

FOR LEASE

1111 PARK AVE, BALTIMORE, MD 21201



Retail
For Lease

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HIGHLIGHTS

- First-floor retail and second-floor office space available for immediate occupancy in a 294-unit apartment community
- Available spaces consist of first floor retail and a former dental office and offices located on the second floor
- Ideal for professional services, healthcare and wellness practices, salons, food and beverage, and neighborhood convenience retail
- Historic Bolton Hill location bordering Mt. Vernon, with dense surrounding rooftops and an institutional base at MICA and the University of Baltimore
- TOD-2 zoning, on-site surface and covered parking, and access to light rail, Metro, MARC, Amtrak, and I-83



OFFERING



FOR LEASE

RETAIL & OFFICE PROPERTY

Price \$25 SF/yr (Gross)

SPACES	SPACE SIZE
First Floor – 306S5A	705 SF
Second Floor – 298L104	1,008 SF
Second Floor – 313L103	492 SF
Second Floor – 295L101	169 SF



DEMOGRAPHICS

MCDONOUGH



2026 SUMMARY

3 MILES 5 MILES 10 MILES

Population	264,299	539,813	1,234,982
Households	123,998	234,967	505,015
Average Household Size	2.1	2.3	2.4
Average Age	37.3	37.7	38.8
Average Household Income	\$87,695	\$88,102	\$100,862



1,234,982

Population



2.4

Average HH Size



38.8

Average Age



\$100,862

Average HH Income

HAMPDEN

Baltimore

Catonsville

Ellicott City

HALETHORPE

Brooklyn Park



CONTACT

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