

AGM

COMMERCIAL REAL ESTATE ADVISORS

LIGHTHOUSE POINT - RETAIL

2700 BOSTON STREET, BALTIMORE MD 21224



BOSTON STREET VISIBILITY @ INTERSECTION

DOUGLAS KAUFMAN
C: 410-952-3290
E: dkaufman@agmcommercial.com

MICHAEL BENDER
C: 410.935.9408
E: mbender@agmcommercial.com

AGM COMMERCIAL REAL ESTATE ADVISORS
5900 Wilmary Lane,
Baltimore, MD 21210

PROPERTY OVERVIEW

Space Available For Lease

- Suite 100: 6,033 SF
Retail space on ground level for West Marine
- Suite 1: 1,808 SF: Currently built out as a 2nd Gen restaurant, Liquor License in place
- Suite 4: 832 SF
Currently built out as dry cleaner

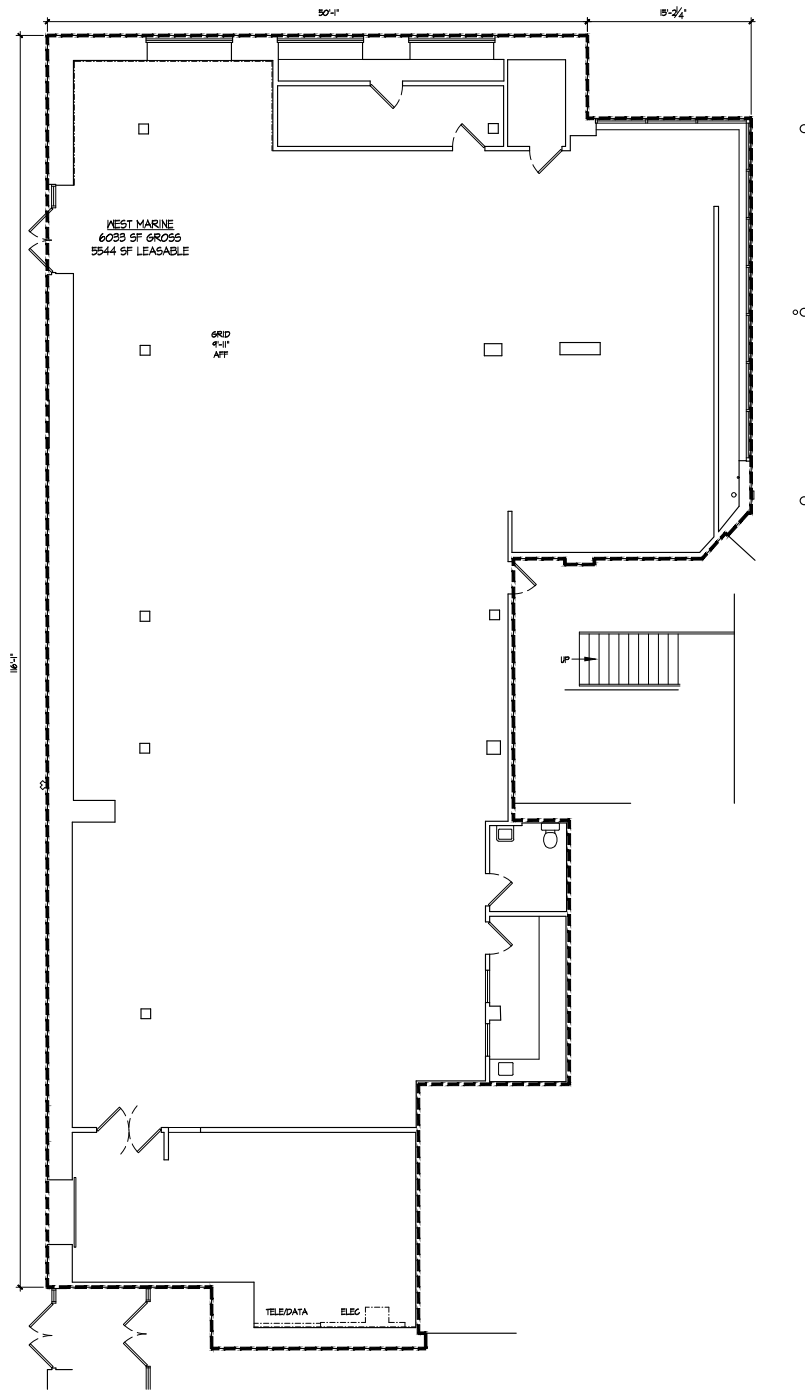
Retail Opportunities

- Asking Rate; Negotiable
- Boston Street Visibility at intersection
- Free parking on site for customers and employees
- Abundant nearby amenities: Lighthouse Liquors, Canton Crossing, Safeway, Chipotle
- Convenient access to I-95, I-895 and I-83
- On-site security
- Walk along the Harbor Promenade
- Monument and Building Signage



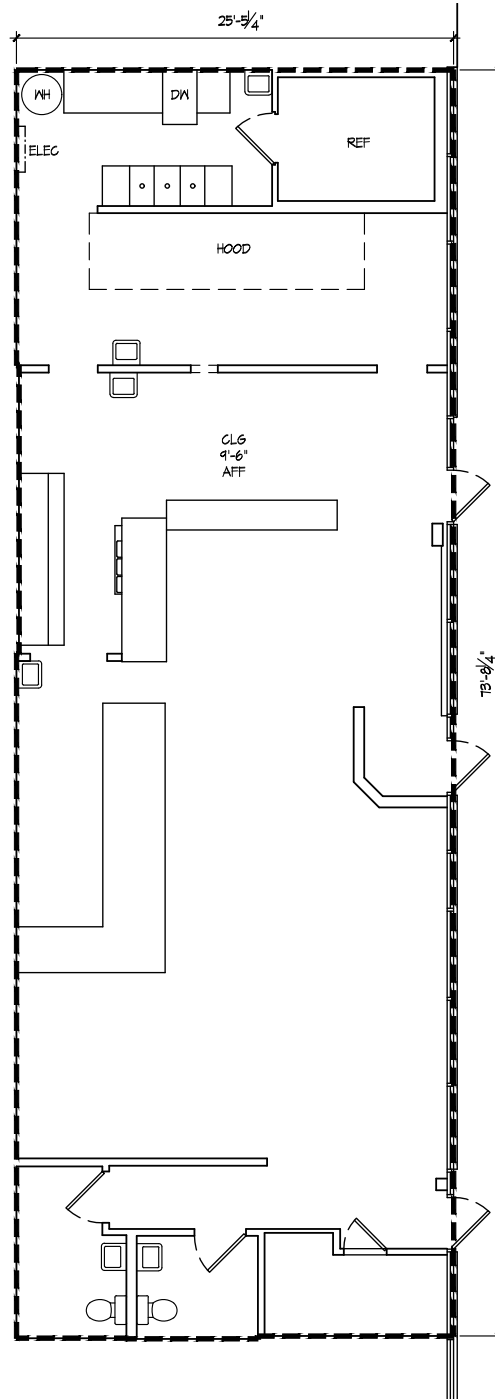
FLOOR PLAN

Suite 100: 6,033 SF

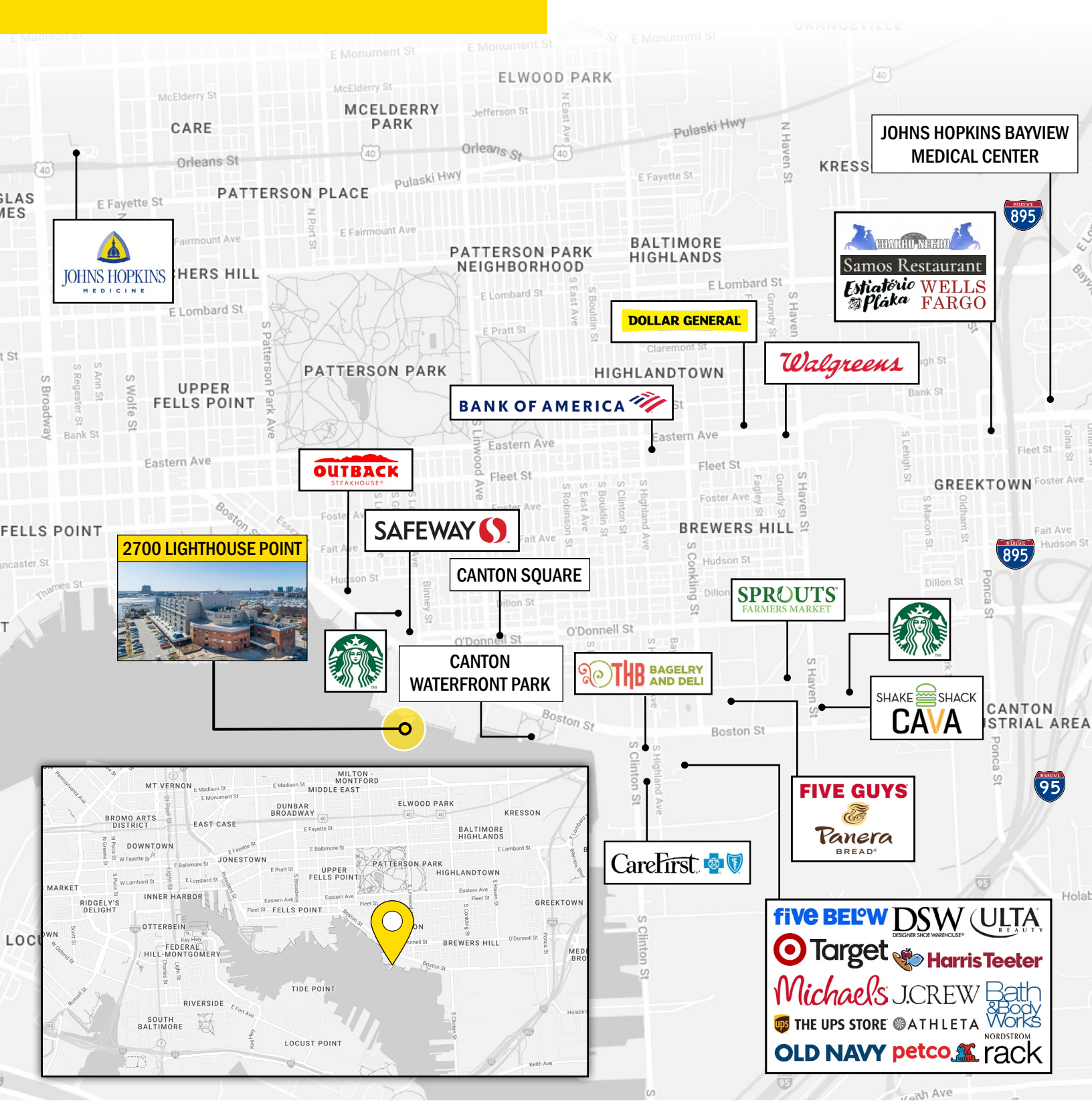


FLOOR PLAN

Suite 1: 1,808 SF



RETAIL MAP

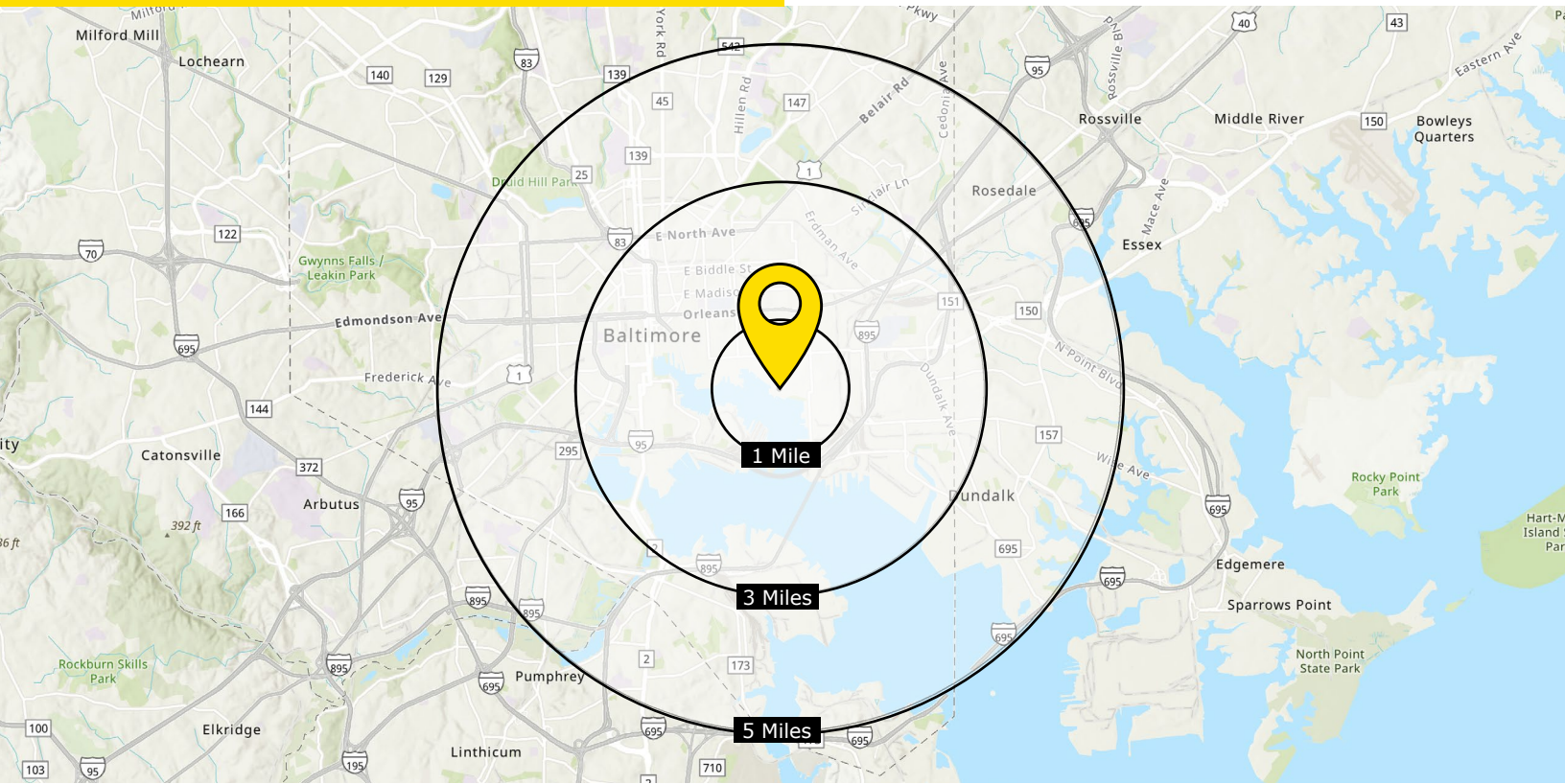


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DEMOGRAPHICS



2024 SUMMARY

| | 1 MILE | 3 MILES | 5 MILES |
|--------------------------|-----------|-----------|----------|
| Population | 32,212 | 175,032 | 454,621 |
| Households | 16,340 | 81,980 | 196,034 |
| Families | 5,976 | 33,424 | 94,484 |
| Average Household Size | 1.96 | 2.09 | 2.26 |
| Median Age | 34.0 | 33.9 | 35.3 |
| Median Household Income | \$122,701 | \$69,615 | \$58,337 |
| Average Household Income | \$170,118 | \$109,036 | \$91,479 |

2029 SUMMARY

| | | | |
|--------------------------|-----------|-----------|-----------|
| Population | 32,240 | 174,607 | 450,132 |
| Households | 16,930 | 84,458 | 199,177 |
| Families | 6,137 | 34,016 | 95,212 |
| Average Household Size | 1.89 | 2.02 | 2.20 |
| Median Age | 35.7 | 35.4 | 36.9 |
| Median Household Income | \$138,997 | \$79,673 | \$66,911 |
| Average Household Income | \$193,448 | \$125,824 | \$106,252 |

KEY FACTS



23,115

TOTAL BUSINESSES



334,802

TOTAL EMPLOYEES



\$58,337

MEDIAN HH INCOME



\$39,551

PER CAPITA INCOME



\$59,538

MEDIAN NET WORTH

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