

RETAIL SPACE FOR LEASE  
**FULLY LEASED!**

# FOUR CORNERS PLAZA

UNIVERSITY BLVD & COLESVILLE RD  
SILVER SPRING, MD 20901



PROUD PARTNER  
**XTEAM**  
RETAIL ADVISORS

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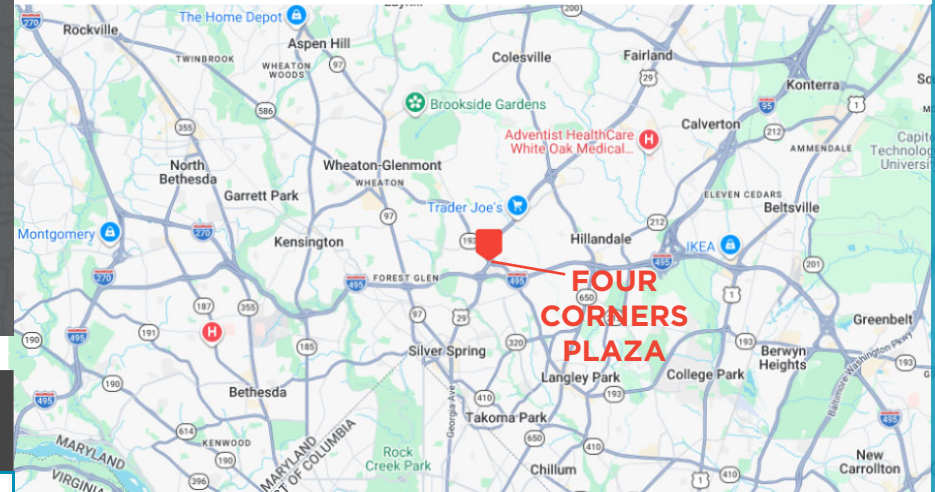
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# PROPERTY HIGHLIGHTS

- 5,150 SF total retail in the heart of Silver Spring, MD
- The site sits at a heavily trafficked, signalized intersection
- Zoning: CRN / CRT / CR
- Over 130,000 cars passing the site daily



| DEMOGRAPHICS    | 1 MILE    | 3 MILE    | 5 MILE    |
|-----------------|-----------|-----------|-----------|
| POPULATION:     | 16,582    | 209,406   | 516,918   |
| AVERAGE HH INC: | \$156,305 | \$174,980 | \$183,212 |
| # OF EMPLOYEES: | 3,649     | 59,826    | 178,151   |

## JOIN AREA RETAILERS:



# BIRDS EYE VIEW



# SITE PHOTOS

