



127,000 SF LARGE FORMAT RETAIL BUILDING

Mondawmin Mall | 3201 Tioga Pkwy | Baltimore, MD 21215

FOR SALE OR LEASE

Building Size
127,000 SF

Area
375,705 SF
8.625 Acres



HIGHLIGHTS:

- Available for Sale or Lease 127,000 SF Anchor Retail building on 8.625 Acres
- Adjacent to approximately 500,000 SF of retail including:
- Built in 2008
- Zoned TOD-2-Transit Oriented Development
- Transit Hub with MTA Subway Station
- Mondawmin Mall includes 67,000 SF of office space and in-mall government and healthcare services



2019 TRAFFIC COUNTS

Gynns Falls Pkwy: 22,075 AADT

Reisterstown Rd: 24,698 AADT

Liberty Heights Ave: 30,605 AADT



DEMOGRAPHICS*

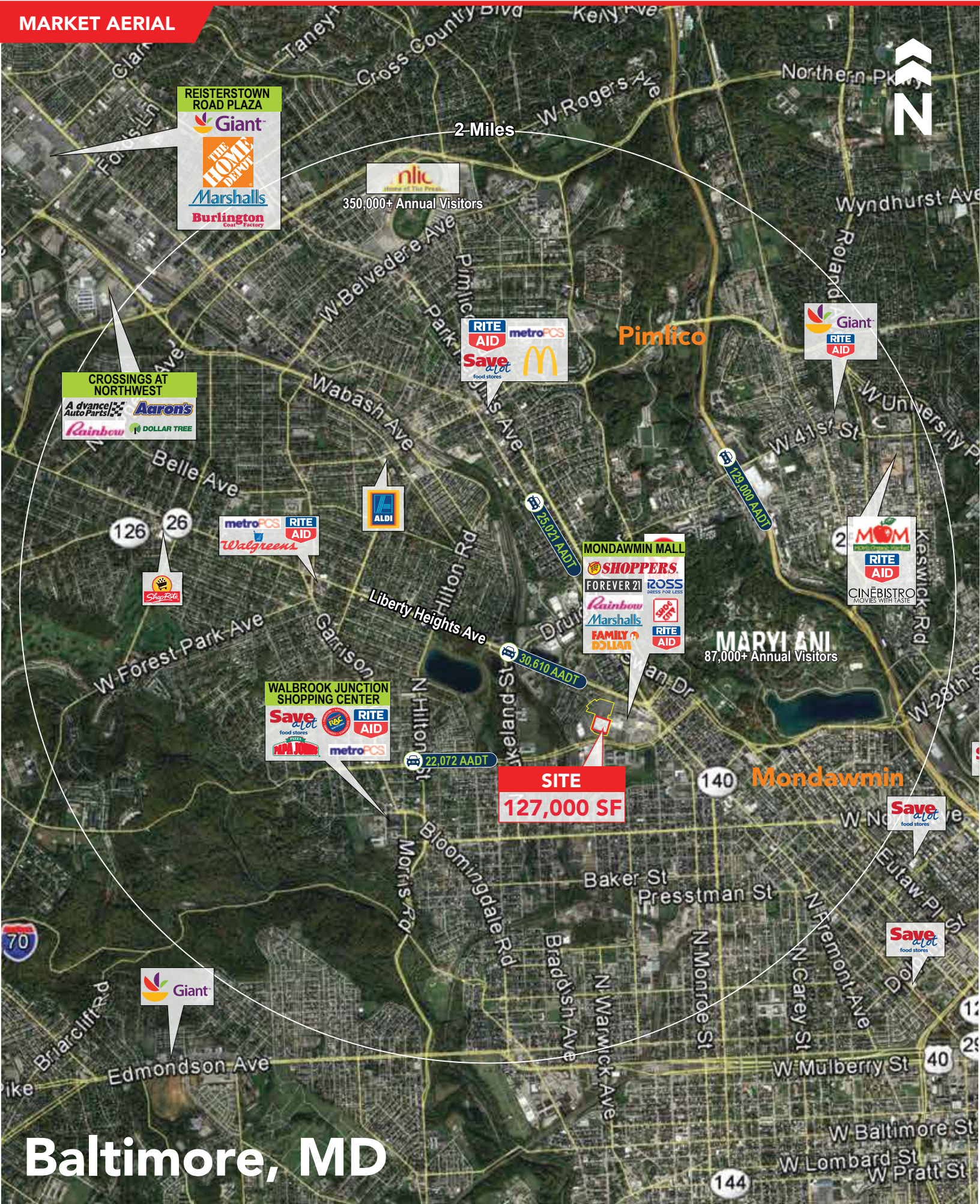
	1-mile	2-miles	3-miles	5-miles
Population	25,552	119,804	258,389	580,650
Households	10,164	51,154	112,127	248,288
Med HH Income	\$37,665	\$43,777	\$47,287	\$58,699
Med Housing Value	\$113,132	\$154,040	\$180,773	\$213,645

*Demographics are 2019 Estimates © 2019 SITES USA, INC.

Interested in more information? Contact:

GEORGE GALLOWAY | ggalloway@nextrealtymidatlantic.com | 703.442.8807

ANDREW S. TKACH | atkach@nextrealtymidatlantic.com | 703.442.8843

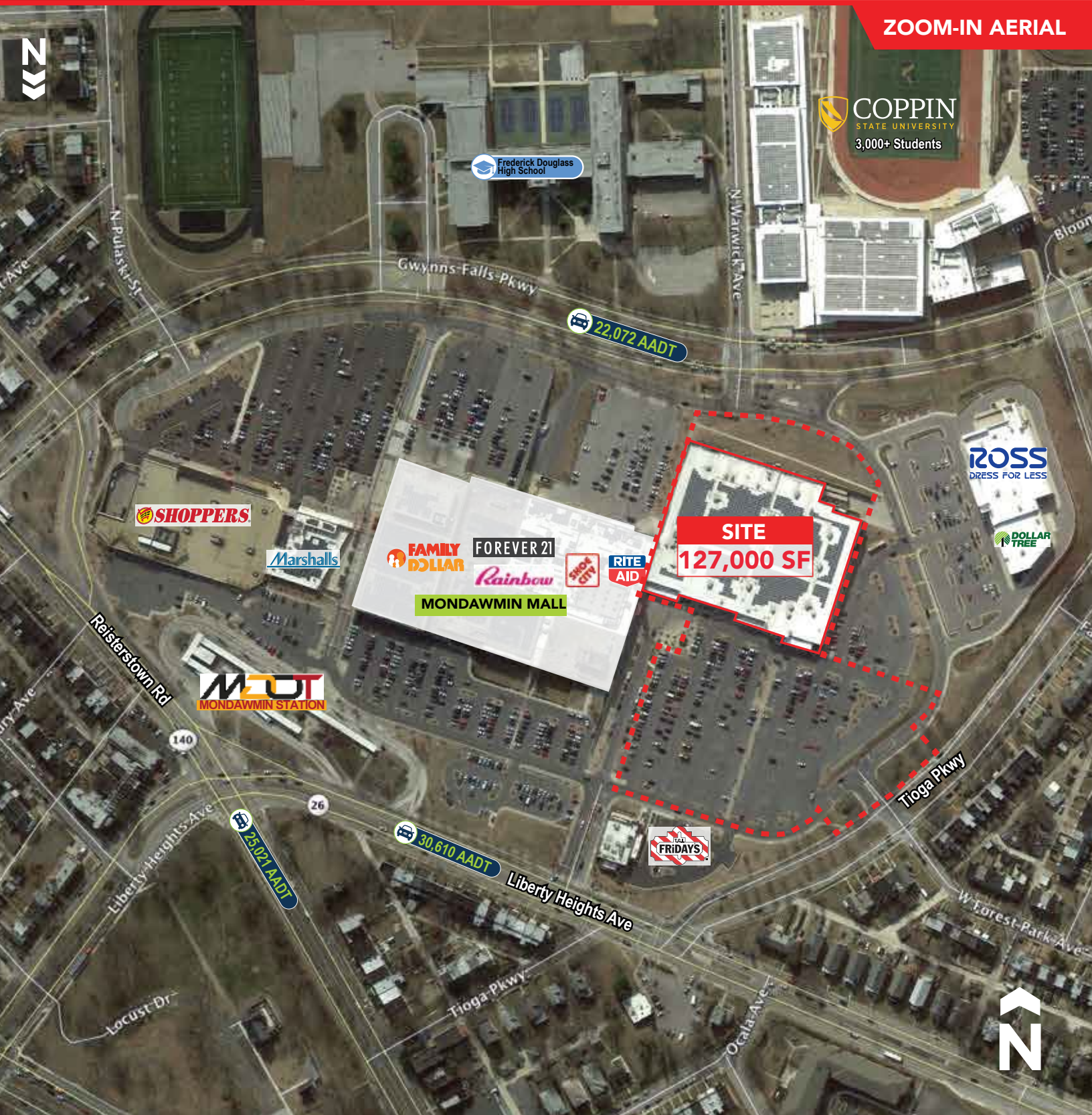




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ZOOM-IN AERIAL



4300 Wilson Blvd, Suite 370 | Arlington, VA 22203 | 703.442.4500 | www.nextrealtymidatlantic.com

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