



PROJECT FACTS

GLA: 127,000 SF

- ▶ Community center featuring destination retailers for ‘one stop’ shopping convenience
- ▶ Located in one of the most densely populated areas of Prince George’s County
- ▶ Within 1/2 mile of Pennsylvania Avenue
- ▶ Center boasts a signalized entrance on heavily traveled Silver Hill Road

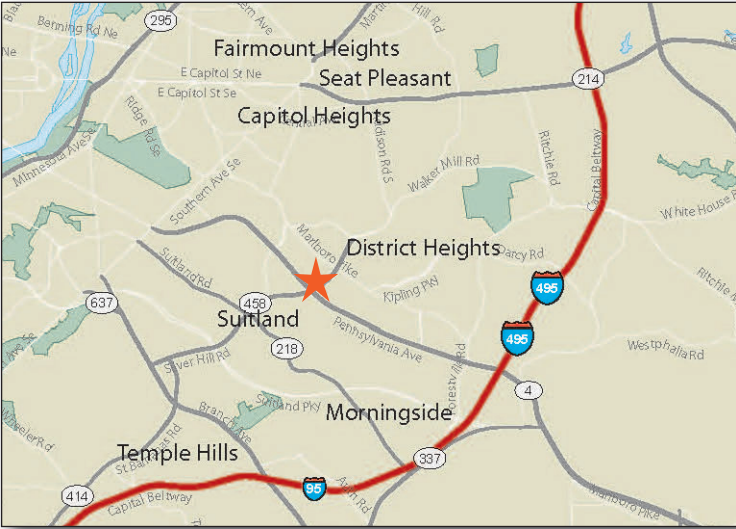
FEATURED TENANTS

Shoppers Food, CVS/pharmacy

2016 DEMOGRAPHICS

	Population	Avg HH Income	Households
1 mile	20,064	\$66,669	8,073
3 mile	142,619	\$64,719	55,123
5 mile	363,786	\$66,589	141,177

2016 ESRI



LOCATION

Silver Hill Road & Marlboro Pike - District Heights, MD

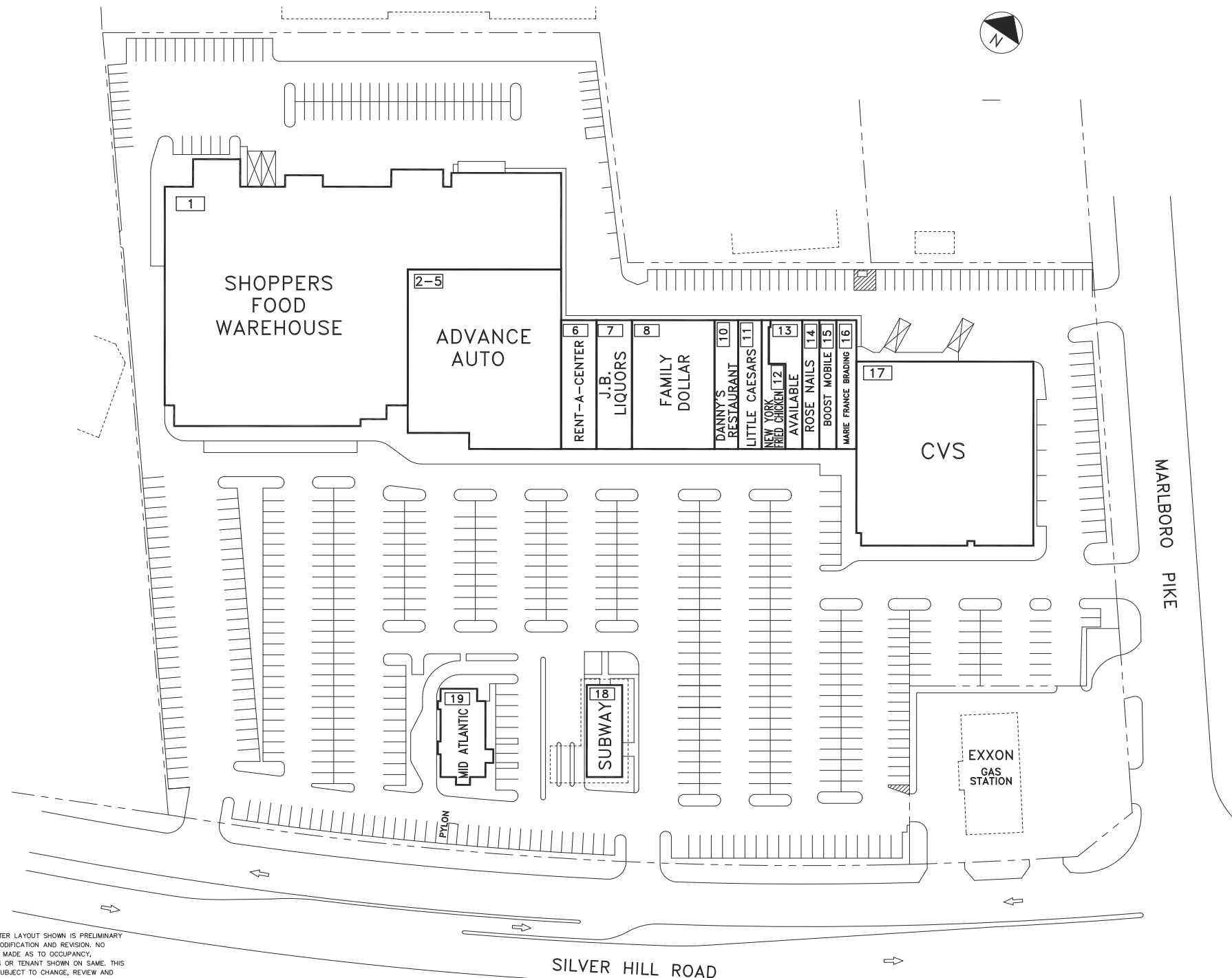
LEASING CONTACT

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SILVER HILL PLAZA

DISTRICT HEIGHTS, MARYLAND

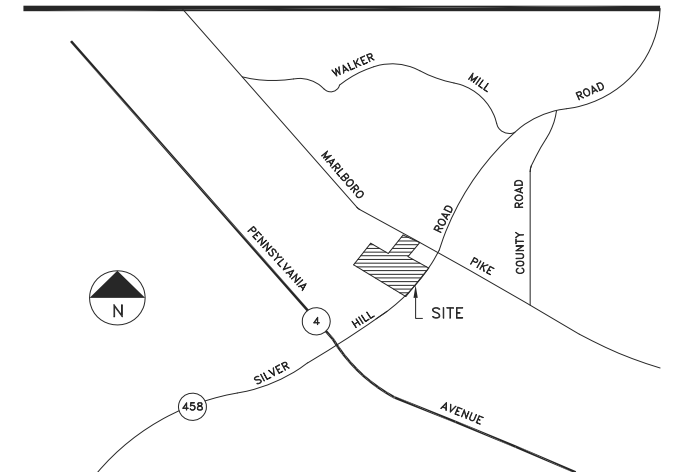


THE SHOPPING CENTER LAYOUT SHOWN IS PRELIMINARY AND SUBJECT TO MODIFICATION AND REVISION. NO REPRESENTATION IS MADE AS TO OCCUPANCY, TYPES OF BUSINESS OR TENANT SHOWN ON SAME. THIS DRAWING IS ALSO SUBJECT TO CHANGE, REVIEW AND APPROVAL OF ALL GOVERNMENTAL AUTHORITIES. ADDITIONAL BUILDINGS OR STRUCTURES MAY BE BUILT OR ADDED AND EXISTING BUILDINGS OR STRUCTURES MAY BE REMOVED, DELETED OR OTHERWISE MODIFIED AND THE LANDSCAPING AND PARKING LAYOUT IS SUBJECT TO CHANGE.

50' 100'

APPROX. SCALE

LEASING PLAN



TENANT ROSTER

1	SHOPPERS FOOD	51,828 SF	FREESTANDING PAD BUILDINGS	
2-5	ADVANCE AUTO	19,008 SF	18	SUBWAY 2,534 SF
6	RENT-A-CENTER	3,300 SF	19	MID ATLANTIC SEAFOOD 3,000 SF
7	J.B. LIQUORS	3,300 SF		
8	FAMILY DOLLAR	7,700 SF		
10	DANNY'S RESTAURANT	2,200 SF		
11	LITTLE CAESARS	2,200 SF		
12	NEW YORK FRIED CHICKEN	1,250 SF		
13	AVAILABLE	1,580 SF		
14	ROSE NAILS	1,300 SF		
15	BOOST MOBILE	1,500 SF		
16	MARIE FRANCE BRAIDING	1,880 SF		
17	CVS	24,000 SF		

PARKING PROVIDED ■

PARKING REQUIRED ■

GLA AS PER RENT ROLL = 126,581 SF

ZONED = C-2, CSC

REV. DATE =	03.21.17
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PLOT DATE = 03.21.17

SILVER HILL PLAZA

SILVER HILL ROAD & MARLBORO PIKE
DISTRICT HEIGHTS, MARYLAND 20747



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