

# GROCERY OPPORTUNITY

Pad Site Available For  
Up To 75,000 SF Building

HIGH VISIBILITY FROM WHITE MARSH BOULEVARD IN MIXED-USE COMMUNITY

## 6100 Greenleigh Avenue

### Greenleigh at Crossroads

Middle River, MD 21220

6100 Greenleigh Avenue is a 75,000 square foot grocery site located along Route 43 (White Marsh Boulevard) in Baltimore County. The grocery site will serve a 1,000 acre mixed-use community with 1,900 residential units, 3.1 million square feet of commercial space, and a residential trade area of 37,000 people and growing, in a three mile radius.



#### Grocery Retail Space

##### Grocery Site

6100 Greenleigh Avenue 75,000 SF FUTURE

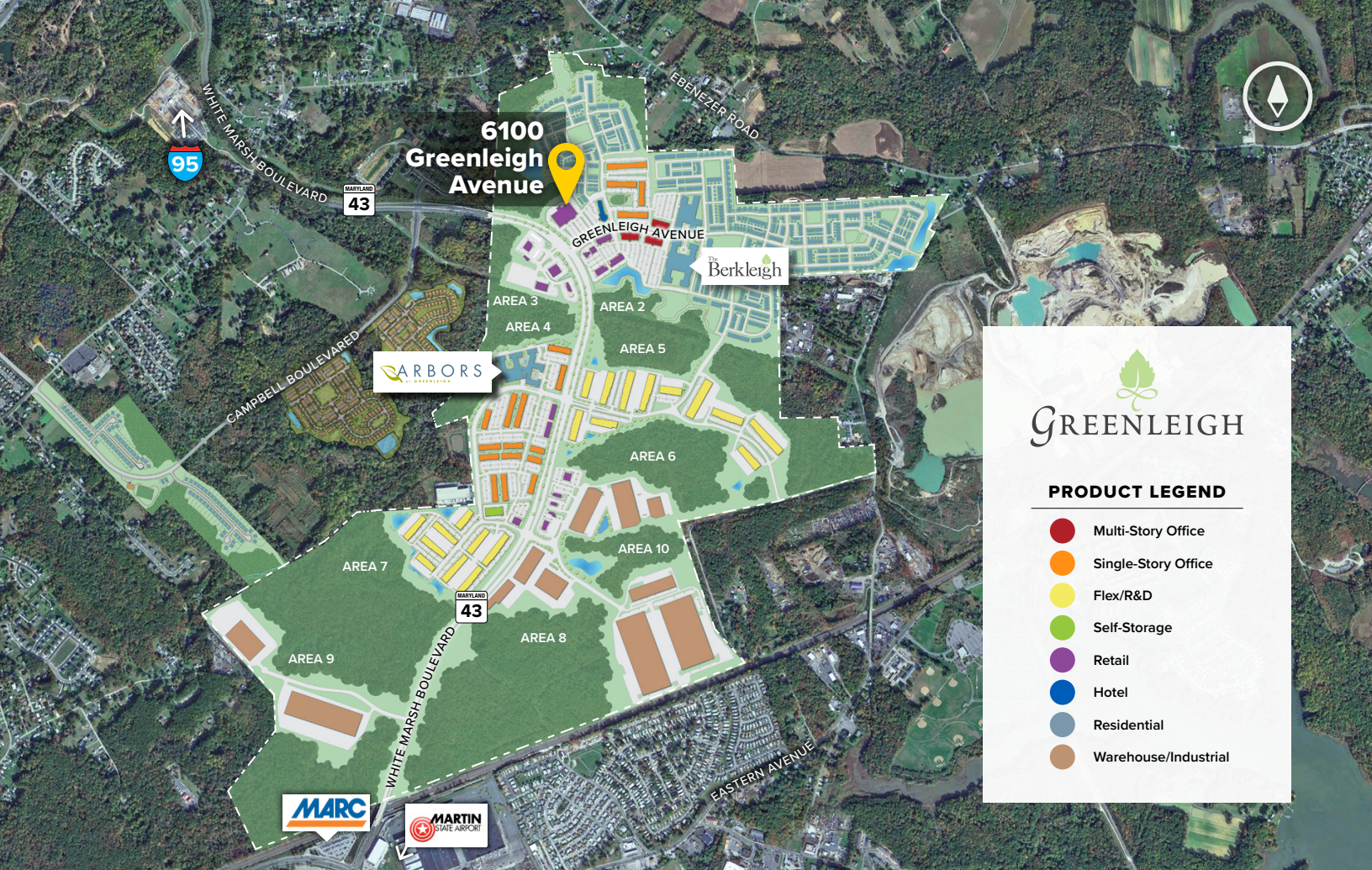
##### Traffic Count (MDOT)

MD Route 43 - 27,300 vehicles per day

##### Demographics

	1 Mile	3 Miles	5 Miles
Population	3,923	37,221	94,305
Avg. Household Income	\$117,340	\$88,463	\$91,747





**GREENLEIGH**

**PRODUCT LEGEND**

- Multi-Story Office
- Single-Story Office
- Flex/R&D
- Self-Storage
- Retail
- Hotel
- Residential
- Warehouse/Industrial

**Distances to:**

- Aberdeen, MD ..... 18 miles
- AMTRAK/MARC Station ..... 1 mile
- Baltimore, MD (Downtown) ..... 11 miles
- BWI Airport ..... 20 miles
- Interstate 695 (Baltimore Beltway) ..... 4 miles
- Interstate 95 ..... 2 miles
- Martin State Airport ..... 1 mile
- Towson, MD ..... 10 miles

**About St. John Properties**

St. John Properties, Inc. is a full-service real estate company headquartered in Baltimore, Maryland. The company owns, manages and has developed more than 21 million square feet of commercial real estate, including flex/R&D, warehouse, office and retail space.



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