



SATYR HILL SHOPPING CENTER

2023-2053 E. JOPPA ROAD | PARKVILLE, MARYLAND 21234

FOR
LEASE



MACKENZIE
RETAIL

PROPERTY OVERVIEW

HIGHLIGHTS:

- Inline retail available
- 45,000 SF+ shopping center anchored by Advance Auto Parts, Charm City Buffet, Dunkin', Carney Car Care Center
- High visibility location at the signalized intersection with E. Joppa Road (23,000+ cars/day)
- Adjacent to Perring Plaza and North Plaza Shopping Center
- Located in the heart of the Parkville/Carney trade area
- Easy access to I-695 and I-95

AVAILABLE:

4,500 SF ± (INLINE)

CENTER SIZE:

47,634 SF ±

TRAFFIC COUNT:

23,302 AADT (E. JOPPA RD)

CAM / INS. / TAXES:

\$3.05 PSF / \$0.50 PSF / \$2.30 PSF

RENTAL RATE:

NEGOTIABLE



INLINE RETAIL



GOOGLE STREET VIEW



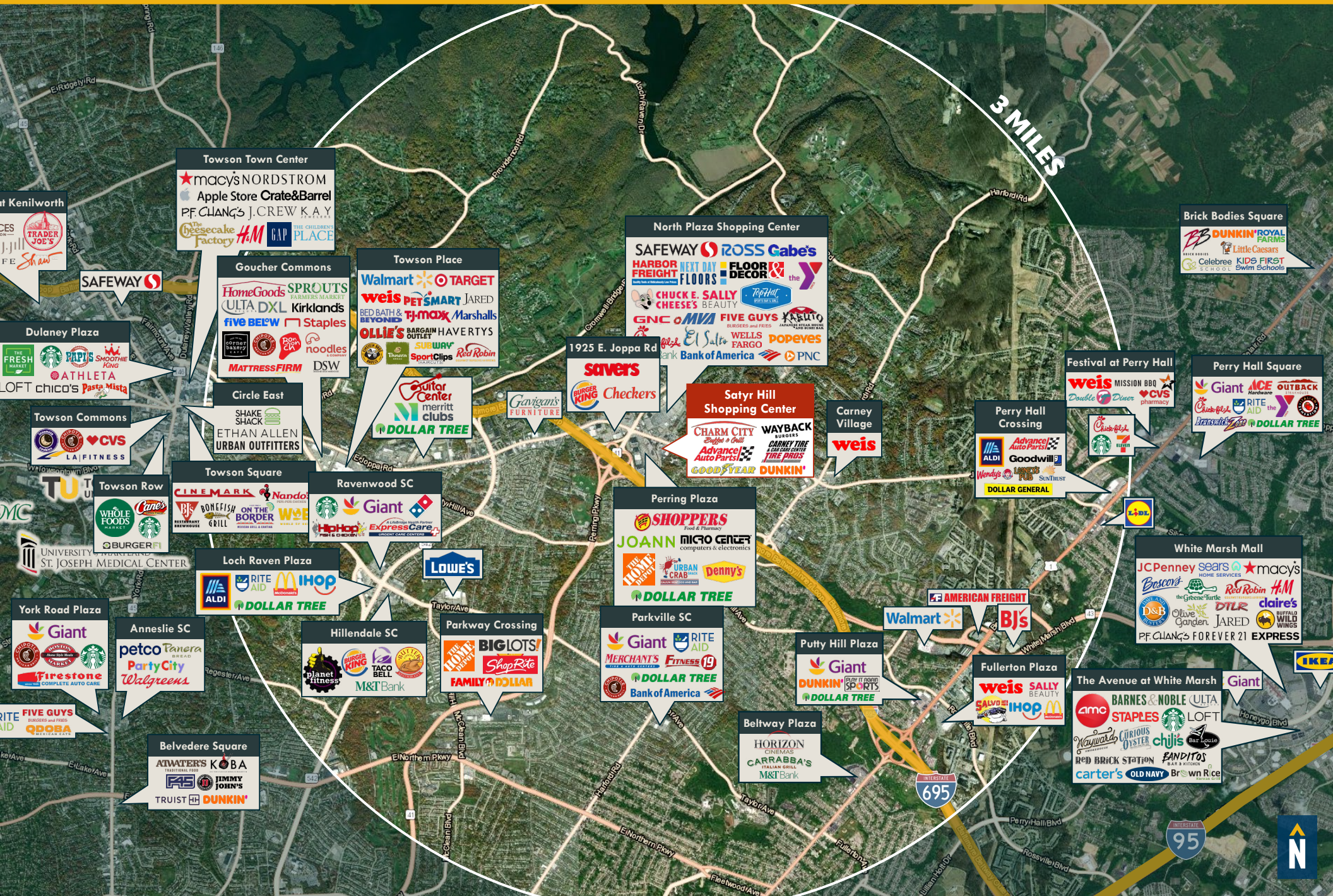
SITE PLAN



LOCAL BIRDSEYE



MARKET AERIAL



CENTER PHOTOS



DEMOGRAPHICS

2023

RADIUS:

1 MILE

3 MILES

5 MILES

RESIDENTIAL POPULATION



15,242

116,622

309,986

DAYTIME POPULATION



12,830

94,848

275,033

AVERAGE HOUSEHOLD INCOME



\$91,944

\$105,666

\$110,991

NUMBER OF HOUSEHOLDS



6,399

48,720

123,571

MEDIAN AGE

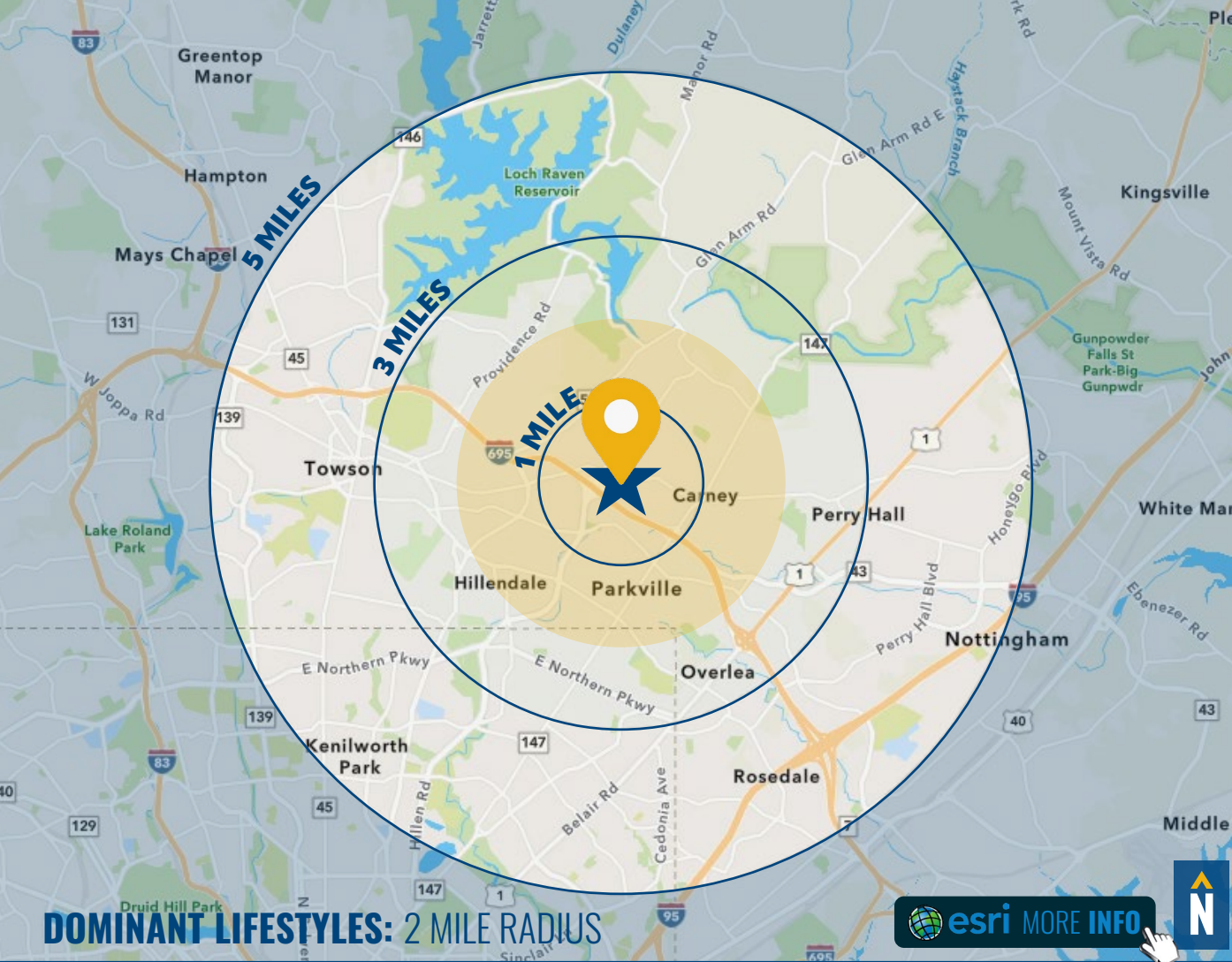


41.9

40.4

39.5

FULL DEMOS REPORT



DOMINANT LIFESTYLES: 2 MILE RADIUS

21%
PARKS
AND REC



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.

Median Age: **40.9**

Median Household Income: **\$60,000**

16%
BRIGHT YOUNG
PROFESSIONALS



These communities are home to young, educated, working professionals. Labor force participation is high, generally white-collar work. Residents are physically active and up on the latest technology.

Median Age: **33.0**

Median Household Income: **\$54,000**

11%
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**

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VISIT **PROPERTY PAGE** FOR MORE INFORMATION.



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