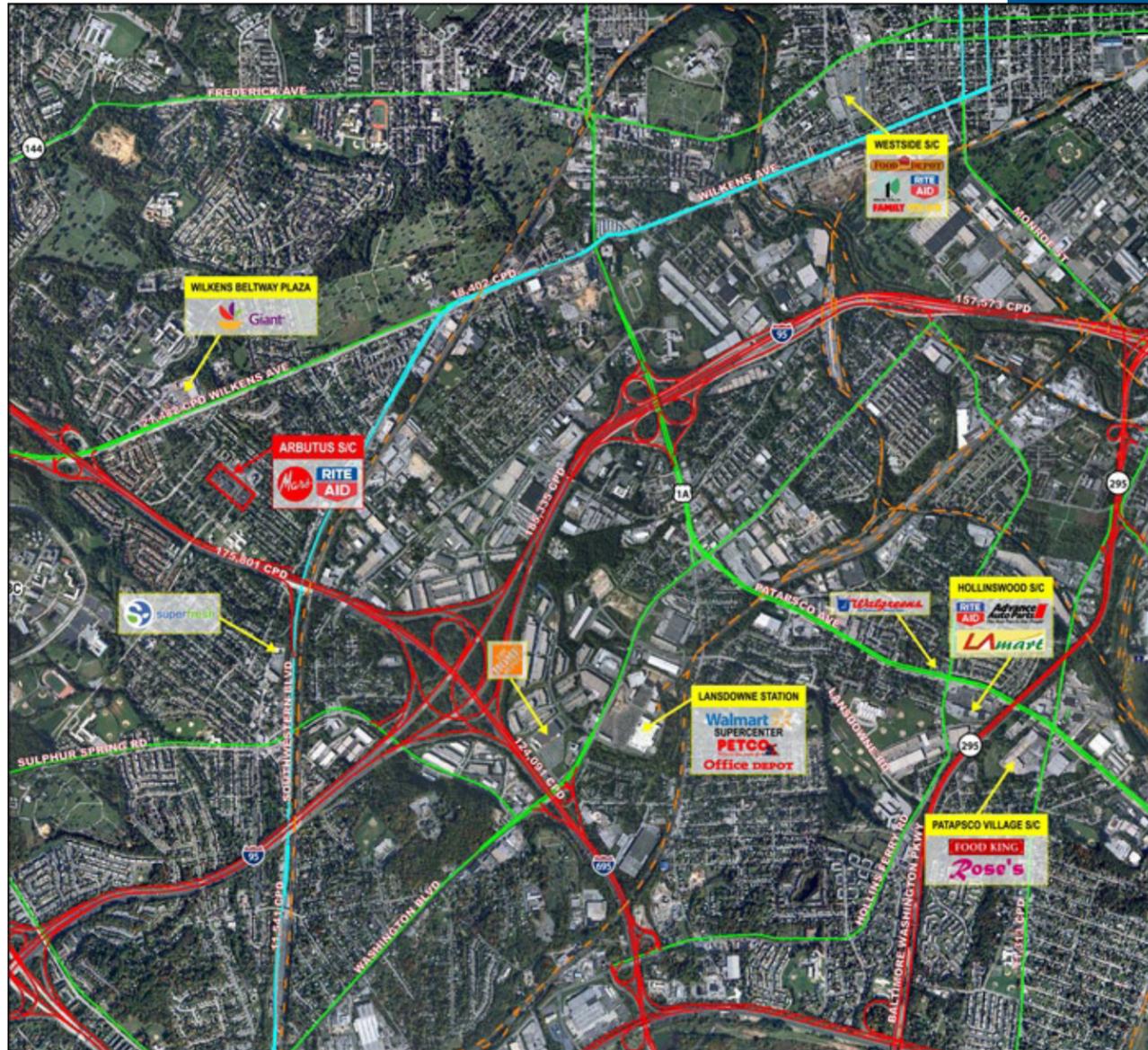


# ARBUTUS SHOPPING CENTER

Arbutus, Maryland



- ❖ Arbutus Shopping Center is a community standard offering reliable daily traffic.
- ❖ 500 - 4,436 SF in-line space available.
- ❖ Great visibility and access from Maiden Choice Lane.
- ❖ Situated at the signalized intersection of Maiden Choice Lane and Westland Boulevard in the heart of Arbutus.
- ❖ Minutes from UMBC (12,888 Students), I - 95 and I - 695.

Demographics: 2016 Forecasts		Total Rental Area Size:	87,939 SF
1 Mile Population	21,640	Total Number of Units:	13
Avg. Household Income	\$72,715	Anchor Tenants:	Weis Markets & Rite Aid
3 Mile Population	127,890	Traffic Counts:	
Avg. Household Income	\$70,444	Wilkens Avenue at Maiden Choice Lane	22,841 VPD
5 Mile Population	351,271	I-695 between Wilkens & US Route 1	197,890 VPD
Avg. Household Income	\$68,847		

We obtained the information contained herein from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. All marks displayed on this document are the property of their respective owners.

Revised 10-16

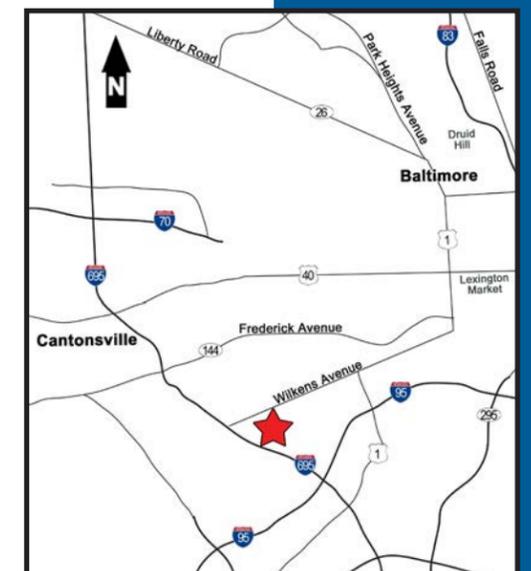


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[www.AmCap.com](http://www.AmCap.com)

# Arbutus SHOPPING CENTER



TENANT:	SUITE ID:	SF:	TENANT:	SUITE ID:	SF:
Weis Market	1	37,300	H&R Block	13	1,734
<b>AVAILABLE</b>	<b>7</b>	<b>4,436</b>	All Nails	14	1,734
<b>AVAILABLE</b>	<b>7A</b>	<b>500</b>	Dollar Tree	15-16	10,500
Advance Auto Parts	8	7,520	Rite Aid	21	10,880
Maiden Choice Liquors	9	3,050	Total Laundry Center	22-23	2,250
America's Best Wings	10	1,500	Salon Kevin	24	1,500
Wells Fargo Bank	11	3,530	Metro PCS	25	1,500
			<b>TOTAL:</b>		<b>87,939</b>