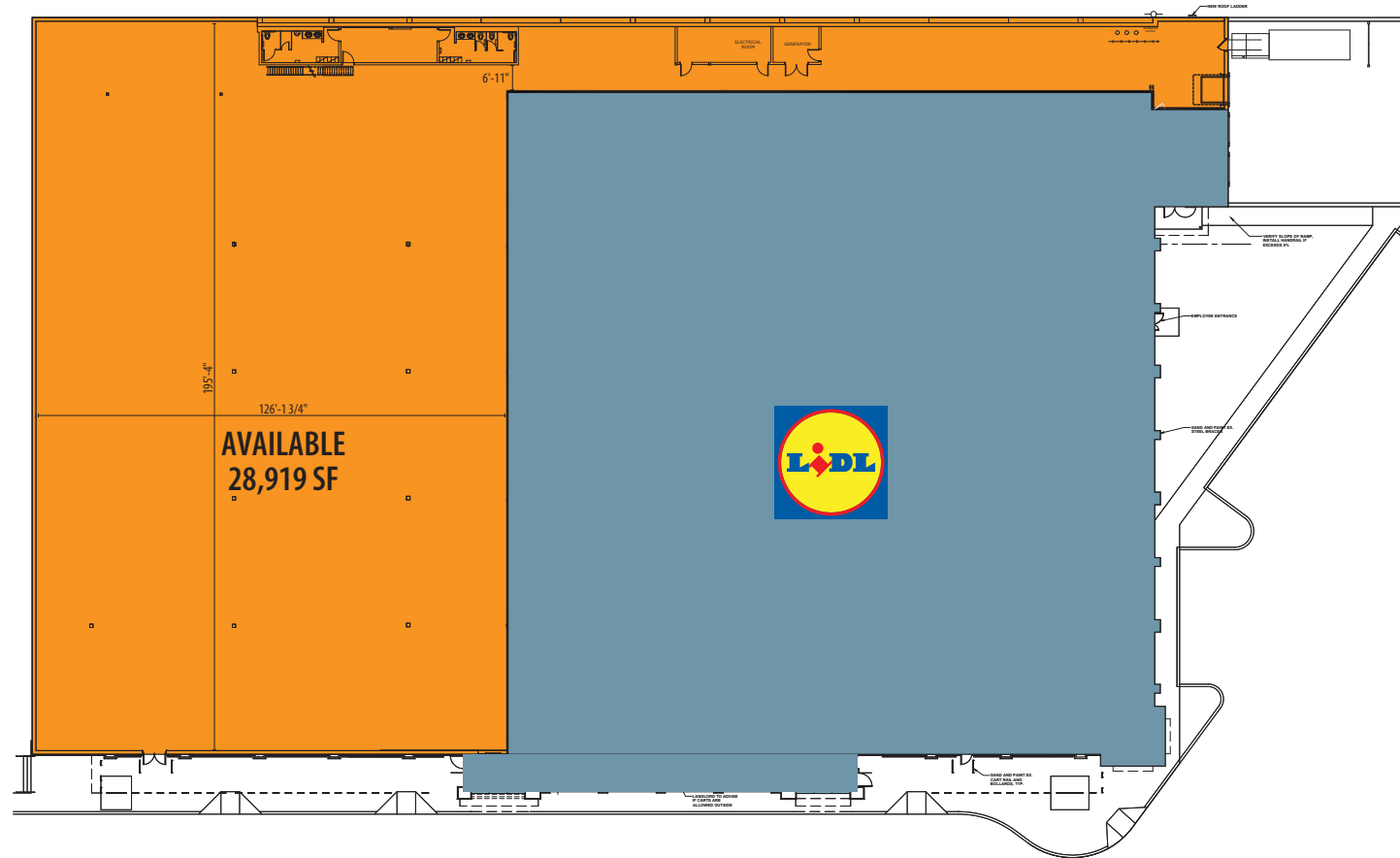


2201 RANDOLPH ROAD ■ WHEATON, MD



■ COMING SOON ■ AVAILABLE

Information herein has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. Independent confirmation of its accuracy and completeness is your responsibility. H&R Retail, Inc.



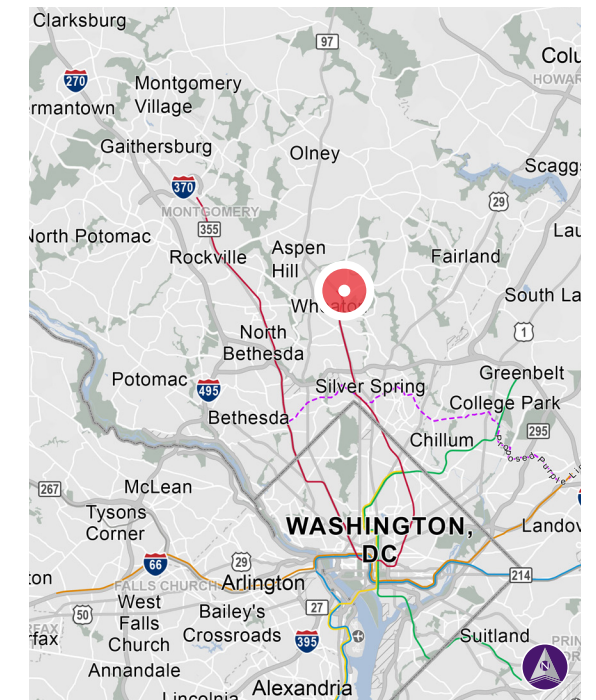
**SPACE
AVAILABLE
28,919 SF**

PROPERTY HIGHLIGHTS

- Located at the heavily trafficked intersection of Georgia Avenue (50,535 AAWDT) and Randolph Road (43,262 AAWDT)
- Multiple access points with great road presence
- Walking distance to several Metro stations and bus stops
- Surrounded by well-educated affluent consumers

THE MARKET

	1 MILE	3 MILE	5 MILE
POPULATION	19,615	164,542	386,279
AVERAGE HH INCOME	\$99,840	\$115,120	\$126,347
DAYTIME POPULATION	11,721	114,495	373,125



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