

FOR LEASE

Baltimore County, MD

SCOTT'S CORNER SHOPPING CENTER

10243-10283 YORK ROAD | COCKEYSVILLE, MARYLAND 21030

AVAILABLE

3,568 sf

PARKING RATIO

5 : 1,000 sf

ZONING

BL (Business Local)

TRAFFIC COUNT

32,130 AADT (York Rd/Rt. 45)

RENTAL RATE

\$30.00 psf, NNN (\$6.12 psf)

HIGHLIGHTS

- ▶ 35,000 sf shopping center anchored by Talbots Outlet Store and Vito's Café
- ▶ Tremendous visibility on much sought-after York Road corridor (just south of Warren Road)
- ▶ Fully Signalized intersection
- ▶ Less than 1 mile from I-83 and 5 minutes to Hunt Valley Business Park
- ▶ Join Talbots, Hamilton Bank, Vito's Café, Carl's Barber Shop, The Towne Tavern & Spirits



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BIRDSEYE

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SITE PLAN

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- A** Hamilton Bank
- B** Talbots Outlet Store
- C** AVAILABLE: 3,568 sf
- D** ZIPS Dry Cleaners
- E** The Towne Tavern & Spirits
- F** Cockeysville Opticians
- G** Flavor Cupcakery & Bake Shop
- H** Vito's Banquet Room
- I** Vito's Café
Italian Cuisine & Brick Oven Pizza
- J** Carl's Barber Shop
- K** GRANDIOR
Kitchen/Bathroom Furniture/Design

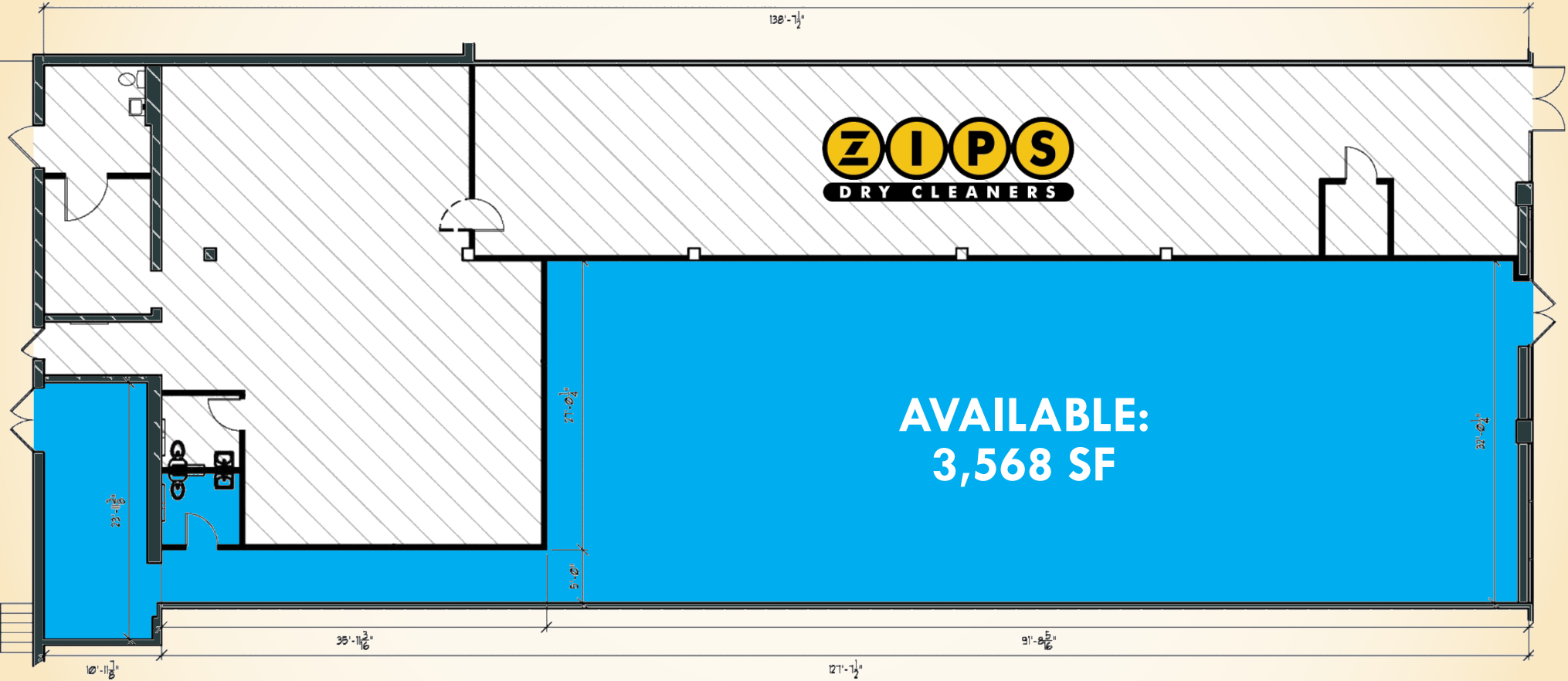


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FLOOR PLAN: SUITE "C"

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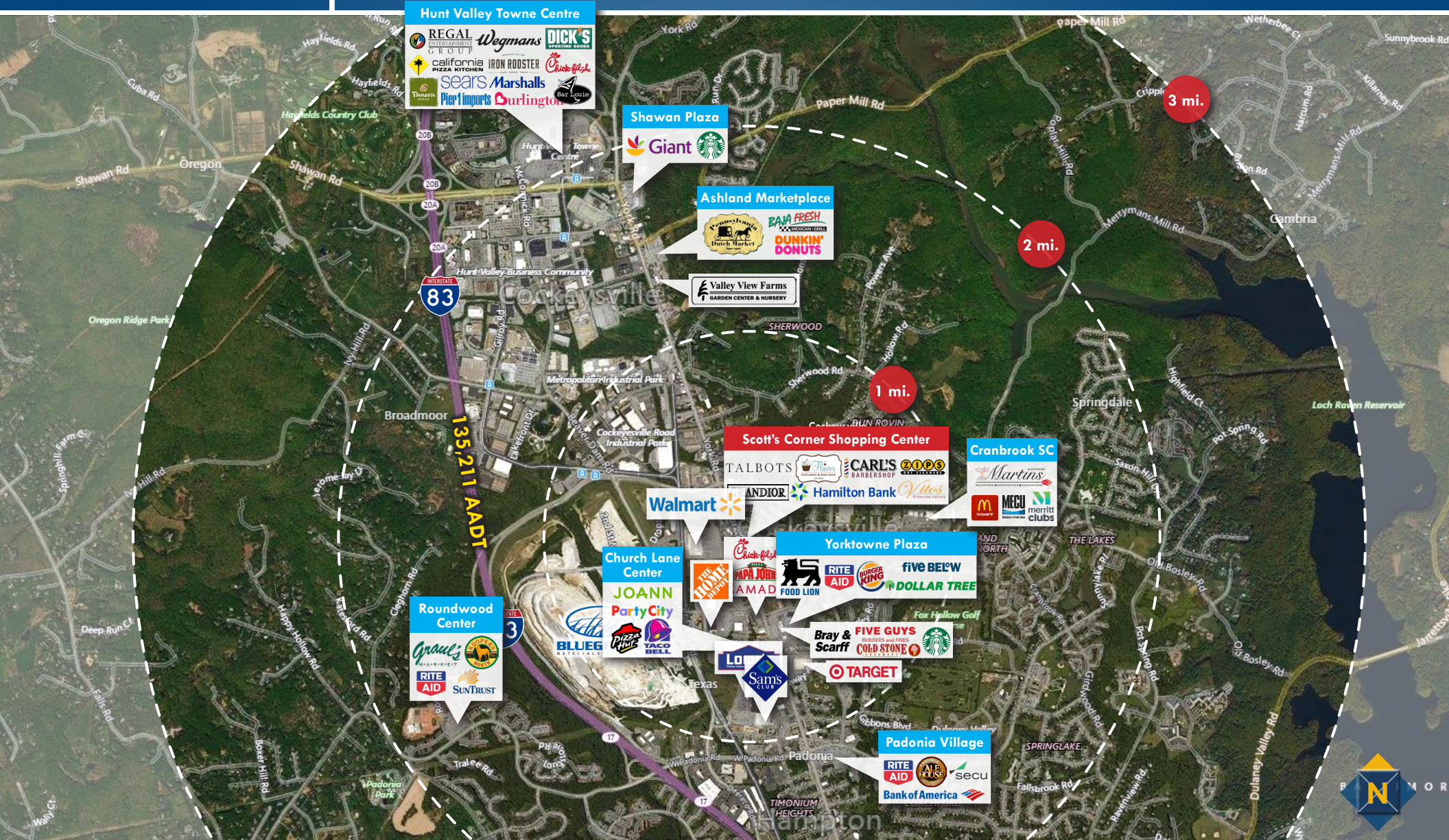
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TRADE AREA

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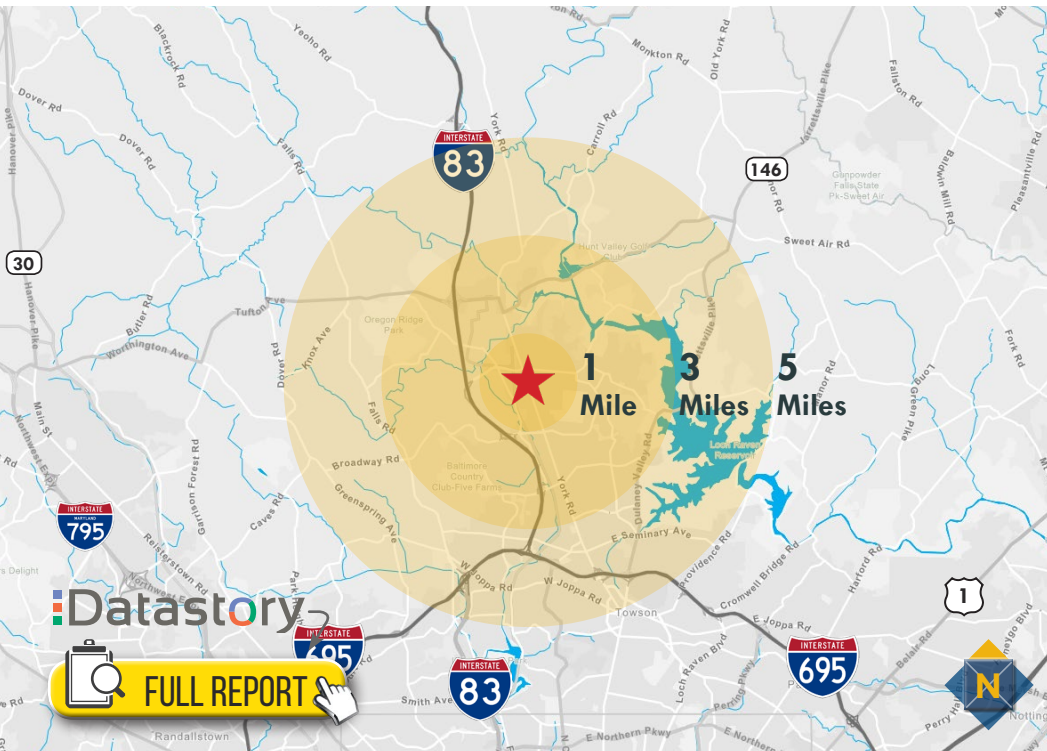
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LOCATION / DEMOGRAPHICS

SCOTT'S CORNER | 10243-10283 YORK ROAD | COCKEYSVILLE, MARYLAND 21030



Datastory

FULL REPORT

RESIDENTIAL POPULATION 8,613 1 MILE 49,386 3 MILES 94,654 5 MILES	NUMBER OF HOUSEHOLDS 3,660 1 MILE 20,990 3 MILES 37,990 5 MILES	AVERAGE HH SIZE 2.35 1 MILE 2.31 3 MILES 2.37 5 MILES	MEDIAN AGE 34.4 1 MILE 43.8 3 MILES 44.5 5 MILES
AVERAGE HH INCOME \$79,089 1 MILE \$104,099 3 MILES \$122,101 5 MILES	EDUCATION (COLLEGE+) 75.8% 1 MILE 78.6% 3 MILES 79.5% 5 MILES	EMPLOYMENT (AGE 16+ IN LABOR FORCE) 96.6% 1 MILE 96.6% 3 MILES 96.9% 5 MILES	DAYTIME POPULATION 15,340 1 MILE 76,960 3 MILES 123,013 5 MILES

31%
YOUNG AND RESTLESS
2 MILES

These well-educated young workers, some of whom are still completing their education, are largely employed in professional/technical occupations. Smartphones and the Internet are a way of life.

2.02
AVERAGE HH SIZE

29.4
MEDIAN AGE

\$36,000
MEDIAN HH INCOME

LEARN MORE

19%
EXURBANITES
2 MILES

These residents are approaching retirement but show few signs of slowing down. They are active in their communities and seasoned travelers, with a lifestyle that is both affluent and urbane.

2.48
AVERAGE HH SIZE

49.6
MEDIAN AGE

\$98,000
MEDIAN HH INCOME

LEARN MORE

13%
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

12%
SILVER & GOLD
2 MILES

This is the most affluent senior market and is still growing. Mostly older married couples with no children, these consumers have the free time, stamina and resources to enjoy the good life.

2.02
AVERAGE HH SIZE

61.8
MEDIAN AGE

\$63,000
MEDIAN HH INCOME

LEARN MORE