

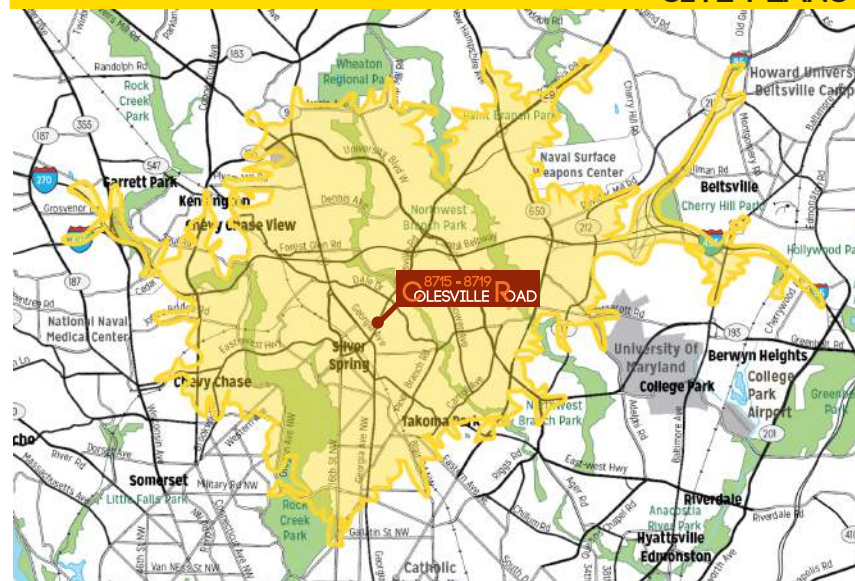
UP TO 20,077 RSF
OF RETAIL SPACE AVAILABLE



 **Douglas**
Development
CORPORATION

8715 - 8719
COLESVILLE ROAD

Located on Georgia Avenue just two blocks from the Silver Spring MARC station, Downtown Silver Spring combines a vibrant, laid-back atmosphere with an eclectic mix of dining, shopping, and entertainment, for the Silver Spring area.



The Fillmore is a live entertainment and music venue with a capacity of 2,000 people. It opened in 2011 in the former JC Penney building on Colesville Road. The venue joins the American Film Institute and Discovery Communications as cornerstones of the downtown Silver Spring's arts and entertainment district.



10 MINUTE DRIVE TIME

RESIDENTIAL POPULATION	DAYTIME POPULATION	AVERAGE HOUSEHOLD INCOME	TOTAL HOUSEHOLDS
219,581	178,602	\$109,930	83,520

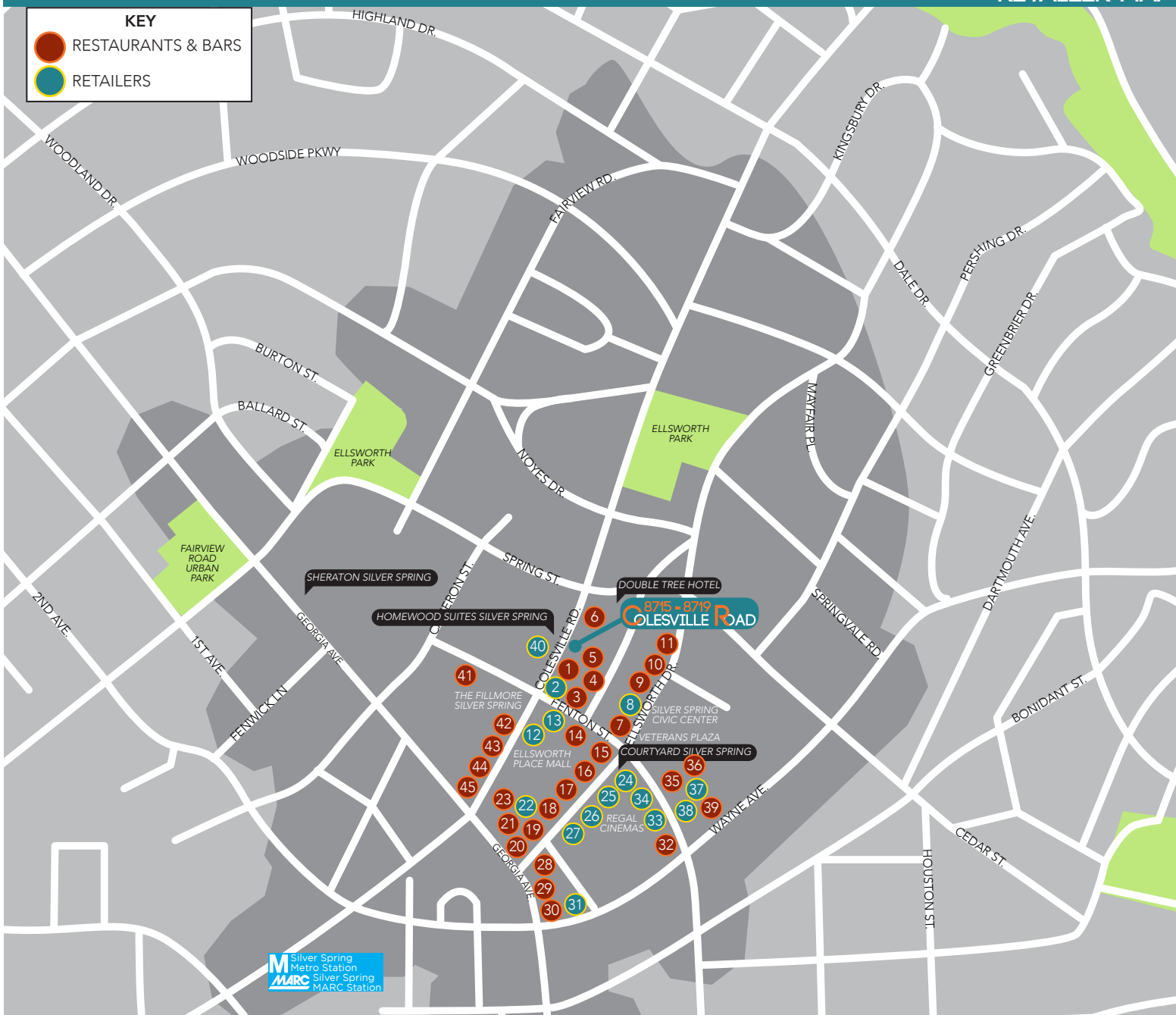
Downtown Silver Spring hosts several entertainment, musical, and ethnic festivals, the most notable of which are the Silverdocs documentary film festival, the annual Thanksgiving Day Parade, and the Silver Spring Jazz Festival.



- 1 CAPITAL BLEU
- 2 AMERICAN APPAREL
- 3 SMOOTHIE KING
- 4 SUSHI JIN NEXT DOOR
- 5 BETE ETHIOPIAN CUISINE
- 6 SERGIO RISTORANTE
- 7 CHICK-FIL-A
- 8 COLOR ME MINE
- 9 COLD STONE CREAMERY
- 10 FUDDRUCKERS
- 11 ZPIZZA
- 12 BURLINGTON COAT FACTORY
- 13 MARSHALLS
- 14 BEN & JERRY'S
- 15 BLUE PEARL BUFFET & GRILL
- 16 STARBUCKS
- 17 POTBELLY SANDWICH SHOP
- 18 AUSTIN GRILL SILVER SPRING
- 19 EGGSPECTION
- 20 LEBANESE TAVERNA CAFE
- 21 FROZENYO
- 22 NEW YORK & COMPANY
- 23 PANERA BREAD
- 24 H&M
- 25 DSW
- 26 ULTA BEAUTY
- 27 LOFT
- 28 NANDO'S PERI-PERI
- 29 COOPER CANYON GRILL
- 30 SWEETGREEN
- 31 BANK OF AMERICA
- 32 BURGERFI
- 33 CITY SPORTS
- 34 MEN'S WAREHOUSE
- 35 BAJA FRESH MEXICAN GRILL
- 36 ADEGA WINE CELLARS & CAFE
- 37 STROSNIDERS HARDWARE
- 38 CVS PHARMACY
- 39 WHOLE FOODS MARKET
- 40 EAST COAST JEWELRY & DIAMOND
- 41 ALL SET RESTAURANT & BAR
- 42 KAO THAI RESTAURANT
- 43 ABOL ETHIOPIAN CUISINE
- 44 LA MALINCHE SPANISH & MEXICAN TAPAS
- 45 THE CLASSICS

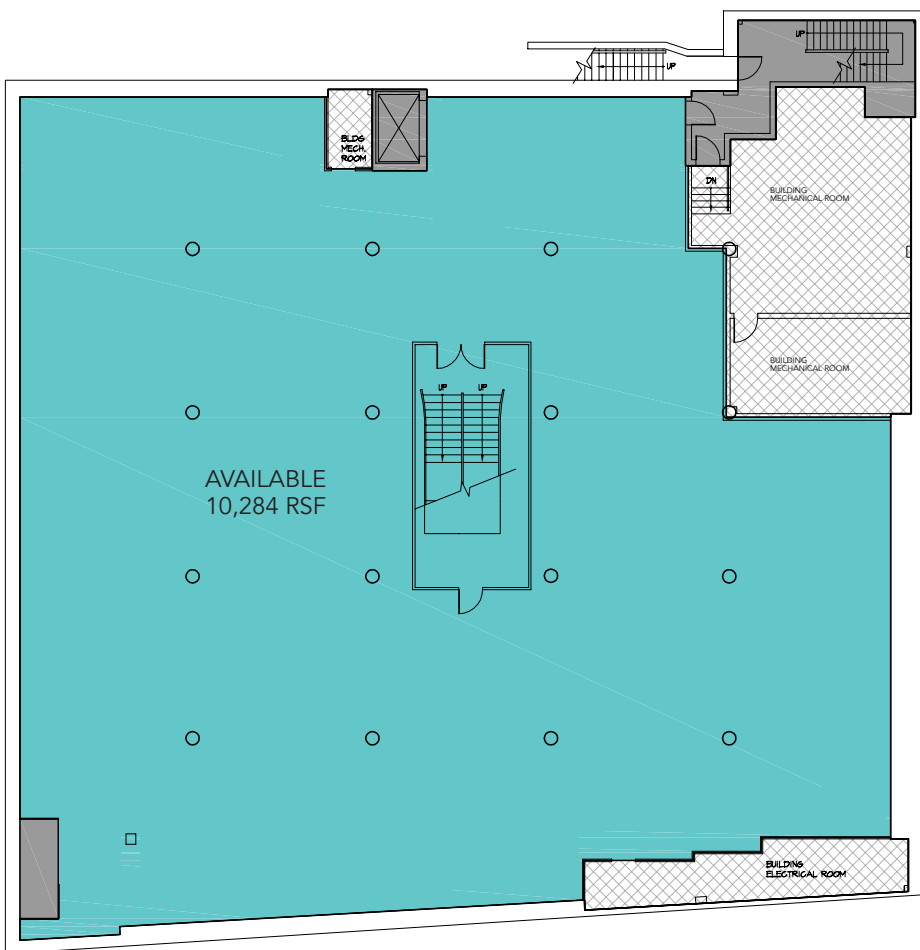
KEY

- RESTAURANTS & BARS
- RETAILERS

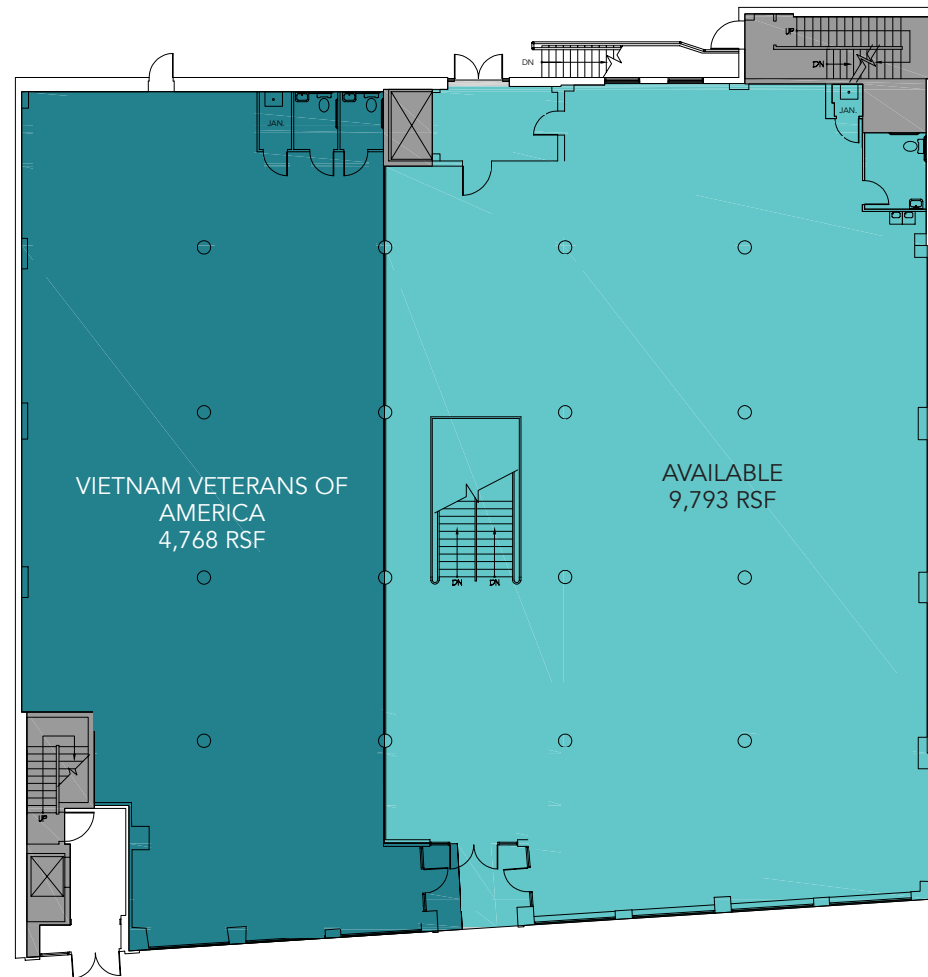


10 MINUTE WALK TIME			
RESIDENTIAL POPULATION	DAYTIME POPULATION	AVERAGE HOUSEHOLD INCOME	TOTAL HOUSEHOLDS
5,376	12,668	\$101,840	3,220

LOWER LEVEL



FIRST FLOOR



COLESVILLE ROAD