

FOR SALE

Baltimore County, MD

FREESTANDING RETAIL BUILDING ON ROUTE 40

5719 BALTIMORE NATIONAL PIKE | CATONSVILLE, MARYLAND 21228

BUILDING SIZE

1,661 sf ±

LOT SIZE

.311 Acres ±

ZONING

BM CCC (Business Major - Commercial, Community Core)

TRAFFIC COUNT

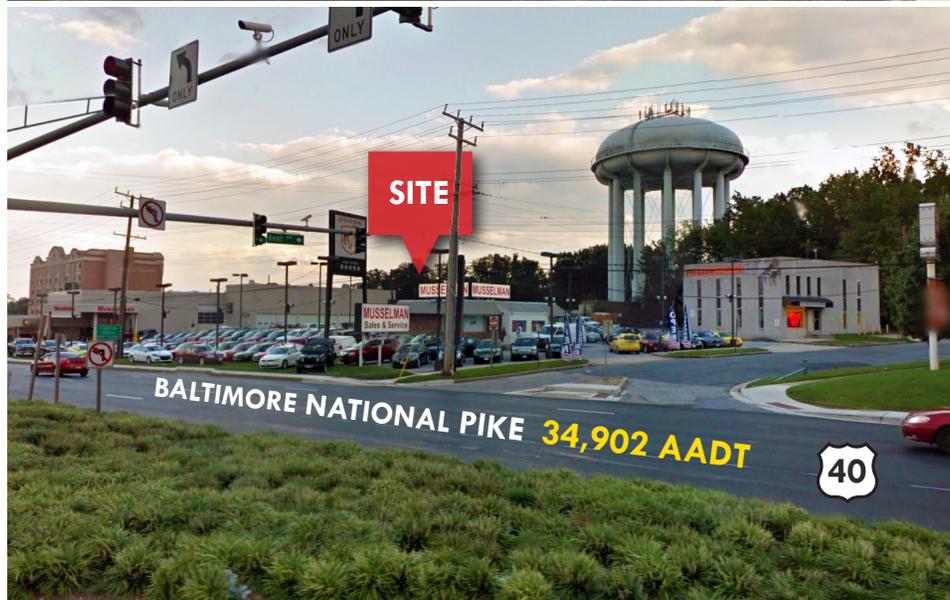
34,902 AADT (Rt. 40)

SALE PRICE

\$600,000

HIGHLIGHTS

- ▶ High visibility corner location on Baltimore National Pike
- ▶ Situated at a busy signalized intersection
- ▶ Less than 1/4 mile to I-695
- ▶ Surrounded by dense residential population
- ▶ Adjacent to large anchor and junior box retailers
- ▶ Large billboard-style signage facing the road



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FOR SALE

Baltimore County, MD

BIRDSEYE

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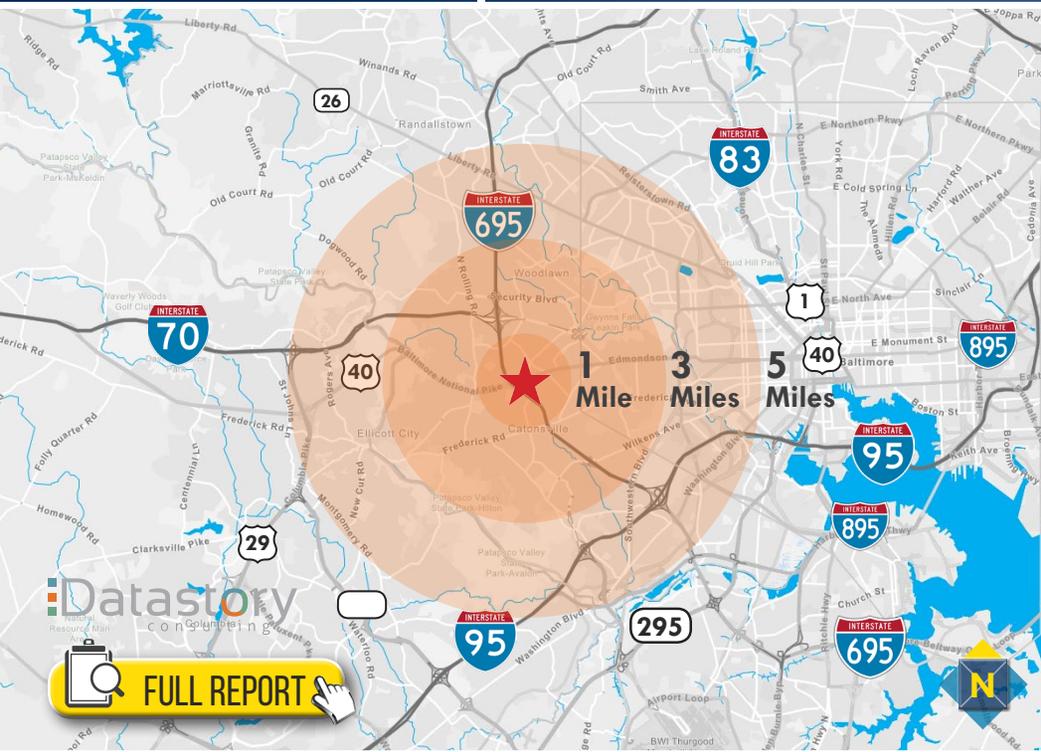


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Baltimore County, MD

LOCATION / DEMOGRAPHICS

5719 BALTIMORE NATIONAL PIKE | CATONSVILLE, MARYLAND 21228



Datastory

FULL REPORT

| RESIDENTIAL POPULATION | NUMBER OF HOUSEHOLDS | AVERAGE HH SIZE | MEDIAN AGE |
|------------------------|----------------------|-------------------------------------|--------------------|
| 20,205 1 MILE | 7,588 1 MILE | 2.62 1 MILE | 39.1 1 MILE |
| 127,041 3 MILES | 48,938 3 MILES | 2.48 3 MILES | 38.4 3 MILES |
| 326,175 5 MILES | 123,125 5 MILES | 2.58 5 MILES | 39.0 5 MILES |
| AVERAGE HH INCOME | EDUCATION (COLLEGE+) | EMPLOYMENT (AGE 16+ IN LABOR FORCE) | DAYTIME POPULATION |
| \$74,657 1 MILE | 65.0% 1 MILE | 94.1% 1 MILE | 15,304 1 MILE |
| \$75,134 3 MILES | 63.8% 3 MILES | 92.9% 3 MILES | 120,357 3 MILES |
| \$69,668 5 MILES | 57.1% 5 MILES | 91.6% 5 MILES | 317,913 5 MILES |

21%
PARKS AND REC
2 MILES

Many of these families are two-income married couples approaching retirement age. They are comfortable in their jobs and their homes and budget wisely, but do not plan on retiring anytime soon or moving.

2.49
AVERAGE HH SIZE

40.3
MEDIAN AGE

\$55,000
MEDIAN HH INCOME

LEARN MORE

11%
PLEASANTVILLE
2 MILES

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.

2.86
AVERAGE HH SIZE

41.9
MEDIAN AGE

\$85,000
MEDIAN HH INCOME

LEARN MORE

10%
FAMILY FOUNDATIONS
2 MILES

Family and faith are the cornerstones of life in these communities. Style is important to these consumers, who spend on clothing for themselves and their children, as well as on smartphones.

2.70
AVERAGE HH SIZE

38.8
MEDIAN AGE

\$40,000
MEDIAN HH INCOME

LEARN MORE

10%
IN STYLE
2 MILES

In Style denizens embrace an urbane lifestyle that includes support of the arts, travel and extensive reading. They are connected and make full use of the advantages of mobile devices.

2.33
AVERAGE HH SIZE

41.1
MEDIAN AGE

\$66,000
MEDIAN HH INCOME

LEARN MORE