

9344 LANHAM SEVERN RD, MD 20706

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Property Details

Great location, well maintained 2 level brick building with plenty of parking, 27,538 sf total and divisible to meet your needs. Walking distance to Seabrook MARC Station and minutes to I-495. Perfect for business owner or investment property.

Price: \$3,999,990

- All brick and glass building
- Plenty of parking

View the full listing here: <http://www.crelisting.net/MIB20hw3g/?StepID=107>

Price:	\$3,999,990
Building Size:	27,538 SF
Price/SF:	\$145.25
Property Type:	Office
Property Sub-type:	Institutional/Governmental
Additional Sub-types:	Office Building, Medical Office, Office-R&D
Property Use Type:	Vacant/Owner-User
Commission Split:	2.25%
Occupancy:	20%
No. Stories:	2

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Location



Location Description

Walking distance to Seabrook MARC Station and minutes to I-495.

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Property Photos



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Demographics

Population	1-mi.	3-mi.	5-mi.
2015 Male Population	6,884	44,614	115,313
2015 Female Population	7,075	48,488	120,971
% 2015 Male Population	49.32%	47.92%	48.80%
% 2015 Female Population	50.68%	52.08%	51.20%
2015 Total Population: Adult	10,560	71,277	179,693
2015 Total Daytime Population	16,484	115,809	243,175
2015 Total Employees	9,182	69,678	125,055
2015 Total Population: Median Age	36	37	34
2015 Total Population: Adult Median Age	47	46	44
2015 Total population: Under 5 years	986	6,511	17,503
2015 Total population: 5 to 9 years	1,022	6,344	16,434
2015 Total population: 10 to 14 years	922	5,758	14,625
2015 Total population: 15 to 19 years	827	5,527	14,768
2015 Total population: 20 to 24 years	934	6,269	19,166
2015 Total population: 25 to 29 years	1,083	7,280	18,996
2015 Total population: 30 to 34 years	994	7,027	18,800
2015 Total population: 35 to 39 years	868	6,076	15,916
2015 Total population: 40 to 44 years	925	6,430	16,278
2015 Total population: 45 to 49 years	965	6,644	16,314
2015 Total population: 50 to 54 years	1,062	7,509	17,479
2015 Total population: 55 to 59 years	1,012	6,721	15,178

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Population (Cont.)	1-mi.	3-mi.	5-mi.
2015 Total population: 60 to 64 years	770	5,338	12,109
2015 Total population: 65 to 69 years	588	3,676	8,606
2015 Total population: 70 to 74 years	398	2,328	5,437
2015 Total population: 75 to 79 years	266	1,701	3,837
2015 Total population: 80 to 84 years	195	1,041	2,388
2015 Total population: 85 years and over	142	922	2,450
% 2015 Total population: Under 5 years	7.06%	6.99%	7.41%
% 2015 Total population: 5 to 9 years	7.32%	6.81%	6.96%
% 2015 Total population: 10 to 14 years	6.61%	6.18%	6.19%
% 2015 Total population: 15 to 19 years	5.92%	5.94%	6.25%
% 2015 Total population: 20 to 24 years	6.69%	6.73%	8.11%
% 2015 Total population: 25 to 29 years	7.76%	7.82%	8.04%
% 2015 Total population: 30 to 34 years	7.12%	7.55%	7.96%
% 2015 Total population: 35 to 39 years	6.22%	6.53%	6.74%
% 2015 Total population: 40 to 44 years	6.63%	6.91%	6.89%
% 2015 Total population: 45 to 49 years	6.91%	7.14%	6.90%
% 2015 Total population: 50 to 54 years	7.61%	8.07%	7.40%
% 2015 Total population: 55 to 59 years	7.25%	7.22%	6.42%
% 2015 Total population: 60 to 64 years	5.52%	5.73%	5.12%
% 2015 Total population: 65 to 69 years	4.21%	3.95%	3.64%
% 2015 Total population: 70 to 74 years	2.85%	2.50%	2.30%

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Population (Cont.)	1-mi.	3-mi.	5-mi.
% 2015 Total population: 75 to 79 years	1.91%	1.83%	1.62%
% 2015 Total population: 80 to 84 years	1.40%	1.12%	1.01%
% 2015 Total population: 85 years and over	1.02%	0.99%	1.04%
2015 White alone	2,987	15,717	48,922
2015 Black or African American alone	7,196	58,039	136,314
2015 American Indian and Alaska Native alone	60	370	1,132
2015 Asian alone	928	5,362	11,266
2015 Native Hawaiian and OPI alone	14	64	145
2015 Some Other Race alone	2,344	10,673	30,877
2015 Two or More Races alone	430	2,877	7,628
2015 Hispanic	3,719	17,611	51,205
2015 Not Hispanic	10,240	75,491	185,079
% 2015 White alone	21.40%	16.88%	20.70%
% 2015 Black or African American alone	51.55%	62.34%	57.69%
% 2015 American Indian and Alaska Native alone	0.43%	0.40%	0.48%
% 2015 Asian alone	6.65%	5.76%	4.77%
% 2015 Native Hawaiian and OPI alone	0.10%	0.07%	0.06%
% 2015 Some Other Race alone	16.79%	11.46%	13.07%
% 2015 Two or More Races alone	3.08%	3.09%	3.23%
% 2015 Hispanic	26.64%	18.92%	21.67%
% 2015 Not Hispanic	73.36%	81.08%	78.33%

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Population (Cont.)	1-mi.	3-mi.	5-mi.
2015 Not Hispanic: White alone	4,229	19,334	50,382
2015 Not Hispanic: Black or African American alone	7,061	51,579	123,329
2015 Not Hispanic: American Indian and Alaska Native alone	37	200	522
2015 Not Hispanic: Asian alone	894	5,145	10,040
2015 Not Hispanic: Native Hawaiian and OPI alone	2	28	53
2015 Not Hispanic: Some Other Race alone	26	175	465
2015 Not Hispanic: Two or More Races	286	1,908	4,337
% 2015 Not Hispanic: White alone	32.42%	23.53%	24.68%
% 2015 Not Hispanic: Black or African American alone	54.14%	62.79%	60.40%
% 2015 Not Hispanic: American Indian and Alaska Native alone	0.28%	0.24%	0.26%
% 2015 Not Hispanic: Asian alone	6.85%	6.26%	4.92%
% 2015 Not Hispanic: Native Hawaiian and OPI alone	0.02%	0.03%	0.03%
% 2015 Not Hispanic: Some Other Race alone	0.20%	0.21%	0.23%
% 2015 Not Hispanic: Two or More Races	2.19%	2.32%	2.12%
Population Change	1-mi.	3-mi.	5-mi.
Total: Employees (NAICS)	n/a	n/a	n/a
Total: Establishments (NAICS)	n/a	n/a	n/a

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Population Change (Cont.)	1-mi.	3-mi.	5-mi.
2015 Total Population	13,959	93,102	236,284
2015 Households	4,057	30,317	75,910
Population Change 2010-2015	769	4,555	12,564
Household Change 2010-2015	130	91	554
% Population Change 2010-2015	5.83%	5.14%	5.62%
% Household Change 2010-2015	3.31%	0.30%	0.74%
Population Change 2000-2015	916	10,951	32,112
Household Change 2000-2015	-292	576	3,652
% Population Change 2000 to 2015	7.02%	13.33%	15.73%
% Household Change 2000 to 2015	-6.71%	1.94%	5.05%

Housing	1-mi.	3-mi.	5-mi.
2015 Housing Units	4,493	30,921	76,484
2015 Occupied Housing Units	4,349	29,742	72,258
2015 Owner Occupied Housing Units	3,487	20,020	44,089
2015 Renter Occupied Housing Units	862	9,722	28,169
2015 Vacant Housings Units	144	1,181	4,227
% 2015 Occupied Housing Units	96.80%	96.19%	94.47%

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Housing (Cont.)

	1-mi.	3-mi.	5-mi.
% 2015 Owner occupied housing units	80.18%	67.31%	61.02%
% 2015 Renter occupied housing units	19.82%	32.69%	38.98%
% 2000 Vacant housing units	3.20%	3.82%	5.53%

Income

	1-mi.	3-mi.	5-mi.
2015 Household Income: Median	\$78,888	\$73,267	\$70,110
2015 Household Income: Average	\$95,663	\$93,228	\$91,795
2015 Per Capita Income	\$28,020	\$30,514	\$29,830
2015 Household income: Less than \$10,000	106	956	3,232
2015 Household income: \$10,000 to \$14,999	97	750	2,152
2015 Household income: \$15,000 to \$19,999	71	600	1,954
2015 Household income: \$20,000 to \$24,999	103	852	2,773
2015 Household income: \$25,000 to \$29,999	132	756	2,259
2015 Household income: \$30,000 to \$34,999	126	1,173	3,082
2015 Household income: \$35,000 to \$39,999	141	1,390	3,423
2015 Household income: \$40,000 to \$44,999	154	1,514	3,464
2015 Household income: \$45,000 to \$49,999	138	1,339	3,288
2015 Household income: \$50,000 to \$59,999	408	2,959	7,091
2015 Household income: \$60,000 to \$74,999	445	3,244	7,769
2015 Household income: \$75,000 to \$99,999	691	4,716	10,833
2015 Household income: \$100,000 to \$124,999	517	3,341	8,029
2015 Household income: \$125,000 to \$149,999	371	2,423	5,724
2015 Household income: \$150,000 to \$199,999	345	2,664	6,349

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Income (Cont.)

	1-mi.	3-mi.	5-mi.
2015 Household income: \$200,000 or more	212	1,640	4,488
% 2015 Household income: Less than \$10,000	2.61%	3.15%	4.26%
% 2015 Household income: \$10,000 to \$14,999	2.39%	2.47%	2.83%
% 2015 Household income: \$15,000 to \$19,999	1.75%	1.98%	2.57%
% 2015 Household income: \$20,000 to \$24,999	2.54%	2.81%	3.65%
% 2015 Household income: \$25,000 to \$29,999	3.25%	2.49%	2.98%
% 2015 Household income: \$30,000 to \$34,999	3.11%	3.87%	4.06%
% 2015 Household income: \$35,000 to \$39,999	3.48%	4.58%	4.51%
% 2015 Household income: \$40,000 to \$44,999	3.80%	4.99%	4.56%
% 2015 Household income: \$45,000 to \$49,999	3.40%	4.42%	4.33%
% 2015 Household income: \$50,000 to \$59,999	10.06%	9.76%	9.34%
% 2015 Household income: \$60,000 to \$74,999	10.97%	10.70%	10.23%
% 2015 Household income: \$75,000 to \$99,999	17.03%	15.56%	14.27%
% 2015 Household income: \$100,000 to \$124,999	12.74%	11.02%	10.58%
% 2015 Household income: \$125,000 to \$149,999	9.14%	7.99%	7.54%
% 2015 Household income: \$150,000 to \$199,999	8.50%	8.79%	8.36%
% 2015 Household income: \$200,000 or more	5.23%	5.41%	5.91%

Retail Sales Volume

	1-mi.	3-mi.	5-mi.
2015 Childrens/Infants clothing stores	\$1,153,491	\$8,518,570	\$21,233,659
2015 Jewelry stores	\$444,301	\$3,277,866	\$8,141,146
2015 Mens clothing stores	\$1,419,371	\$10,400,171	\$25,787,419
2015 Shoe stores	\$1,430,572	\$10,448,553	\$25,925,966

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Retail Sales Volume (Cont.)	1-mi.	3-mi.	5-mi.
2015 Womens clothing stores	\$2,434,637	\$17,776,136	\$43,831,099
2015 Automobile dealers	\$19,284,185	\$140,602,911	\$345,618,878
2015 Automotive parts and accessories stores	\$3,722,412	\$27,190,595	\$66,785,548
2015 Other motor vehicle dealers	\$508,608	\$3,738,785	\$9,144,230
2015 Tire dealers	\$1,656,908	\$12,095,144	\$29,723,440
2015 Hardware stores	\$84,872	\$607,475	\$1,476,871
2015 Home centers	\$828,588	\$5,933,970	\$14,392,003
2015 Nursery and garden centers	\$989,432	\$7,122,331	\$17,313,655
2015 Outdoor power equipment stores	\$439,848	\$3,174,820	\$7,690,203
2015 Paint andwallpaper stores	\$94,754	\$675,217	\$1,644,995
2015 Appliance, television, and other electronics stores	\$2,606,063	\$18,963,855	\$46,489,506
2015 Camera andphotographic supplies stores	\$205,412	\$1,500,097	\$3,683,701
2015 Computer andsoftware stores	\$6,794,041	\$49,993,189	\$123,443,097
2015 Beer, wine, and liquor stores	\$1,208,552	\$8,877,714	\$21,982,571
2015 Convenience stores	\$5,248,067	\$38,711,443	\$96,335,255
2015 Restaurant Expenditures	\$5,066,634	\$36,974,094	\$91,106,797
2015 Supermarkets and other grocery (except convenience) stores	\$19,124,027	\$140,280,147	\$346,943,813
2015 Furniture stores	\$1,832,864	\$13,385,623	\$33,016,788
2015 Home furnishings stores	\$6,333,268	\$46,066,848	\$112,925,776
2015 General merchandise stores	\$33,332,595	\$242,278,435	\$595,155,847
2015 Gasoline stations with convenience stores	\$16,571,205	\$121,603,170	\$300,419,051

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Retail Sales Volume (Cont.)	1-mi.	3-mi.	5-mi.
2015 Other gasoline stations	\$11,931,456	\$87,382,588	\$215,288,037
2015 Department stores (excl leased depts)	\$32,888,294	\$239,000,569	\$587,014,701
2015 General merchandise stores	\$33,332,595	\$242,278,435	\$595,155,847
2015 Other health and personal care stores	\$1,302,006	\$9,497,734	\$23,342,765
2015 Pharmacies and drug stores	\$5,099,857	\$37,153,773	\$91,191,164
2015 Pet and pet supplies stores	\$1,390,014	\$10,148,693	\$24,829,658
2015 Book, periodical, and music stores	\$218,870	\$1,600,781	\$3,927,653
2015 Hobby, toy, and game stores	\$593,437	\$4,340,134	\$10,668,909
2015 Musical instrument and supplies stores	\$64,197	\$469,873	\$1,159,836
2015 Sewing, needlework, and piece goods stores	\$116,137	\$835,056	\$2,033,103
2015 Sporting goods stores	\$603,212	\$4,394,077	\$10,822,691

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Broker Profile

dcarrillo@vidarealestateproperties.com

(703) 298-4977

Daniel Carrillo

Taylor Properties