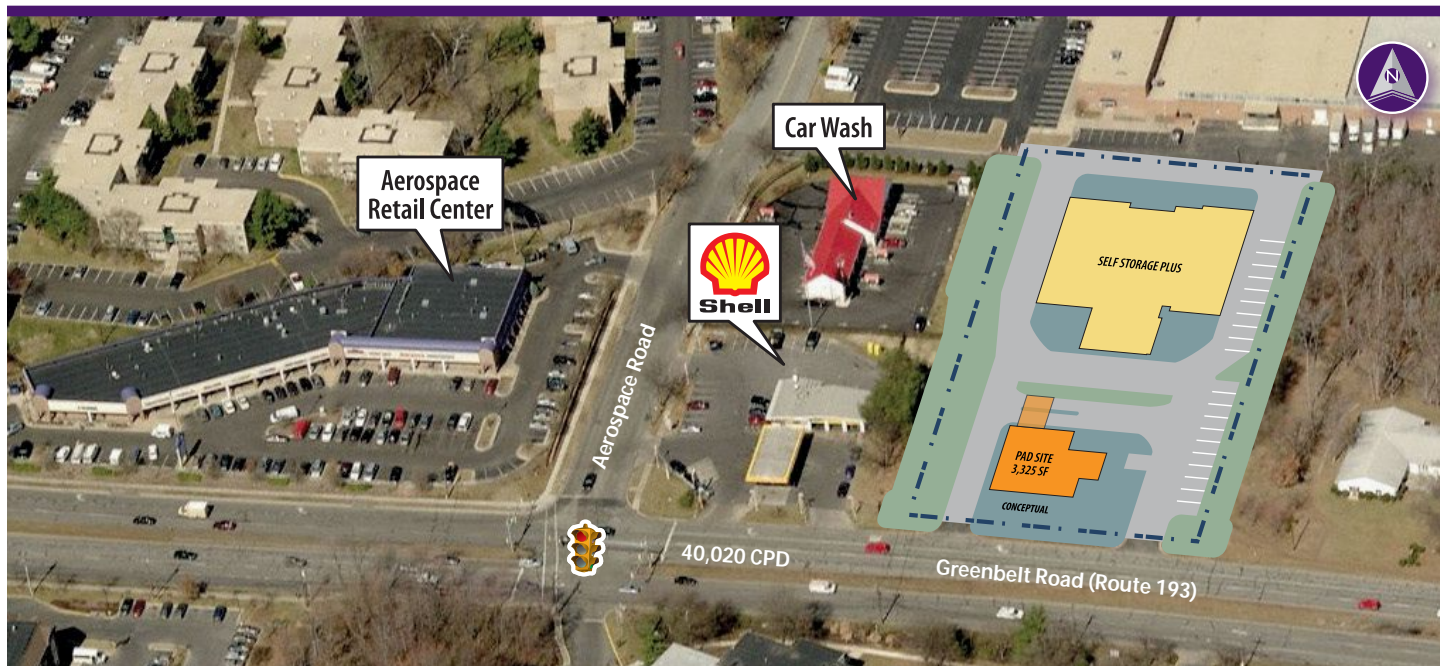


10108 Greenbelt Road

Drive Through Ground Lease Pad Site Opportunity Zoned I-1
Greenbelt, Maryland



Property Highlights

- Situated in an area with daytime population of 86,000 employees within a 5 mile radius
- Good visibility on Greenbelt Road (Route 193) 40,020 CPD
- Serving the Greenbelt, Glenn Dale and Lanham areas
- Major employers include the NASA Goddard Space Flight Center, Lockheed Martin and the University of Maryland
- Suitable for quick service subject to rezoning

Please Contact

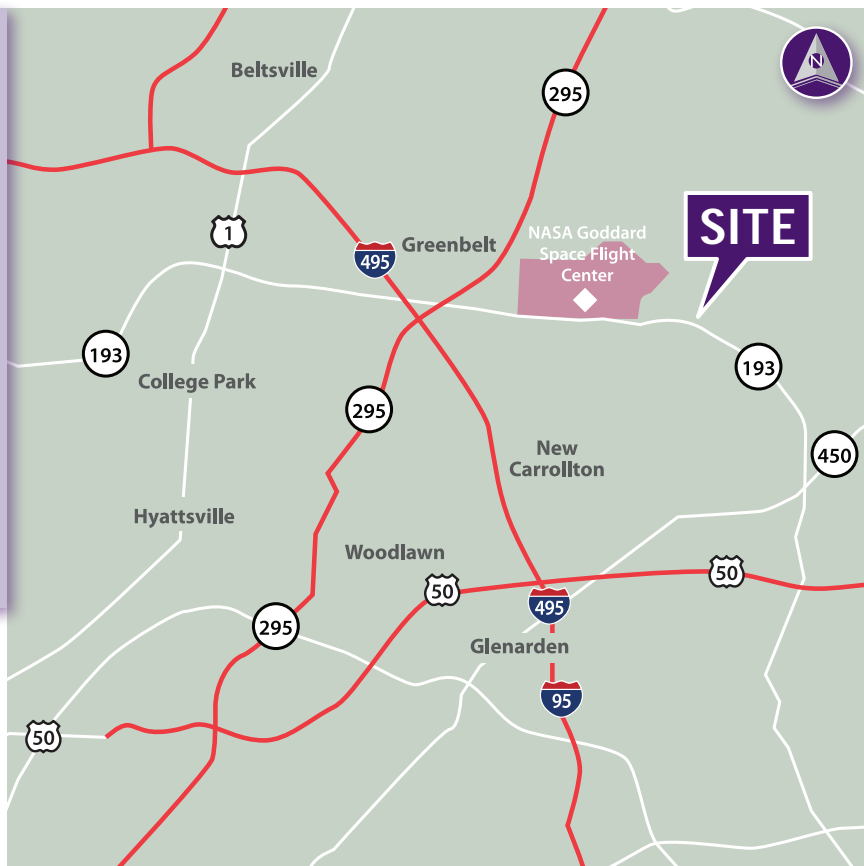
James P. Crilley

240.482.3605 (direct)

301.656.3030 (office)

301.656.6222 (fax)

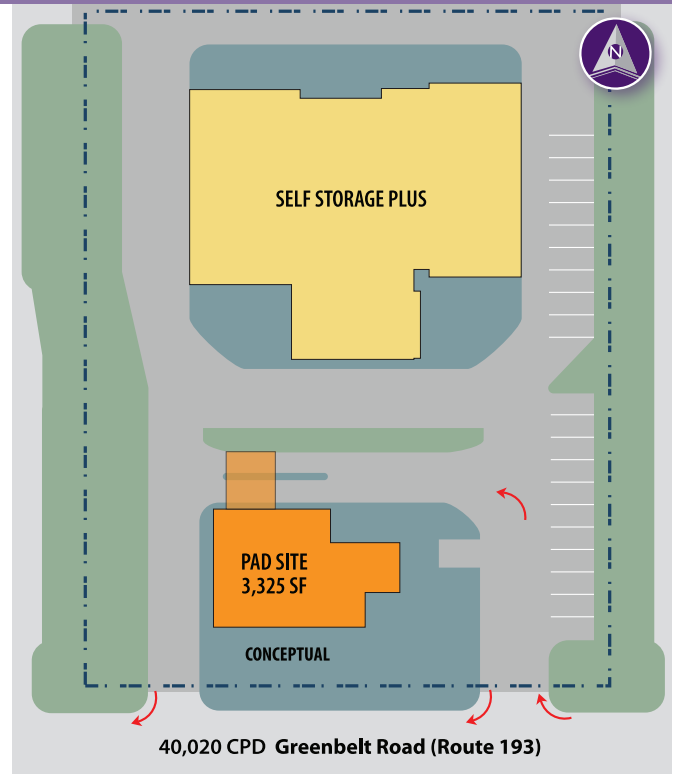
jcrilley@hrretail.com



10108 Greenbelt Road ■ Greenbelt, Maryland

Demographics (2013 Estimated)

	1 Mile	3 Mile	5 Mile
Population	7,246	63,164	172,537
Average HH Income	\$83,127	\$94,830	\$94,299



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