

FOR LEASE

Carroll County, Maryland

FAIRGROUND VILLAGE SHOPPING CENTER

330 140 VILLAGE ROAD | WESTMINSTER, MARYLAND 21157

AVAILABLE

Suite 22: 1,200 sf

BUILDING SIZE

29,000 sf

RENTAL RATE

\$17.00/sf, MG

HIGHLIGHTS

- ▶ End-cap that was a former dog grooming location
- ▶ Easy accessible to Route 140 and Route 32
- ▶ Plenty of parking
- ▶ Move-in condition
- ▶ Diverse tenant mix



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AERIAL

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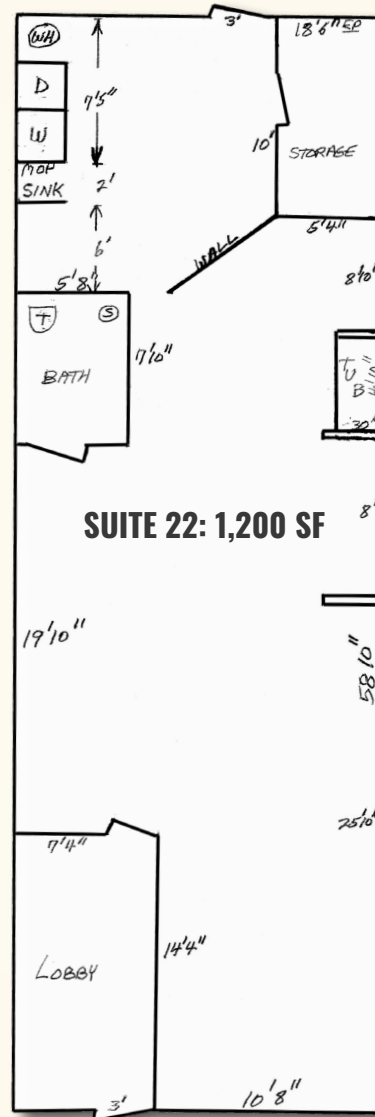


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FLOOR PLAN

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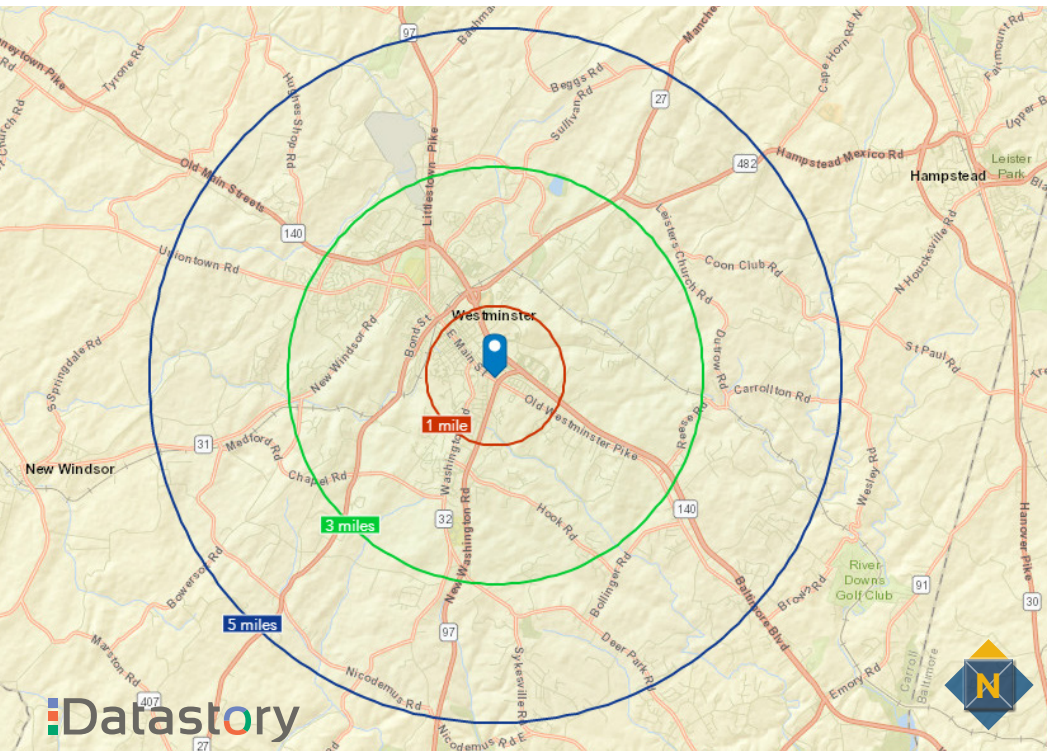


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LOCATION / DEMOGRAPHICS

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<p>RESIDENTIAL POPULATION</p> <p>6,281 1 MILE</p> <p>33,834 3 MILES</p> <p>48,408 5 MILES</p>	<p>NUMBER OF HOUSEHOLDS</p> <p>2,786 1 MILE</p> <p>12,513 3 MILES</p> <p>17,321 5 MILES</p>	<p>AVERAGE HH SIZE</p> <p>2.15 1 MILE</p> <p>2.57 3 MILES</p> <p>2.60 5 MILES</p>	<p>MEDIAN AGE</p> <p>41.0 1 MILE</p> <p>39.2 3 MILES</p> <p>41.6 5 MILES</p>
<p>AVERAGE HH INCOME</p> <p>\$70,985 1 MILE</p> <p>\$94,925 3 MILES</p> <p>\$103,307 5 MILES</p>	<p>EDUCATION (COLLEGE+)</p> <p>53.3% 1 MILE</p> <p>63.9% 3 MILES</p> <p>64.0% 5 MILES</p>	<p>EMPLOYMENT (AGE 16+ IN LABOR FORCE)</p> <p>3,357 1 MILE</p> <p>18,895 3 MILES</p> <p>27,233 5 MILES</p>	<p>DAYTIME POPULATION</p> <p>10,660 1 MILE</p> <p>37,373 3 MILES</p> <p>49,433 5 MILES</p>

22.8%
FRONT PORCHES
2 MILES

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Friends and family are central to this segment and help to influence household buying decisions. This diverse group of residents enjoy their automobiles and like cars that are fun to drive.

2.57
AVERAGE HH SIZE

34.9
MEDIAN AGE

\$43,700
MEDIAN HH INCOME

16.9%
GOLDEN YEARS
2 MILES

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Independent, active seniors nearing the end of their careers or already in retirement, these consumers actively pursue a variety of leisure interests—travel, sports, dining out, museums and concerts.

2.06
AVERAGE HH SIZE

52.3
MEDIAN AGE

\$71,700
MEDIAN HH INCOME

14.6%
SOCIAL SECURITY SET
2 MILES

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This older market enjoys the hustle and bustle of life in the heart of the city, with the added benefit of access to hospitals, community centers and public transportation. Wages and salary income are still earned.

1.73
AVERAGE HH SIZE

45.6
MEDIAN AGE

\$17,900
MEDIAN HH INCOME

12.9%
SAVVY SUBURBANITES
2 MILES

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These residents are well educated, well read and well capitalized. Largely empty nesters, they have a suburban lifestyle, but also enjoy good food and wine, plus the amenities of the city's cultural events.

2.85
AVERAGE HH SIZE

45.1
MEDIAN AGE

\$108,700
MEDIAN HH INCOME