

FOR LEASE

Anne Arundel County, MD

RETAIL END CAP OPPORTUNITY

6711 RITCHIE HIGHWAY | GLEN BURNIE, MARYLAND 21060

AVAILABLE

9,522 sf
(divisible to 2,500 or 3,000 sf ±)

OCCUPANCY

Q3 2017

TRAFFIC COUNT

40,681 AADT (Ritchie Hwy / Rt. 2)

RENTAL RATE

Negotiable, NNN

HIGHLIGHTS

- ▶ Prime location, in the core of Glen Burnie's regional retail hub; less than 1 mile to I-695
- ▶ Ideally situated on Rt. 2/Ritchie Highway, a major north-south artery for Anne Arundel County
- ▶ Excellent visibility with multiple access points
- ▶ Shadow-anchored by The Centre at Glen Burnie and Chesapeake Square
- ▶ Neighboring retailers include Target, Toys 'R' Us, Office Depot, Lowe's, Dick's Sporting Goods, Best Buy & more!



Tom Fidler

410.494.4860

tfidler@mackenziecommercial.com

Mackenzie Commercial Real Estate Services, LLC

Laura Williams

410.494.4864

lwilliams@mackenziecommercial.com

410-821-8585 • 2328 W. Joppa Road, Suite 200 | Lutherville-Timonium, Maryland 21093

CJ Koluch

443.573.3207

ckoluch@mackenziecommercial.com

FOR LEASE

Anne Arundel County, MD

BIRDSEYE

6711 RITCHIE HIGHWAY | GLEN BURNIE, MARYLAND 21060



FOR LEASE

Anne Arundel County, MD

TRADE AREA

6711 RITCHIE HIGHWAY | GLEN BURNIE, MARYLAND 21060

DOMINANT LIFESTYLES

2 mile radius



46% Parks and Rec



LEARN MORE

esri.com/tapestry

Average HH Size: 2.49
Median Age: 40.3
Median HH Income: \$55,000

16% Bright Young Professionals



LEARN MORE

esri.com/tapestry

Average HH Size: 2.40
Median Age: 32.2
Median HH Income: \$50,000

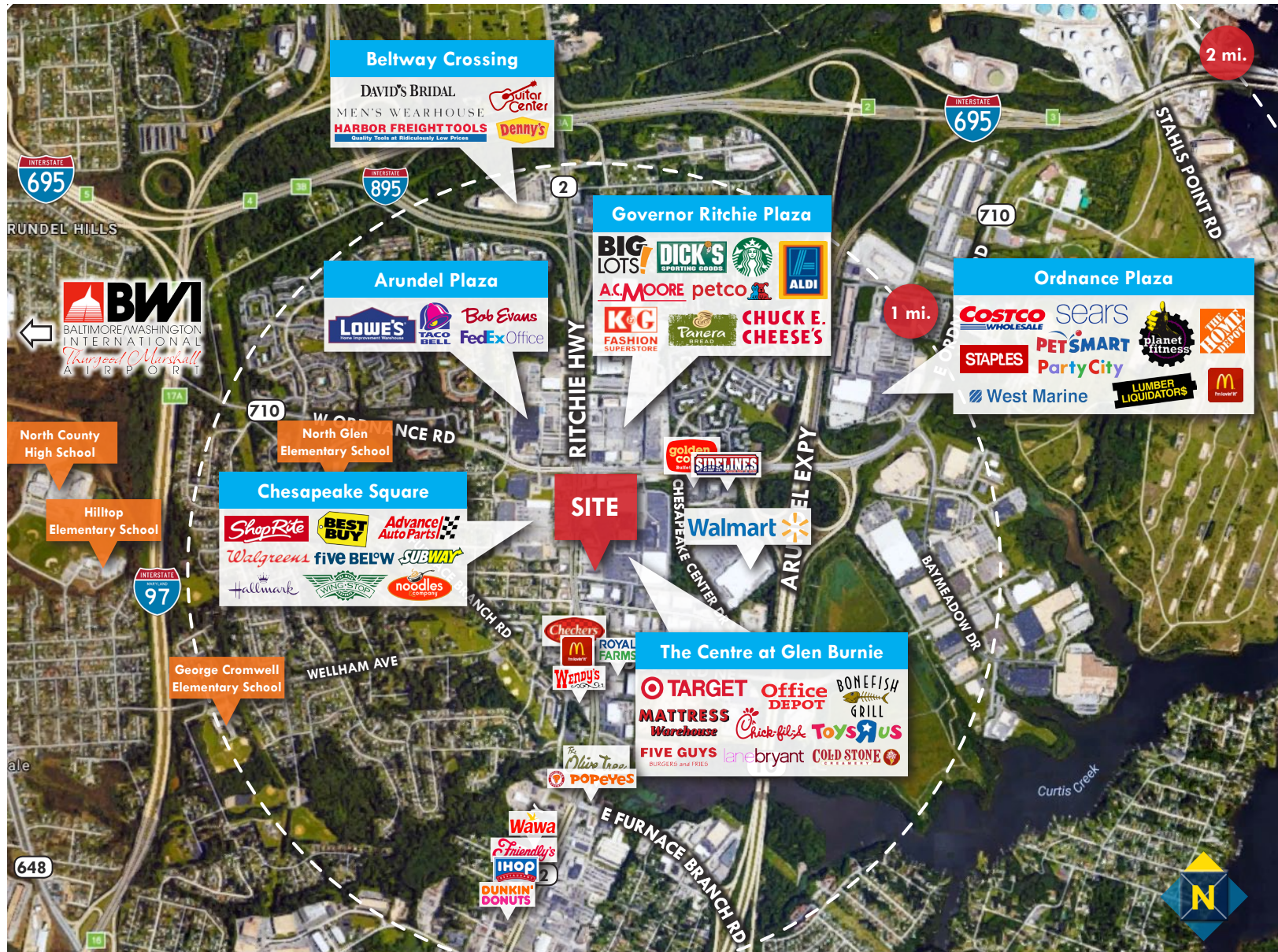
14% Pleasantville



LEARN MORE

esri.com/tapestry

Average HH Size: 2.86
Median Age: 41.9
Median HH Income: \$85,000



Tom Fidler

410.494.4860

tfidler@mackenziecommercial.com

Mackenzie Commercial Real Estate Services, LLC

Laura Williams

410.494.4864

lwilliams@mackenziecommercial.com

CJ Koluch

443.573.3207

ckoluch@mackenziecommercial.com

410-821-8585 • 2328 W. Joppa Road, Suite 200 | Lutherville-Timonium, Maryland 21093 • www.MACKENZIECOMMERCIAL.com

FOR LEASE

Anne Arundel County, MD

LOCATION / DEMOGRAPHICS

6711 RITCHIE HIGHWAY | GLEN BURNIE, MARYLAND 21060

DEMOGRAPHICS

1 mile 3 miles 5 miles



Population

13,151 80,131 179,407



Number of Households

5,359 29,827 67,141



Average Household Income

\$68,889 \$73,138 \$71,510



Daytime Population

16,582 74,734 194,098

RETAIL EXPENDITURES

1 mile 3 miles 5 miles



Furniture & Home

\$5.3M \$30.8M \$68.2M



Entertainment & Recreation

\$13.9M \$81.5M \$179.6M



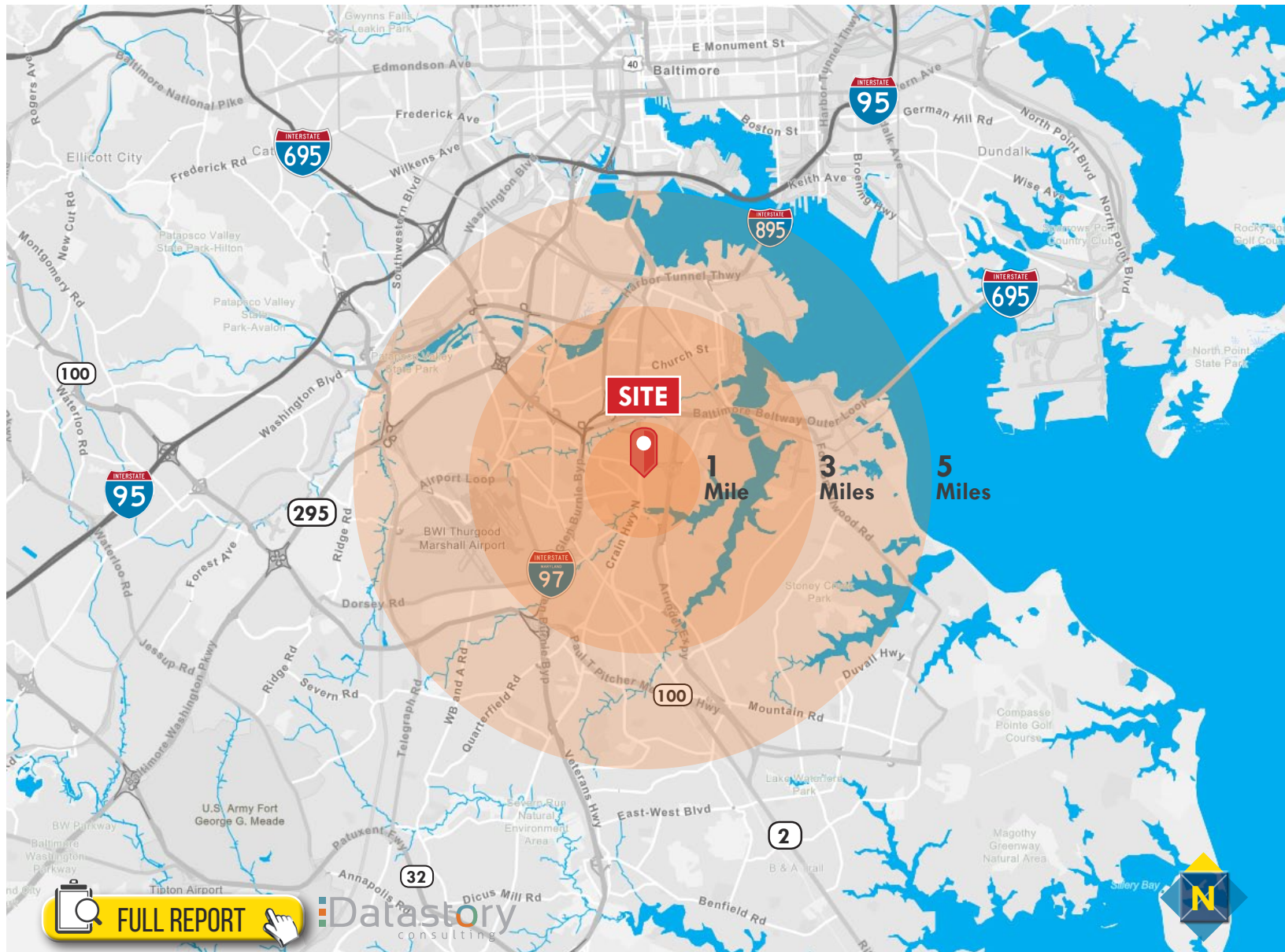
Fashion & Clothing

\$9.9M \$57.1M \$128.0M



Food & Drink

\$15.2M \$86.0M \$193.8M



FULL REPORT

Datastory
consulting



Tom Fidler
410.494.4860
tfidler@mackenziecommercial.com

Laura Williams
410.494.4864
lwilliams@mackenziecommercial.com

CJ Koluch
443.573.3207
ckoluch@mackenziecommercial.com

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.