

Imagine - Lincoln
Public Charter
School

Benjamin Stoddert
Middle School

Princeton Estates
Apartment Homes
474 Units

AA Auto Service
Center



Pohanka Pl

St Barnabas Rd
30,675 VPD '22

SITE



Salon Renz II

Exotic Nails

Zoraida
Dominican
Salon



FOR SUBLEASE

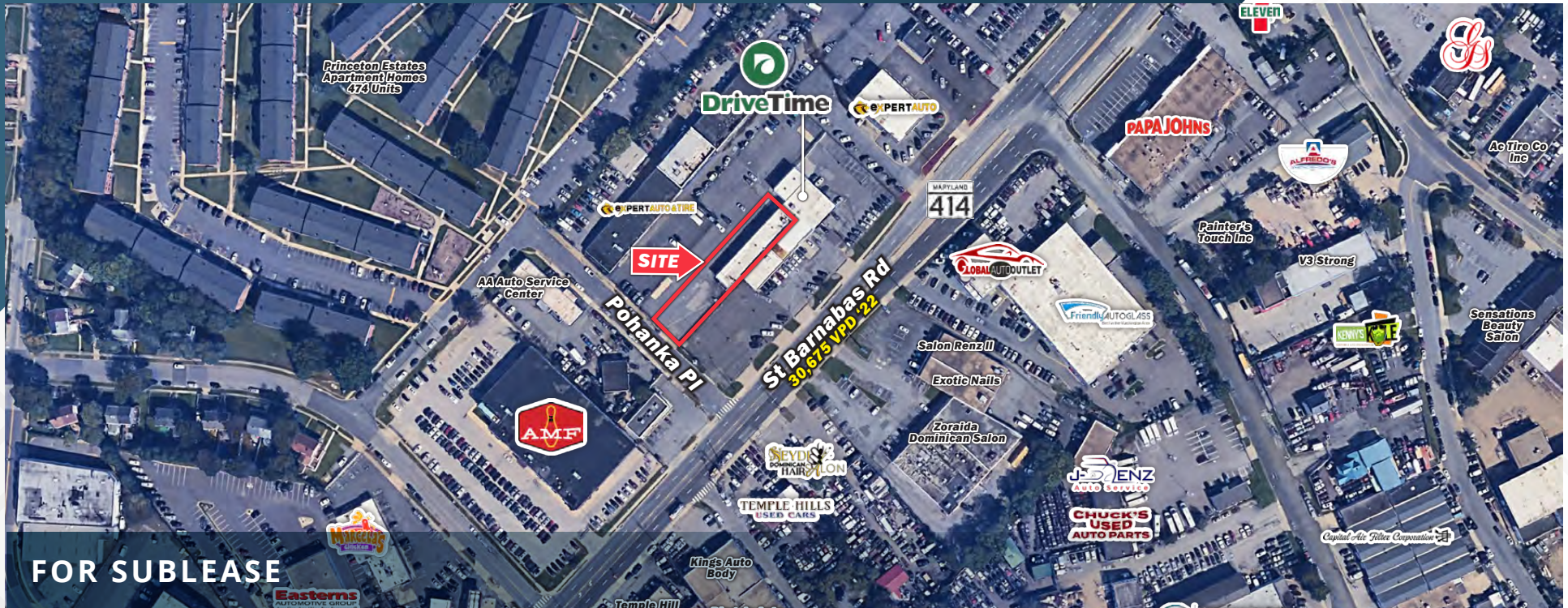
Excess Auto Service & Storage

4601 St Barnabas Rd | Temple Hills, MD 20748



Excess Auto Service & Storage

4601 St Barnabas Rd | Temple Hills, MD 20748



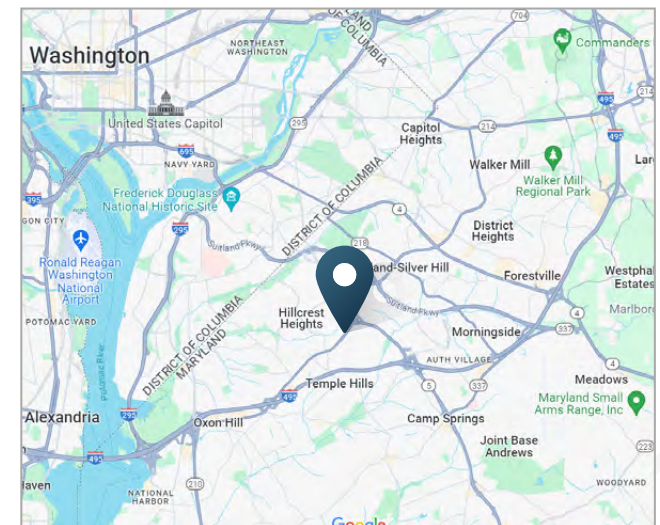
FOR SUBLEASE

Building Size
±4,350 SF

Rate
Contact Broker

ABOUT THE PROPERTY

- ±4,350 SF building
- 0.35 AC AC paved lot (.25 AC for parking)
- Fenced lot
- 8 overhead doors
- Located just west of SR-414 and MD 5 interchange with excellent visibility fronting St Barnabas Road
- Lease Expiration: 7/31/2029
- (1) 5-Year Option
- Ideal for automotive users



Excess Auto Service & Storage

4601 St Barnabas Rd | Temple Hills, MD 20748



DEMOGRAPHIC HIGHLIGHTS (2024)

1 MILE

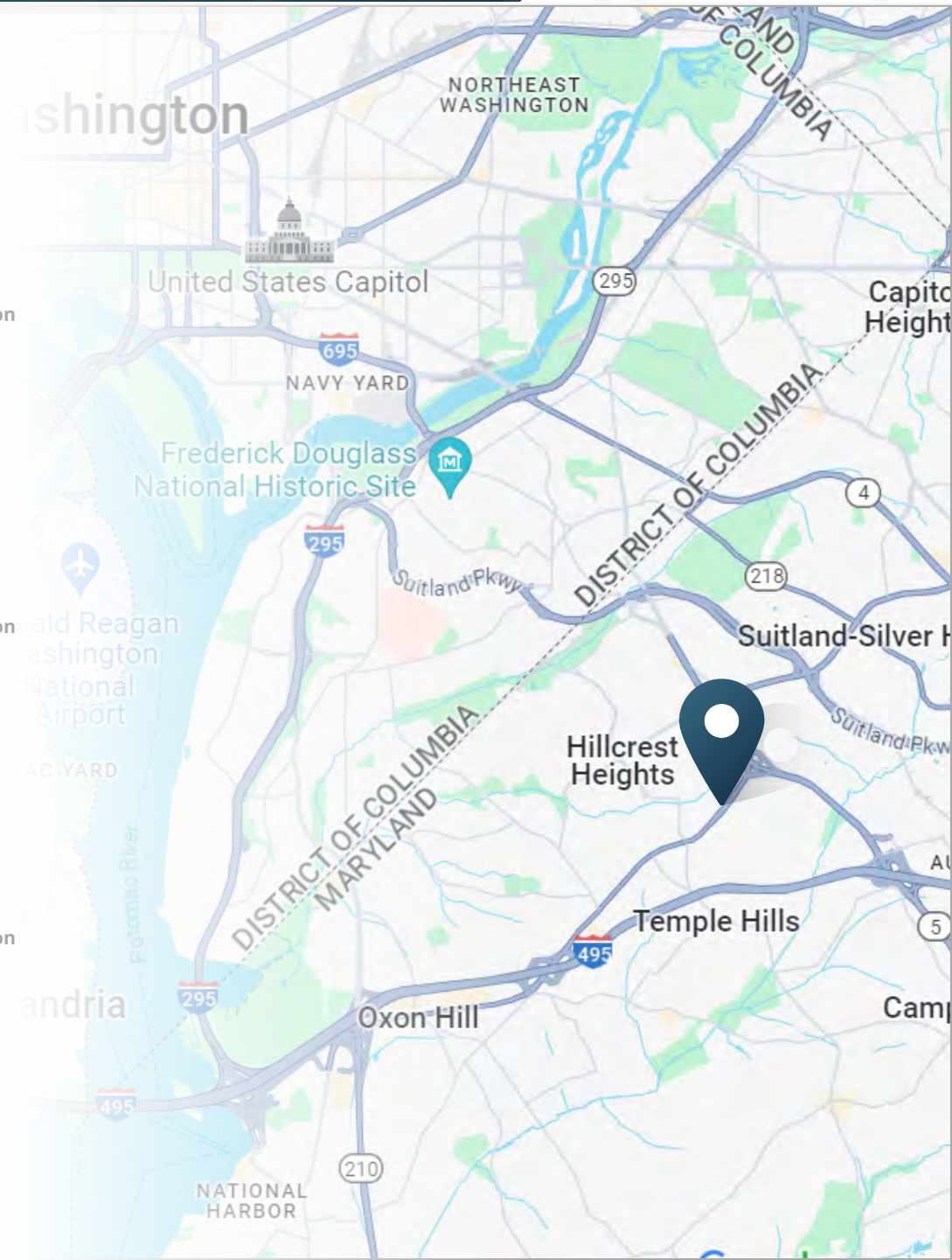
15,977	15,722	\$92,637	13,084
2024 Population	2029 Population	Avg Household Income	Daytime Population

3 MILES

163,131	159,896	\$91,932	121,540
2024 Population	2029 Population	Avg Household Income	Daytime Population

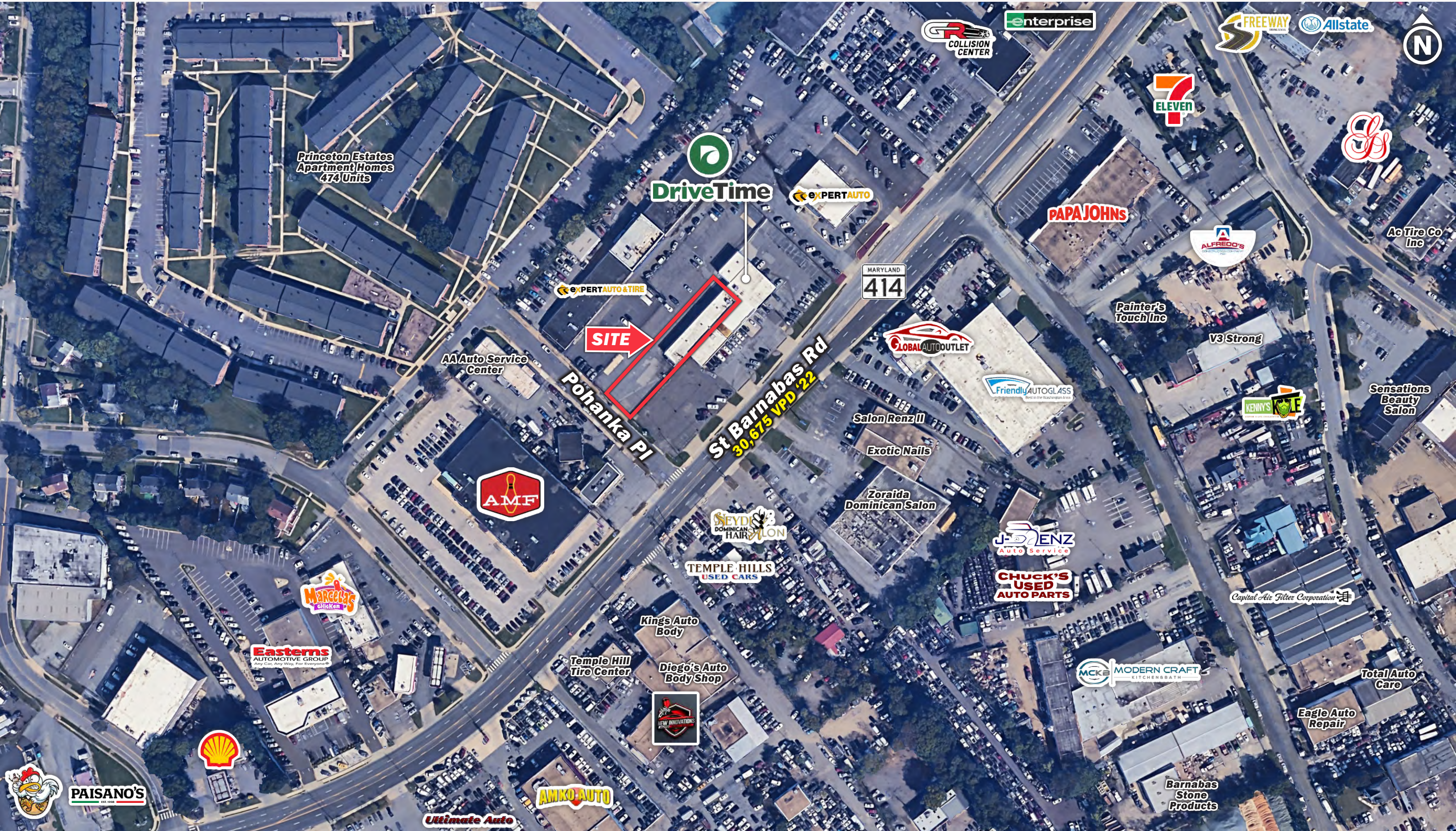
5 MILES

376,028	380,842	\$110,909	329,738
2024 Population	2029 Population	Avg Household Income	Daytime Population



4601 Saint Barnabas Road

Temple Hills, Maryland 20748



Princeton Estates
Apartment Homes
474 Units

DriveTime

EXPERTAUTO

COLLISION CENTER

enterprise

FREWAY

Allstate



7
ELEVEN



PAPAJOHNS

ALFREDO'S

AcTire Co Inc

EXPERTAUTO & TIRE

MARYLAND
414

Painter's
Touch Inc

V3 Strong

SITE

AA Auto Service
Center

Pohanka Pl

St. Barnabas Rd
30,675 VPD '22

GLOBAL AUTO OUTLET

Friendly AUTO GLASS

Sensations
Beauty
Salon

KENNY'S
TIRE

AMF

Salon Renz II

Exotic Nails

Zoraida
Dominican Salon

SEYDI
DOMINICAN
HAIR SALON

TEMPLE HILLS
USED CARS

J-DENZ
Auto Service

CHUCK'S
USED
AUTO PARTS

Capital Air Filter Corporation

MARCELLO'S
GlicKen

Easterns
AUTOMOTIVE GROUP
Any Car, Any Way, For Everyone!

Kings Auto
Body

Temple Hill
Tire Center

Diego's Auto
Body Shop

NEW INNOVATIONS

MCKE
MODERN CRAFT
KITCHEN & BATH

Total Auto
Care



PAISANO'S

Eagle Auto
Repair

Barnabas
Stone
Products

Ultimate Auto

AMKO AUTO



8144 Walnut Hill Lane
Suite 1200
Dallas, Texas 75231

National Team

CHRIS ABDAYEM, CCIM

602.682.6052

chris.abdayem@srsre.com

SCOTT ELLSWORTH

602.682.6063

scott.ellsworth@srsre.com

Broker of Record

DAVID WIRTH

610.727.3962

david.wirth@srsre.com

SRSRE.COM

© SRS

The information presented was obtained from sources deemed reliable;
however SRS does not guarantee its completeness or accuracy.