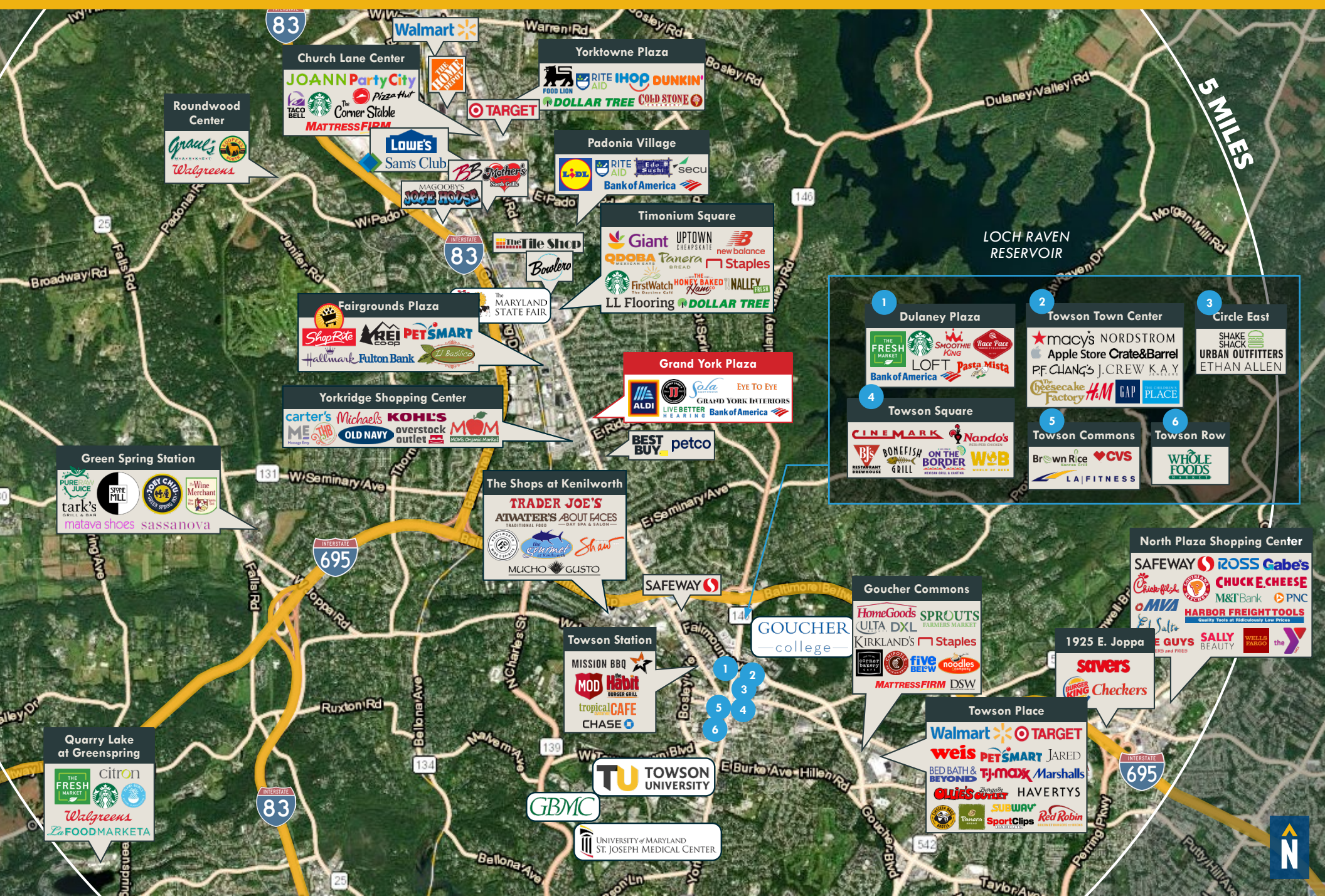
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YORK RD 33,470 AADT

E RIDGELY RD



MARKET AERIAL



5 MILES

LOCH RAVEN RESERVOIR

1 Dulaney Plaza THE FRESH MARKET, Starbucks, SMOOTHIE KING, Pasta Mistra, Bank of America	2 Towson Town Center macy's, NORDSTROM, Apple Store, Crate&Barrel, PF CHANG'S, J.CREW, K.A.Y, The Cheesecake Factory, H&M, GAP, PLACE	3 Circle East SHAKE SHACK, URBAN OUTFITTERS, ETHAN ALLEN
4 Towson Square CINEMARK, Nando's, BJS RESTAURANT BROTHERHOOD GRILL, ON THE BORDER MEXICAN RESTAURANT & BAR, WEB WORLD OF BEER	5 Towson Commons Brown Rice, CVS, LA FITNESS	6 Towson Row WHOLE FOODS MARKET

North Plaza Shopping Center

SAFeway, ROSS, Gabe's, CHUCK E. CHEESE, M&T Bank, PNC, HARBOR FREIGHT TOOLS, Quality Tools at Remarkably Low Prices, E! Salvo, THE GUYS BEES AND PREES, SALLY BEAUTY, WELLS FARGO, the Y

Goucher Commons

HomeGoods, SPROUTS FARMERS MARKET, ULTA DXL, KIRKLAND'S, Staples, fIVE BELOW, noodles, MATTRESS FIRM, DSW

1925 E. Joppa

savers, Burger King, Checkers

Towson Place

Walmart, TARGET, weis, PETSMART, JARED, BED BATH & BEYOND, TJ-MAXX, Marshalls, QUIK'S, SUBWAY, HAVERTYS, SportClips, Red Robin

Towson Station

MISSION BBQ, MOD, Habibi, tropical CAFE, CHASE

TU TOWSON UNIVERSITY

UNIVERSITY OF MARYLAND ST. JOSEPH MEDICAL CENTER

The Shops at Kenilworth

TRADER JOE'S, ATWATER'S ABOUT FACES, MUCHO, GUSTO

Fairgrounds Plaza

ShopRite, PET SMART, Hallmark, Fulton Bank, The Maryland State Fair

Yorkridge Shopping Center

carter's, Michaels, KOHL'S, overstock outlet, MOM, ME SHOPS

Green Spring Station

PURE JUICE, tark's, matava shoes, sassanova, JOY CIGAR, Wine Merchant

Quarry Lake at Greenspring

THE FRESH MARKET, citron, Starbucks, Walgreens, Z's FOODMARKETA

Roundwood Center

Crave's, Walgreens

Church Lane Center

JOANN, Party City, Starbucks, The Corner Store, MATTRESS FIRM, TACO BELL, Pizza Hut

Yorktowne Plaza

RITE AID, IHOP, DUNKIN', DOLLAR TREE, COLD STONE

Padonia Village

LIDL, RITE AID, Bank of America

Timonium Square

Giant, UPTOWN, QDOBA, Panera, Staples, FirstWatch, LL Flooring, DOLLAR TREE

Grand York Plaza

ALDI, EYE TO EYE, GRAND YORK INTERIORS, Bank of America

BEST BUY, petco



DEMOGRAPHICS

2024

RADIUS:

1 MILE

3 MILES

5 MILES

RESIDENTIAL POPULATION



9,386

82,609

179,084

DAYTIME POPULATION



15,949

111,567

215,173

AVERAGE HOUSEHOLD INCOME



\$171,686

\$147,856

\$147,406

NUMBER OF HOUSEHOLDS



3,582

31,806

72,183

MEDIAN AGE

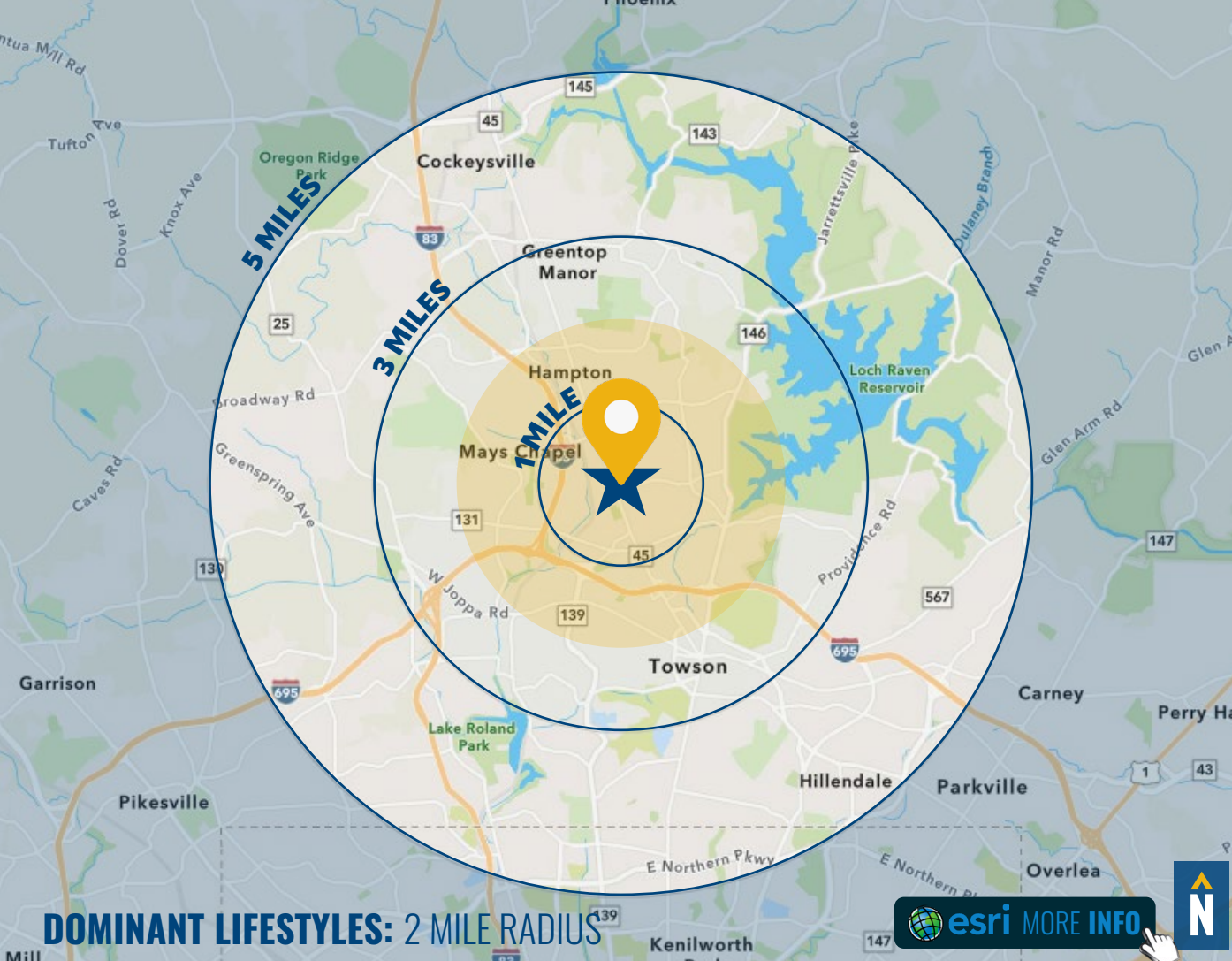


44.2

37.4

39.3

[FULL DEMOS REPORT](#)



DOMINANT LIFESTYLES: 2 MILE RADIUS

[MORE INFO](#)



19%
PLEASANTVILLE

Prosperous domesticity best describes these settled denizens. They maintain their higher incomes and standard of living with dual incomes, and shop online and in a variety of stores, from upscale to discount.

Median Age: **42.6**
Median Household Income: **\$92,900**

17%
COLLEGE TOWNS

This digitally engaged group uses computers and cell phones for all aspects of life, including shopping, school work, news, social media and entertainment. They also tend to splurge on the latest fashions.

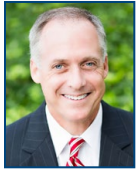
Median Age: **24.5**
Median Household Income: **\$32,200**

16%
EXURBANITES

These residents are approaching retirement but show few signs of slowing down. They are active in their communities and seasoned travelers, with a lifestyle that is both affluent and urbane.

Median Age: **51.0**
Median Household Income: **\$103,400**

FOR MORE INFO CONTACT:



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SITE PLAN



1811	ALDI	22,680 SF
1811A	Sola Salon Studios	8,000 SF
1811B	FS8 Fitness Studio	2,000 SF
1811C	F45 Training	3,200 SF
1811E	Kirchmayr Chocolatier	1,600 SF
1811D	Animal Medical Clinic	1,500 SF
1813A	AVAILABLE	1,321 SF
1813B	Live Better Hearing	1,222 SF
1813	Grand York Day Spa	2,332 SF
1815	Consumer Cellular	4,425 SF
1817	Grand York Cleaners	1,860 SF
1819C	Grand York Interiors	1,530 SF
1819J	Eye to Eye	1,530 SF
1819K	Jimmy John's	1,570 SF
1821	Bank of America	3,600 SF

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