

Your New Location Awaits



HUNT VALLEY *Towne centre*

118 Shawan Rd. Hunt Valley, MD

- Over 950,000 SF of retail, service and high traffic entertainment tenants located six miles north of I-695 on Shawan Road between I-83 and York Road in the Hunt Valley area of Baltimore County
- Wegmans Food Market, the nation's premier grocer chose Hunt Valley Towne Centre for its first Maryland location
- Surrounded by one of the region's Largest Employment Centers with more than 7 Million SF of office space, five hotels and 80,000 daily workers
- Next phase of project includes \$150M redevelopment of 14-acre parcel & modernization to feature new retail & residential opportunity

Wegmans

REGAL
CINEMAS

DICK'S
SPORTING GOODS

Marshalls

LOFT

J.CREW
FACTORY

Michaels

Panera
BREAD

Chick-fil-&

HomeGoods

DSW
DESIGNER SHOE WAREHOUSE

ULTA
BEAUTY

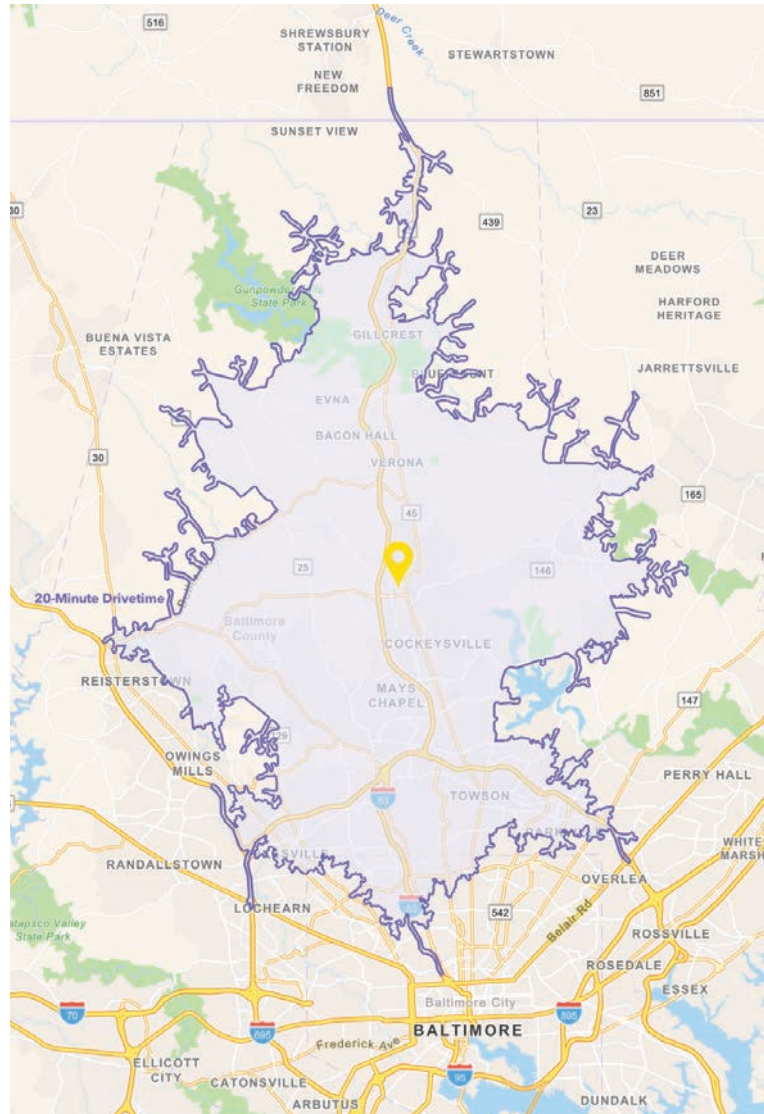


california
PIZZA KITCHEN

PROPERTY OVERVIEW

Daily Traffic Count

I-83	84,000 AADT
Shawan Rd.	20,000 AADT
York Rd. at the corner of Shawan Rd.	17,000 AADT
McCormick Rd.	18,000 AADT



20 Minute Drivetime

99,483
Households

249,938
Population

\$154,742
Average
HH Income

293,351
Daytime
Population

MARKET ANALYSIS



HUNT VALLEY TOWNE CENTRE

AVAILABILITY



LEGEND:

- RETAIL AVAILABLE
- RESIDENTIAL
- RETAIL LEASED



GREENBERG GIBBONS

HUNT VALLEY TOWNE CENTER

COCKEYSVILLE, MD

APRIL 16, 2024

Hunt Valley Towne Centre GLA: 773,952 SF

Hunt Valley Serriage GLA: 152,039 SF

TOTAL GLA: 925,991 SF

AVAILABILITY



LEASE PLAN GROUND FLOOR
Scale: 1" = 40'



LEASE PLAN UPPER FLOOR
Scale: 1" = 40'

Future Availability

Rental Unit	Space Available
118-N	2,006 SF
118-O	9,761 SF
118-X	4,999 SF
Space 21	79,669 SF
Space 11495B	1,555 SF
118-AB	5,334 SF