



## NEARBY RETAILERS



## RETAIL PAD(S) FOR LEASE/ BTS

- Pad opportunities for Retail/Daycare
- Just off Rt 29 & Rt 198 interchange
- Right in, right out access & accessible to signalized intersection
- Dense Retail trade area with strong traffic counts

**BOB BROWNING**

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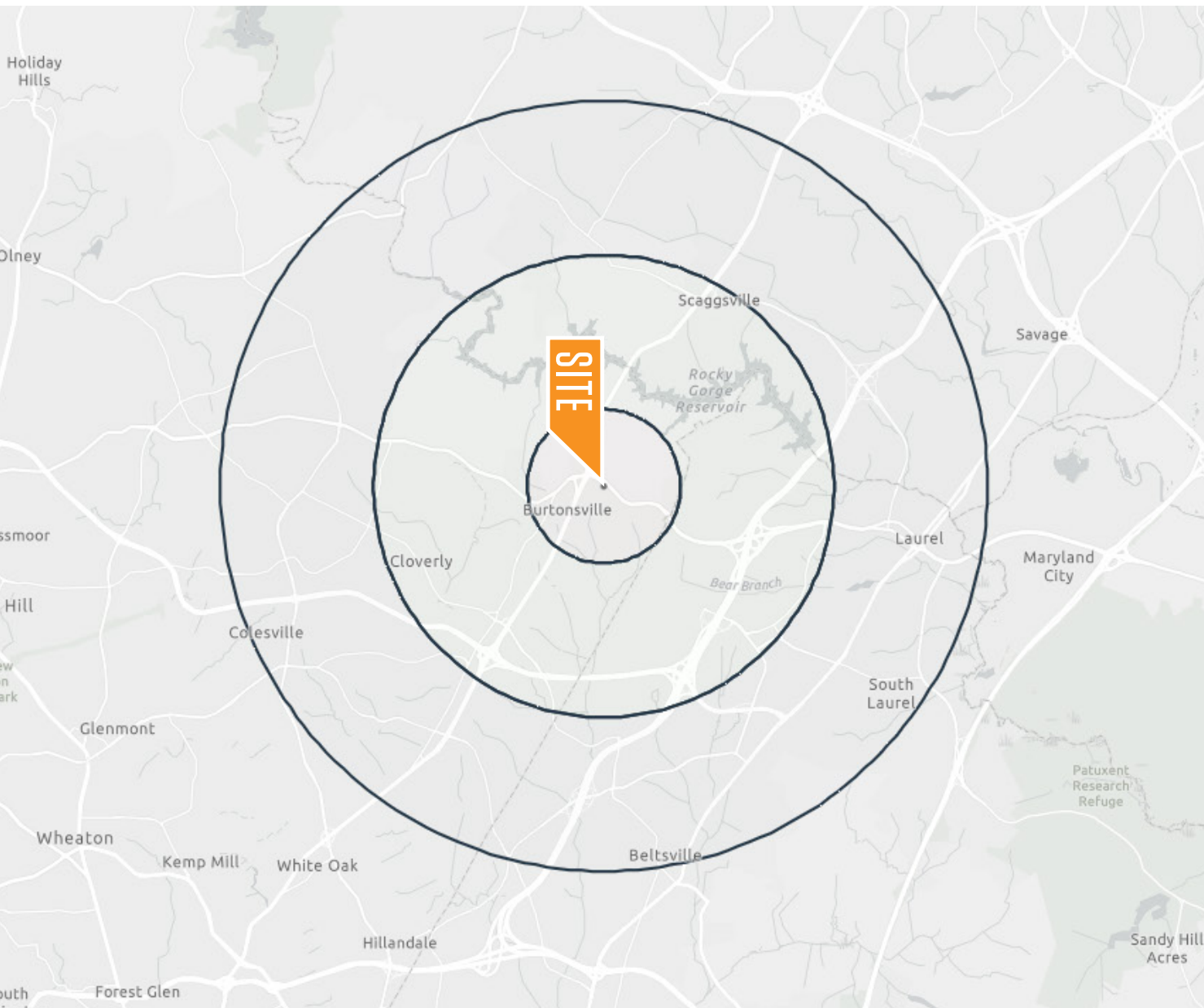
**CHRIS O'BRIEN**

cobrien@trustpointcre.com | 240-418-9865

# LOCATION

# MD-198 & SANDY SPRING

Dino Drive, Burtonsville, MD 20866



## DEMOGRAPHICS | 2025:

1-MILE	3-MILE	5-MILE
Population		
5,787	49,234	140,699
Daytime Population		
4,746	39,345	137,957
Households		
1,847	17,325	49,972
Average HH Income		
\$165,240	\$154,696	\$147,776

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

## TRAFFIC COUNTS | 2022:

Old Columbia Pike	38,222 ADT
Columbia Pike	63,963 ADT

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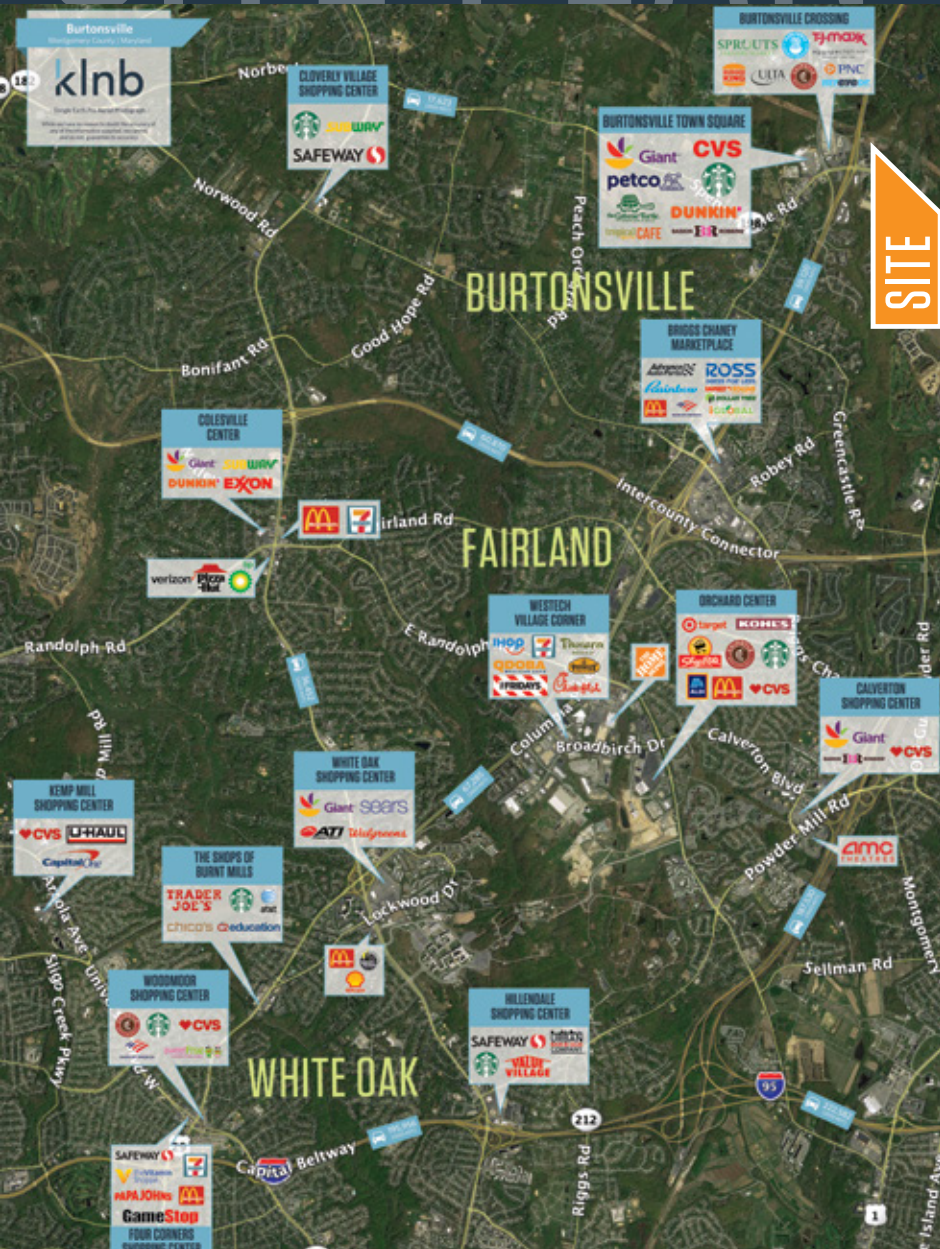
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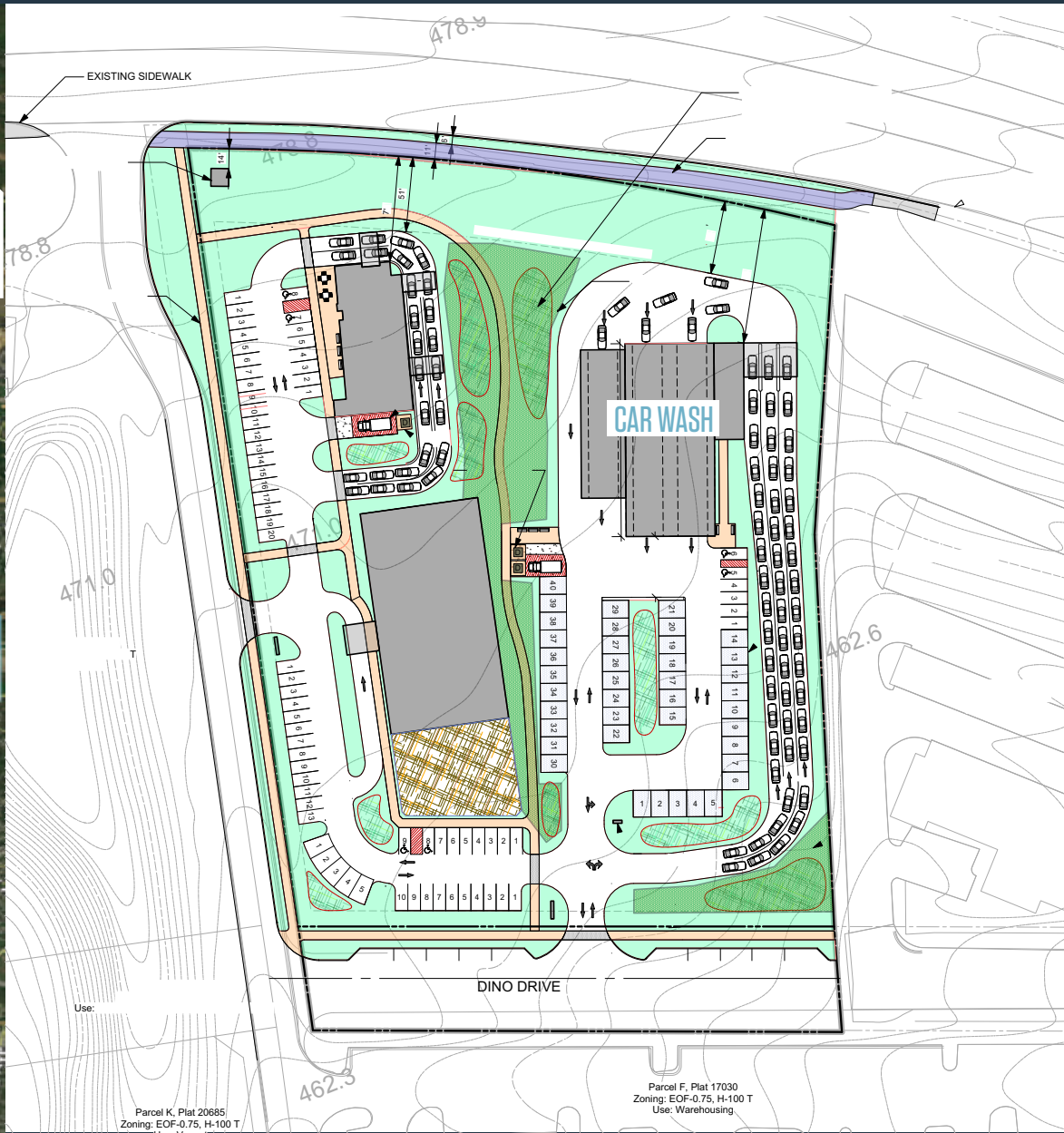
# SITE PLAN

# MD-198 & SANDY SPRING

Dino Drive, Burtonsville, MD 20866



**SITE**



Parcel K, Plat 20685  
Zoning: EOF-0.75, H-100 T

Parcel F, Plat 17030  
Zoning: EOF-0.75, H-100 T  
Use: Warehousing

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# CLOSEUP

# MD-198 & SANDY SPRING

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# OVERVIEW

# MD-198 & SANDY SPRING

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## FOR MORE INFORMATION, PLEASE CONTACT:

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