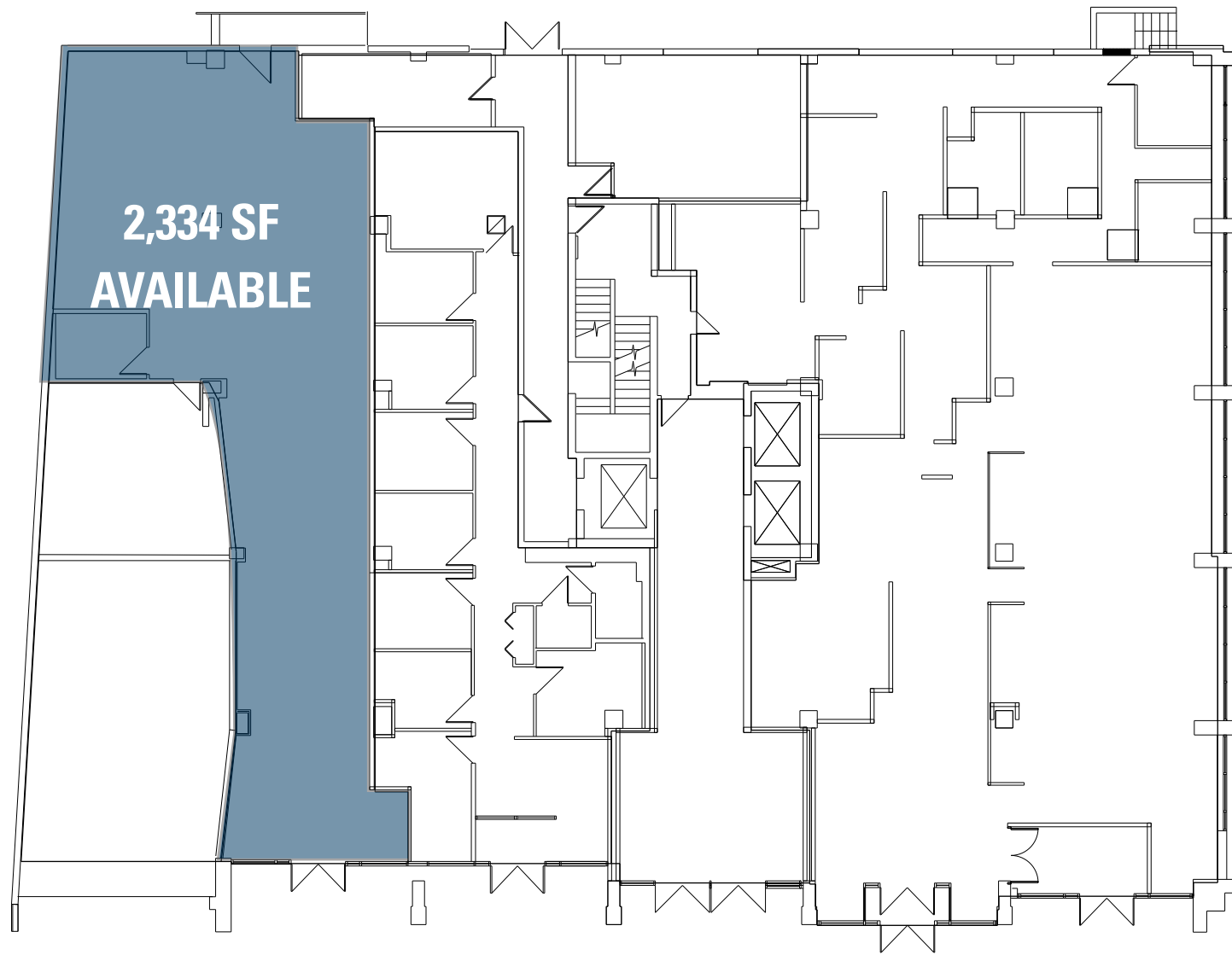


RAPPAPORT

WAYNE PLAZA
962 Wayne Avenue
Silver Spring, Maryland

2,334 SF Streetfront Space



WAYNE AVENUE

WASHINGTON **REIT**

RAPPAPORT

WAYNE PLAZA
962 Wayne Avenue
Silver Spring, Maryland

2,334 SF Streetfront Space Available



STATISTICAL SNAPSHOT 3-MILE RADIUS, 2014 DEMOS



POPULATION
232,106

AVG HH INCOME
\$105,878



TRAFFIC COUNTS
37,560 VPD
(Colesville Road)



DAYTIME POPULATION
78,021



AREA RETAILERS
Safeway, DSW, Whole Foods, H&M, Ulta, Potbelly, Panera, LOFT, Sweetgreen, Starbucks, Regal Cinemas

WAYNE PLAZA FACTS AT-A-GLANCE

- Ideal location across Wayne Avenue from Downtown Silver Spring with multiple national retailers including DSW, Panera, Starbucks, Regal Cinemas, Whole Foods and Cava
- Near Silver Spring Metro station with 12,483 riders daily
- Street level retail in 9-floor office building
- Building parking available with an additional 1,690 public parking spaces in adjacent parking garage

DEMOGRAPHICS (2014)	1 MILE	3 MILES	5 MILES
POPULATION	32,468	232,106	606,229
AVG HH INCOME	\$97,037	\$105,878	\$112,171
EMPLOYEES	27,472	78,021	301,240

SITE FACTS

SPACE: 2,334 SF

TRAFFIC COUNTS: 37,560 Colesville Road

CONTACT:

Bill Dickinson
bdickinson@rappaportco.com
(T) 703.310.6983

Kyle Gamber
kgamber@rappaportco.com
(T) 571.382.1216

