

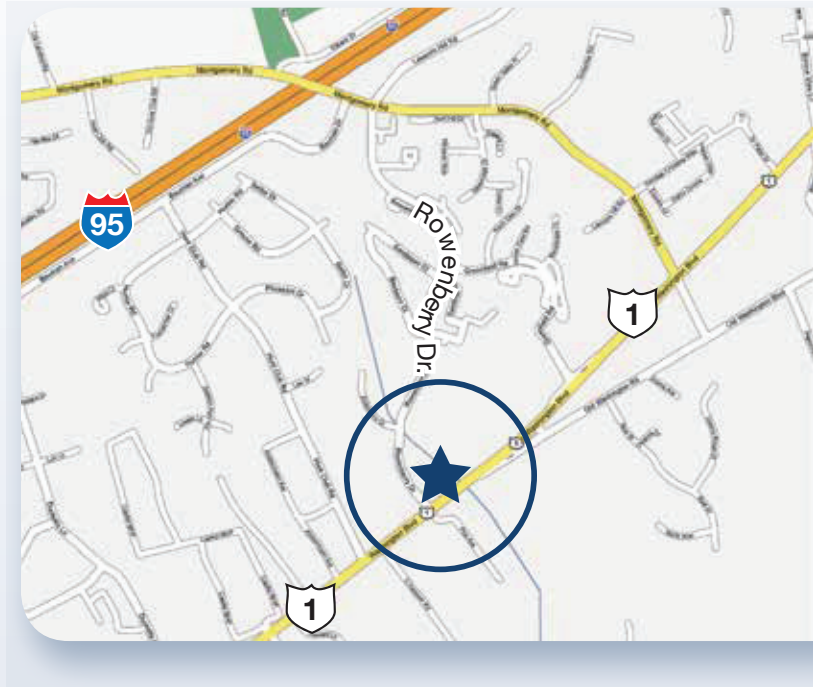
# ROWANBERRY CENTER

6500 WASHINGTON BOULEVARD, ELKRIDGE, MARYLAND 21075

SERVING THE COMMUNITY OF ELKRIDGE, MARYLAND

## PREMIUM SPACE AVAILABLE FOR RETAIL/OFFICE LEASE

- Space now available for office/retail use
- Home to a strong tenant mix including H&R Block, 7-Eleven, veterinarian and services
- Great visibility with frontage to Rte. 1/Washington Boulevard
- Easy access to I-95 and Rte. 100
- Daily passby traffic: 20,000+ vehicles
- Strong demographics in growing Howard County market



## CENTER FACTS

### TYPE

Office/Retail Center

### LOCATION

Rte. 1 & Rowanberry Drive in ElkrIDGE, MD/Howard County

SIZE 12,000 square feet

PARKING SPACES 60

TENANTS Strong tenant mix with 7-Eleven and H&R Block

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	12,045	38,716	147,340
Households	4,547	14,139	52,330
Average HH Income	\$83,262	\$102,530	\$94,517

SMART IDEAS. SENSIBLE SOLUTIONS.



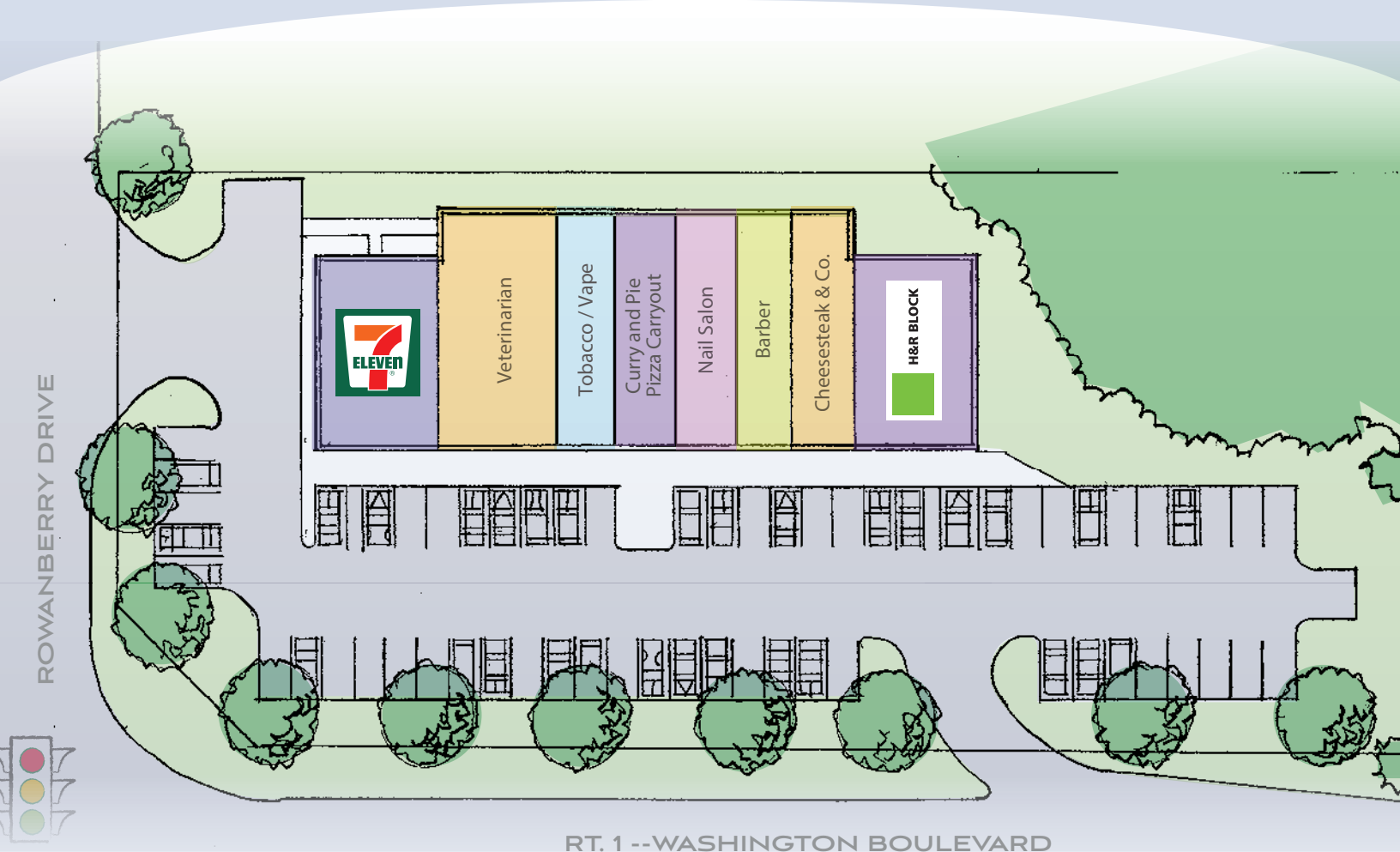
COMPASS REAL ESTATE

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RT. 1 -- WASHINGTON BOULEVARD

Rowanberry Center, serving Elkrige and surrounding areas is home to a strong tenant mix including H&R Block, 7-Eleven, veterinarian, and services. Ideally situated at the intersection of Rte. 1 and Rowanberry Drive, this Howard County project offers tenants flexible uses with a highly-visible and easily accessible location. Whether you're looking for a retail location or an office space, Rowanberry Center is the ideal location. Join us!



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