



ROADSIDE
DEVELOPMENT

THE VILLAGE AT COLLEGE PARK

Route 1 | College Park, MD



New Convenience Lifestyle in COLLEGE PARK



Ideally located on Route 1 in North College Park, The Village has become the newest convenience lifestyle in College Park. With outstanding access from the Capital Beltway and direct proximity in front of IKEA, retailers and restaurants are thriving in their new home. The Village boasts over 25,000 square feet of retail, 21,000 square feet of office, 12 town homes, and over 500 residential apartments.



With the successful opening of over 8 retailers already, The Village has only a few remaining availabilities. Take advantage of the opportunity to join the some of the market's best retailers and restaurants including: Starbucks, Verizon, Potbelly Sandwich Works, Pearle Vision, Buffalo Wild Wings, BB&T, FedEx Kinko's, Moe' Southwest Grill and more.





ROADSIDE
DEVELOPMENT

THE VILLAGE AT COLLEGE PARK

Route 1 | College Park, MD

next door to
IKEA

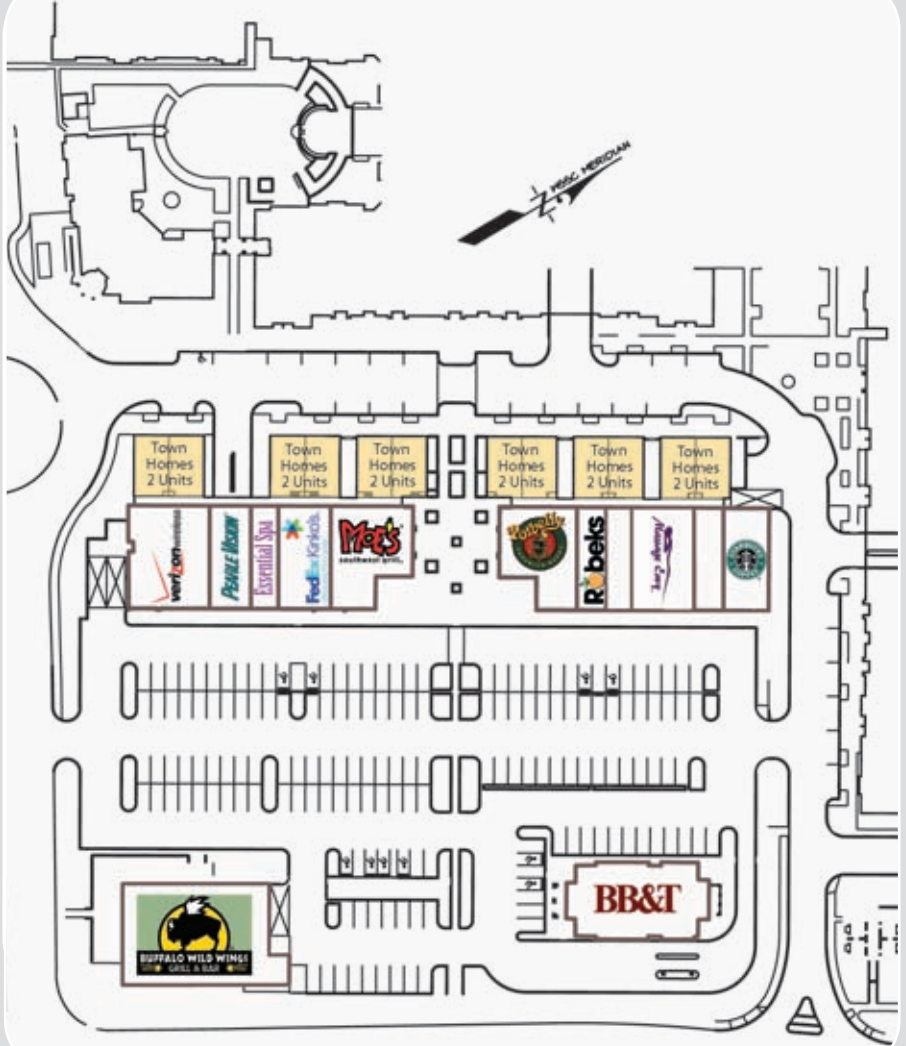
●
25,180
square feet of Retail

●
21,178
square feet of Office

●
500
Unit Apartment Complex

●
12
Town Homes

●
NOW
AVAILABLE



FOR MORE INFORMATION:

Kevin Bednoski
202.375.7947 • kbednoski@roadsidellc.com
Jeff Edelstein
202.375.7946 • jedelstein@roadsidellc.com
Roadside Development LLC
1730 Rhode Island Avenue, NW
Suite 512
Washington, DC 20036
www.roadsidedevelopment.com

DEMOGRAPHICS

	1 Miles	3 Miles	5 Miles
Population	8,066	85,074	305,566
Households	3,362	28,470	105,492
Avg. Household Income	\$70,471	\$78,672	\$79,847
Daytime Population	8,163	68,429	144,460

The information contained herein was furnished to us by sources we deem to be reliable, but no warranty or representation is made to the accuracy thereof. This offering is subject to correction or errors and omissions, change of price, prior to sale/lease or withdrawal from the market, without notice.