

# Perry Hall Centre & Perry Hall Square

Belair Road - Perry Hall, MD 21236

±7,725-14,404 SF + Pad Site Available for Lease



## Questions? Contact Us.

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## Highlights

- ±231,754 SF Grocery-anchored dominant power center
- Recent façade & property renovation!
- Located in Perry Hall, Maryland, a stable and mature suburb just 10 miles from downtown Baltimore
- Situated at the convergence of U.S. Route 1 (Belair Road), Ebenezer Road and E Joppa Road where combined traffic counts are over 49,200 AADT
- Extensive frontage along Ebenezer Road with three areas of ingress/egress, and two areas of ingress/egress from Belair Road
- Conveniently located, only three-miles from both I-695 and I-95 highways
- Ample parking spaces (Total: 1,312 parking spaces available)

### JOIN



| Demographic       | 1 Mile    | 3 Miles   | 5 Miles   |
|-------------------|-----------|-----------|-----------|
| Population        | 16,854    | 84,549    | 200,236   |
| Avg HH Income     | \$102,670 | \$100,251 | \$95,594  |
| Avg Home Value    | \$333,913 | \$343,053 | \$321,320 |
| Daytime Employees | 3,734     | 31,521    | 74,621    |



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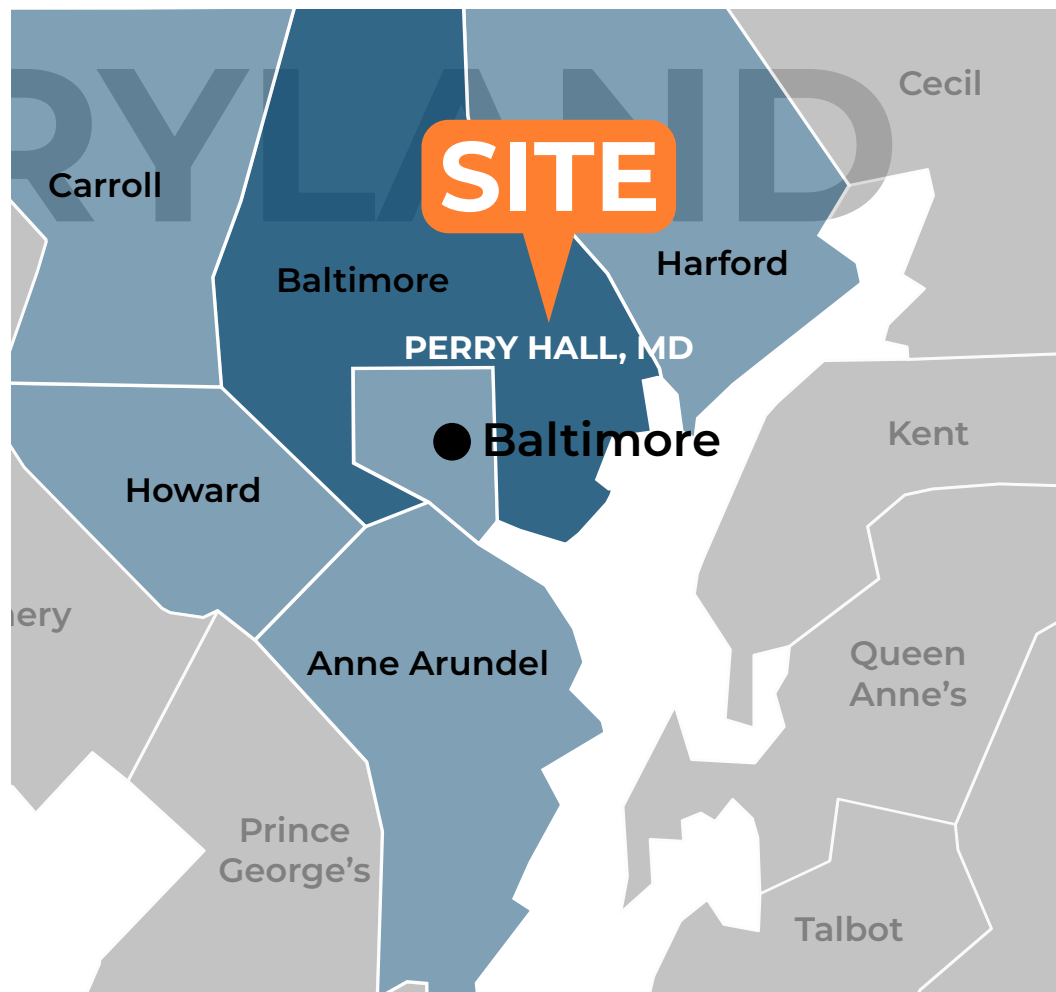
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## About Perry Hall

The 231,754 SF grocery-anchored-regional power center - Perry Centre & Perry Hall Square benefits from its unmatched location along U.S. Route 1, just 10 miles from downtown Baltimore.

Perry Hall Centre & Perry Hall Square feature an attractive combination of a strong income stream, national tenancy with strong sales, and long-term value appreciation in one of the most desirable markets in the nation, the highly regarded Baltimore-Washington Metropolitan Area.



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# Perry Hall Square Shopping Center

Ebenezer Road & Belair Road, Perry Hall, MD 21236

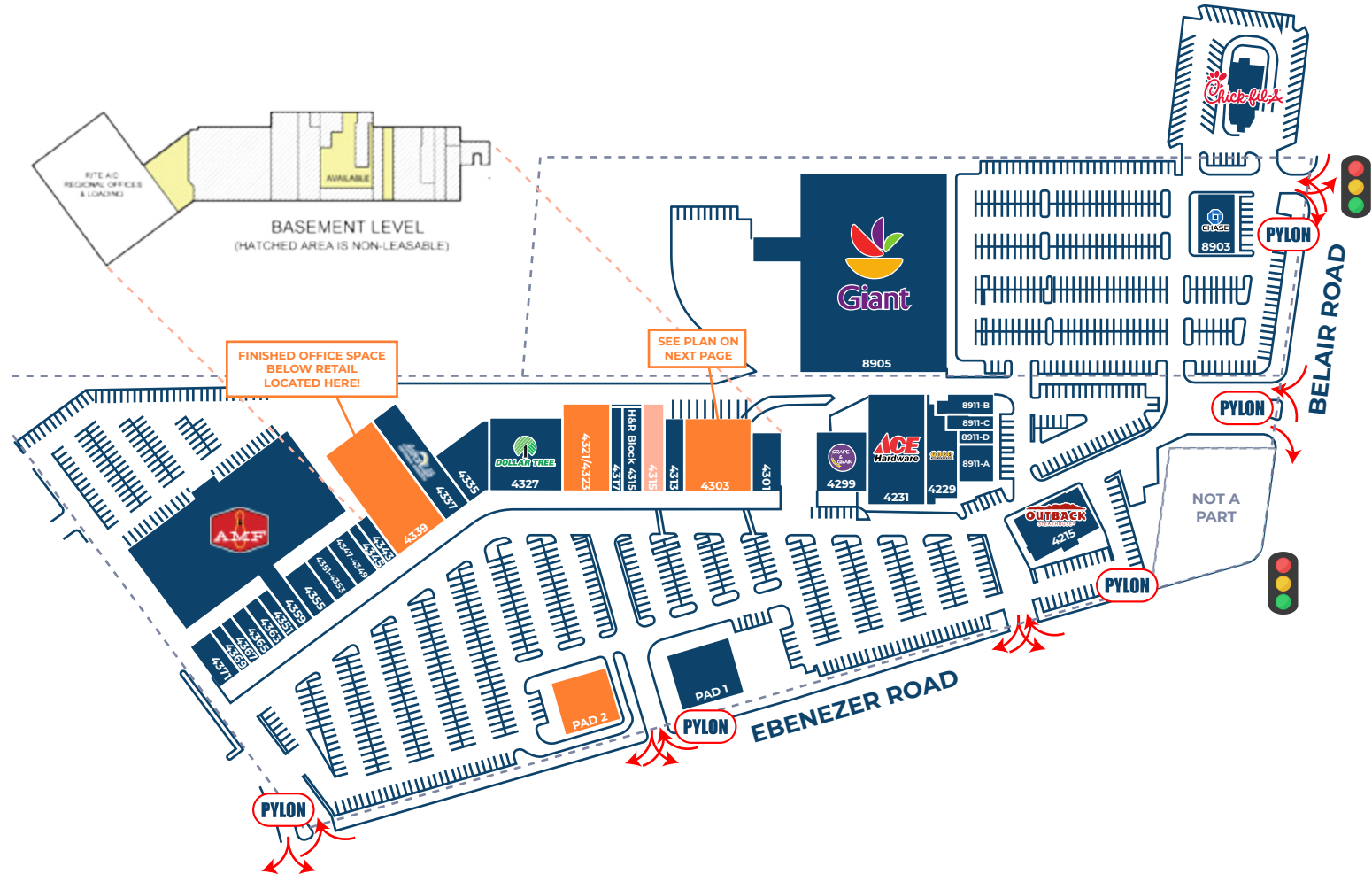


## Ebenezer Road

| Address   | Tenant                                    | Square Footage |
|-----------|-------------------------------------------|----------------|
| 4371      | Member's 1st Bank                         | ±2,520 SF      |
| 4369      | Tobacco Stop & Cigarette Depot            | ±1,180 SF      |
| 4367      | Asian Fusion Carryout                     | ±1,260 SF      |
| 4365      | Everest Jewelers                          | ±1,820 SF      |
| 4363      | BJ's Pub                                  | ±1,470 SF      |
| 4351      | Quartz Rose                               | ±1,050 SF      |
| 4359      | AMF (Brunswick Bowling)                   | ±40,544 SF     |
| 4355      | Kumon Math & Reading                      | ±2,660 SF      |
| 4351-4353 | The Rolling Grill                         | ±2,520 SF      |
| 4347-4349 | Yama Sushi                                | ±2,500 SF      |
| 4345      | Angel Nail & Spa                          | ±1,050 SF      |
| 4343      | Brian's Barbershop                        | ±1,050 SF      |
| 4339      | AVAILABLE                                 | ±14,404 SF     |
| 4337      | Active Life                               | ±6,846 SF      |
| 4335      | El Salto Mexican Restaurant               | ±4,937 SF      |
| 4327      | Dollar Tree                               | ±10,000 SF     |
| 4323/4321 | AVAILABLE                                 | ±7,725 SF      |
| 4317      | Pearl Threading                           | ±1,881 SF      |
| 4315      | H&R Block                                 | ±3,157 SF      |
| 4315      | AT LEASE                                  | ±3,603 SF      |
| 4313      | Levin Eye Care                            | ±2,800 SF      |
| 4303      | AVAILABLE                                 | ±8,704 SF      |
| 4301      | Isaacs, Nawy, Stern & Isaacs Orthodontics | ±3,200 SF      |
| 4299      | Grape & Grain                             | ±5,600 SF      |
| 4231      | ACE Hardware                              | ±11,898 SF     |
| 4215      | Outback Steakhouse                        | ±6,684 SF      |
| 4229      | ZIPS Cleaners                             | ±5,311 SF      |
| PAD1      | Almost Home Child Care                    | ±7,200 SF      |
| PAD2      | AVAILABLE                                 | ±6,000 SF      |

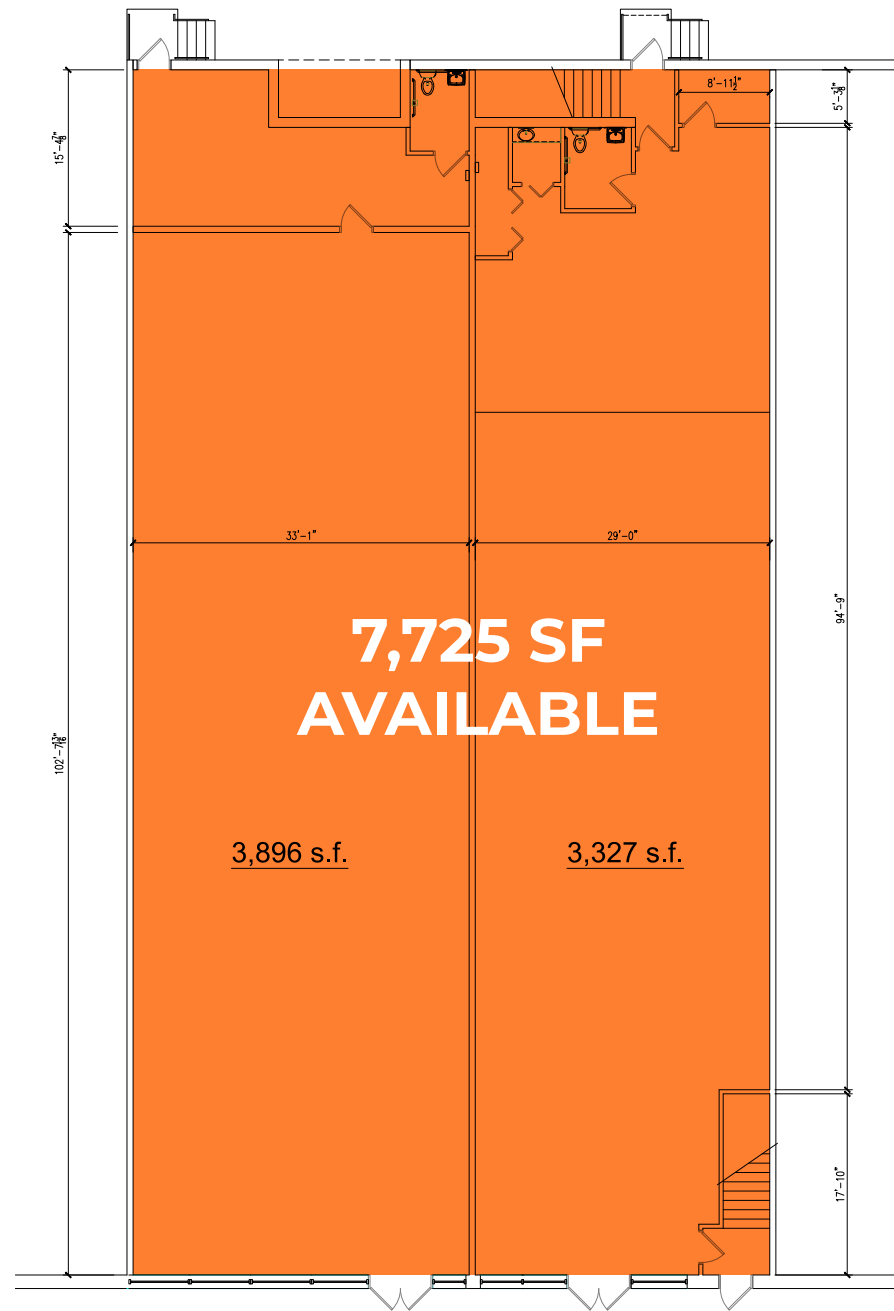
## Belair Road

| Address | Tenant                 | Square Footage |
|---------|------------------------|----------------|
| 8905    | Giant                  | ±56,848 SF     |
| 8903    | JP Morgan Chase        | ±4,013 SF      |
| 8911-D  | Bank of America        | ±1,000 SF      |
| 8911-C  | Tropical Smoothie Café | ±1,291 SF      |
| 8911-A  | Italian Sensations     | ±2,500 SF      |
| 8911-B  | Mr. Souvlaki           | ±2,082 SF      |

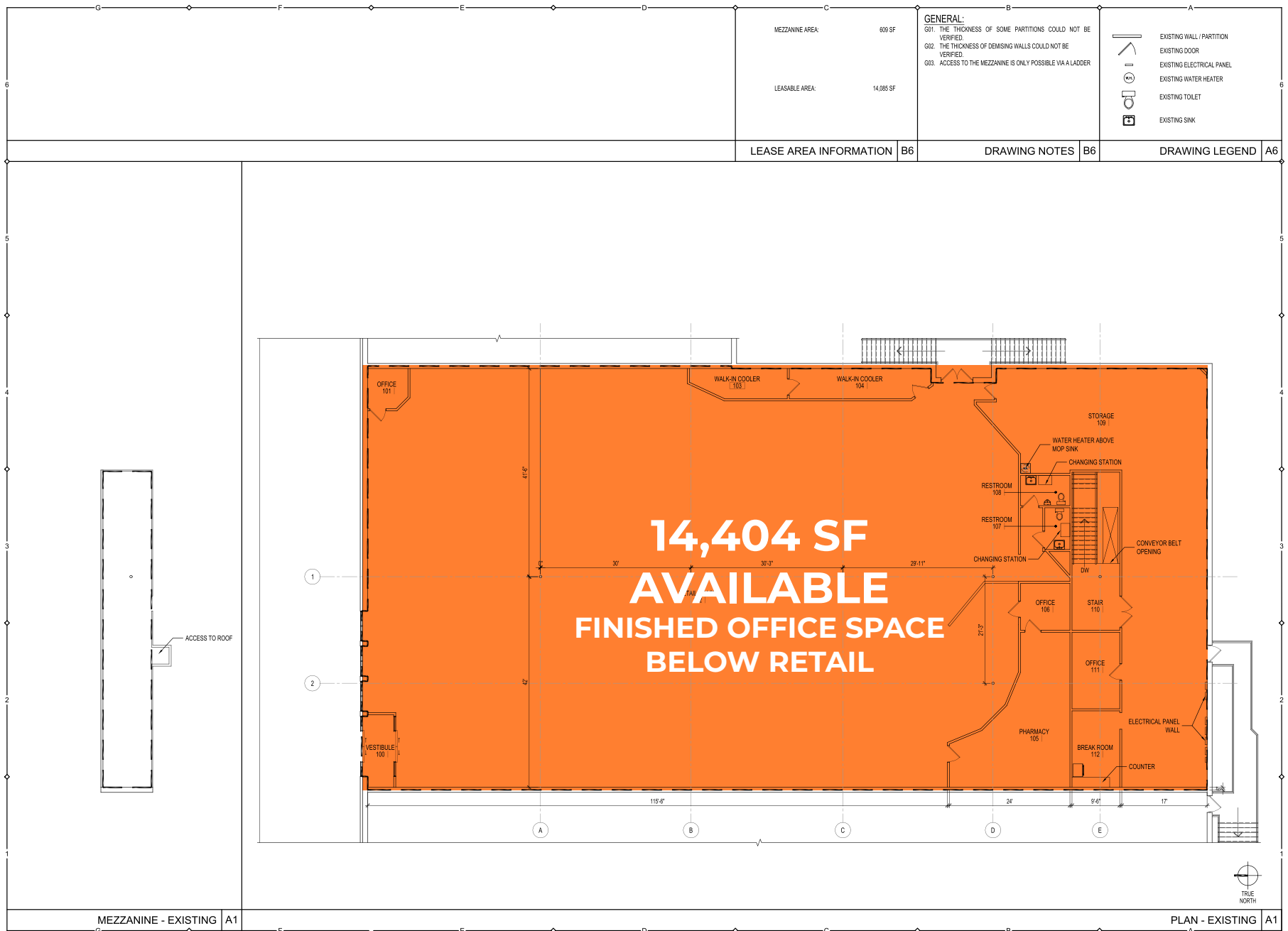


# Site Plan

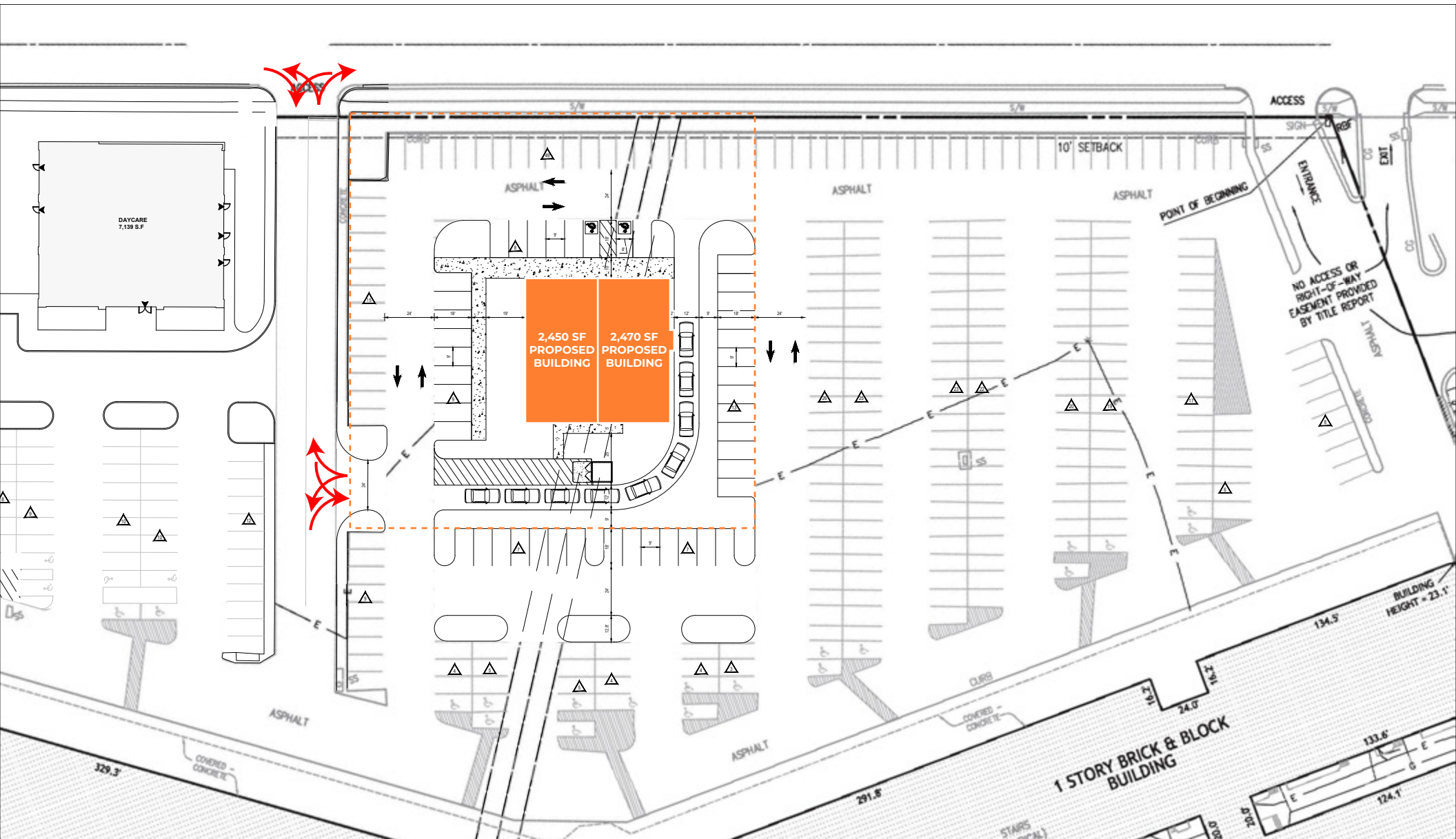




# 4321-4323 Floor Plan

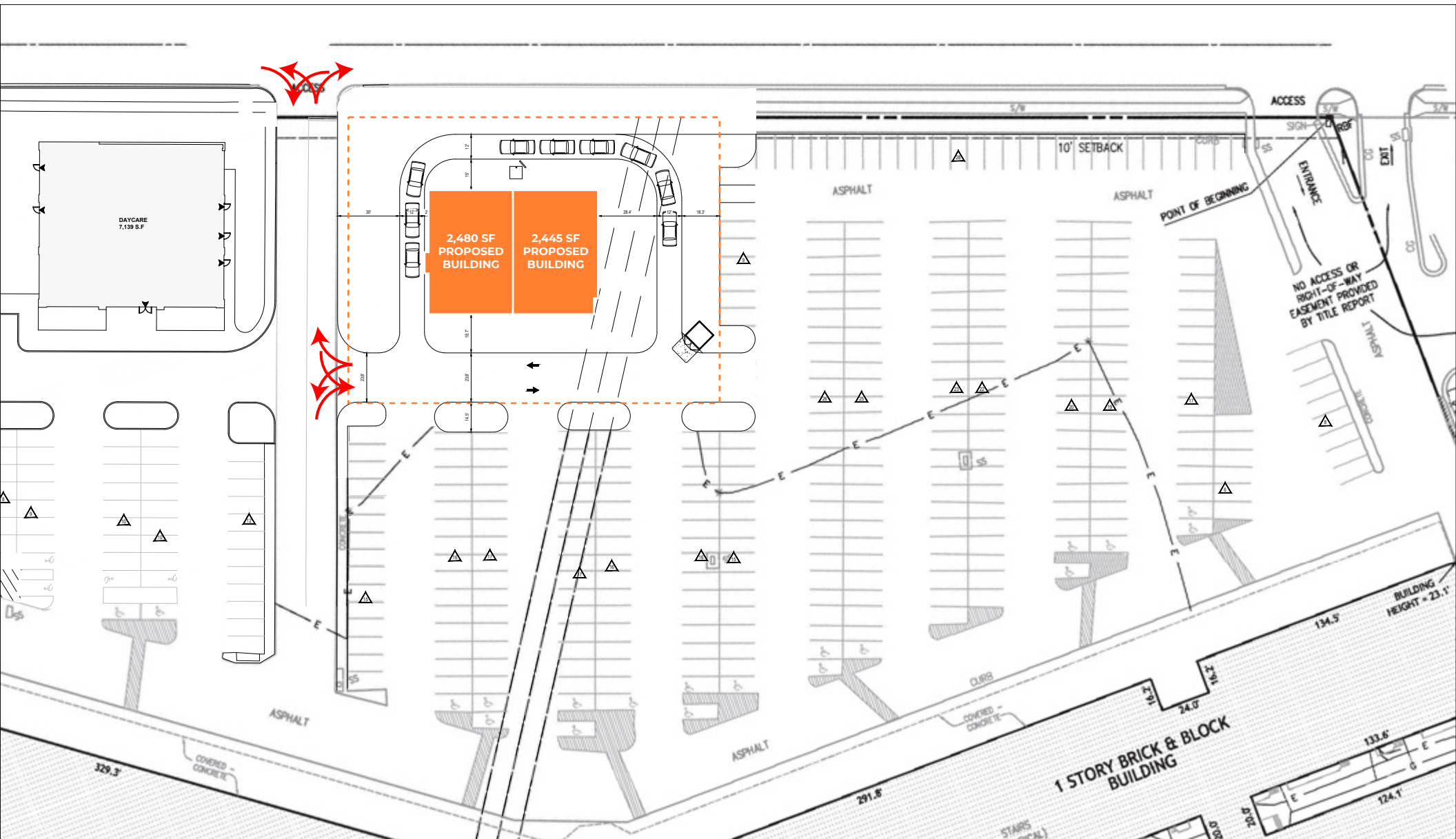


# 4339 Floor Plan



# Pad Site Concept 01





# Pad Site Concept 02





# Local Aerial





# Market Aerial





Site Photos