

FOR LEASE

Harford County, Maryland

126 N. MAIN STREET

BEL AIR, MARYLAND 21014

BUILDING SIZE

3,748 sf

LOT SIZE

1.07 Acres ±

YEAR BUILT

1967

ZONING

B-2 (Central Business)

TRAFFIC COUNT

10,700 AADT (N. Main St)

10,291 AADT (N. Bond St)

HIGHLIGHTS

- ▶ Largest retail site available in Downtown Bel Air
- ▶ Multiple access points
- ▶ Abundant on-site parking
- ▶ Ideal for food use with liquor (retail/office use also permitted)
- ▶ Drive-thru opportunity
- ▶ Great daytime population
- ▶ Walkable to adjacent neighborhoods



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BIRDSEYE

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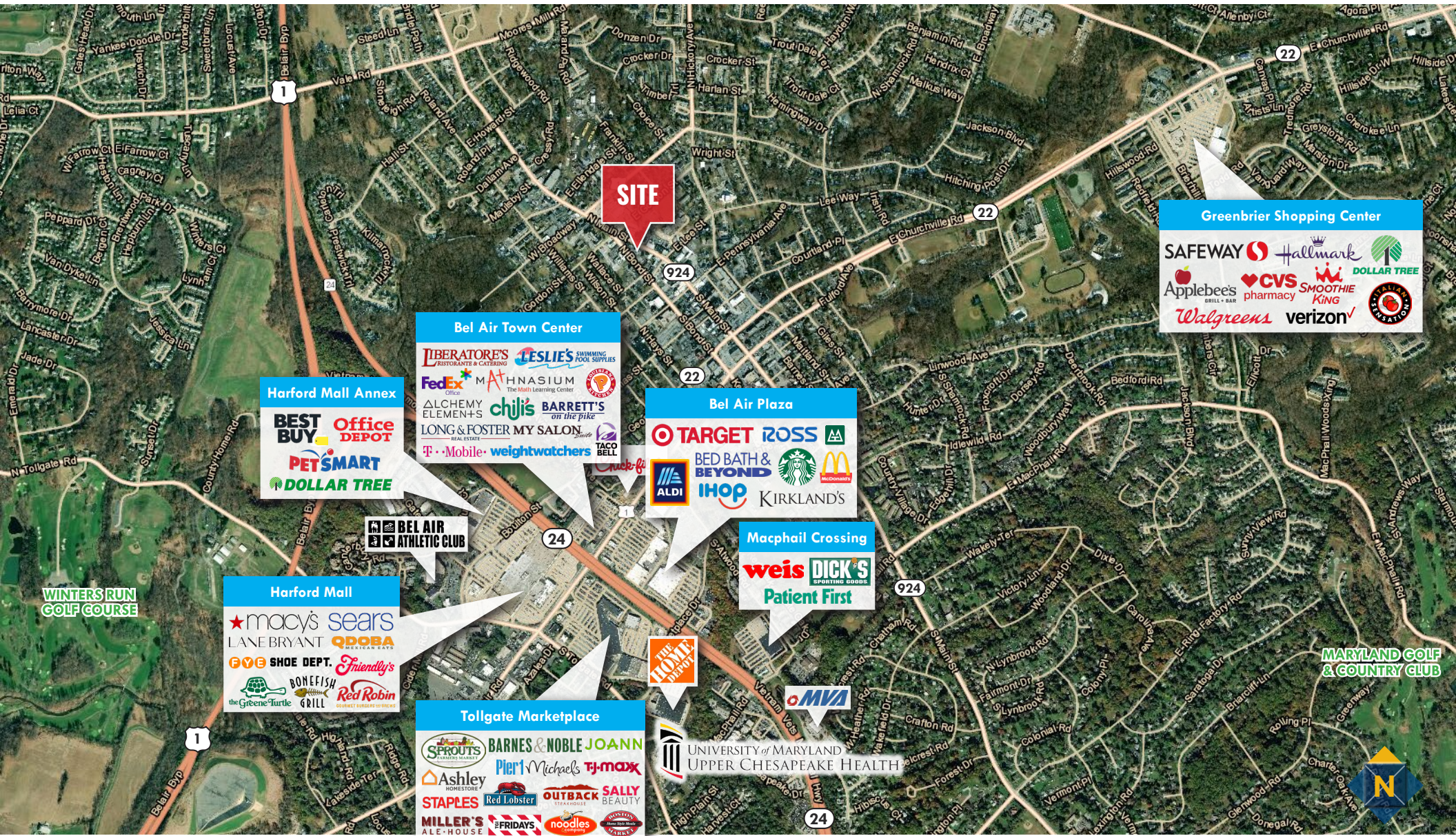
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TRADE AREA

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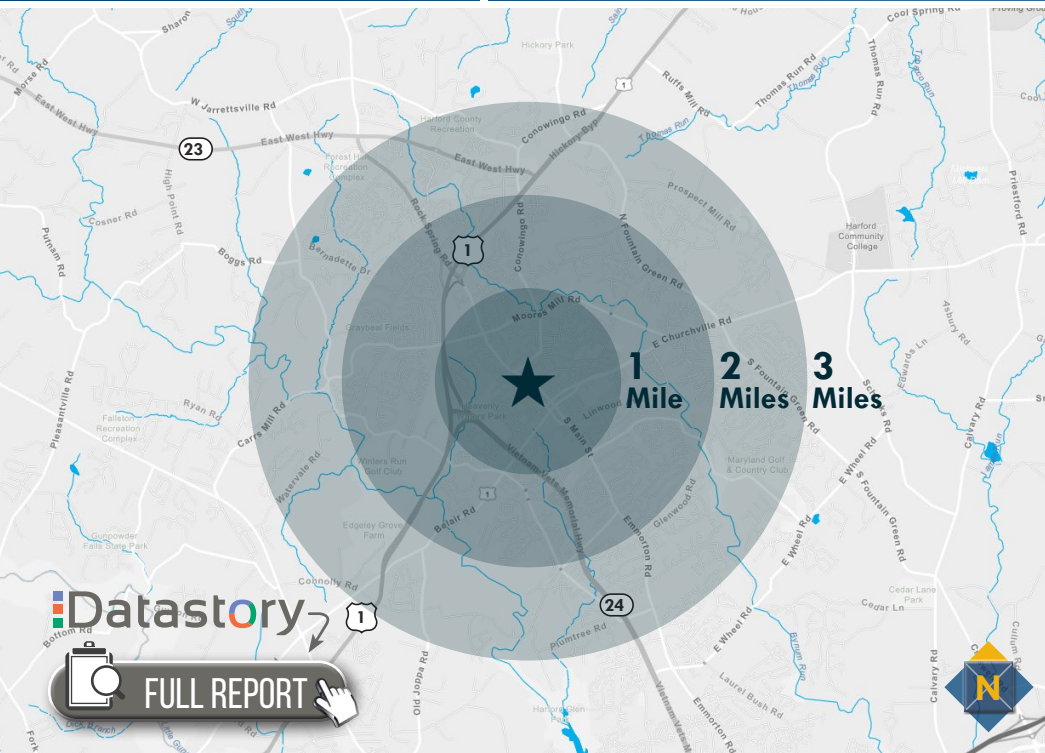
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LOCATION / DEMOGRAPHICS (2019)

126 N. MAIN STREET | BEL AIR, MARYLAND 21014



Datastory

FULL REPORT

RESIDENTIAL POPULATION

9,911

1 MILE

37,625

2 MILES

66,265

3 MILES

NUMBER OF HOUSEHOLDS

4,426

1 MILE

14,676

2 MILES

24,687

3 MILES

AVERAGE HH SIZE

2.15

1 MILE

2.51

2 MILES

2.64

3 MILES

MEDIAN AGE

42.7

1 MILE

42.3

2 MILES

42.2

3 MILES

AVERAGE HH INCOME

\$94,734

1 MILE

\$106,730

2 MILES

\$115,655

3 MILES

EDUCATION (COLLEGE+)

75.4%

1 MILE

73.9%

2 MILES

73.4%

3 MILES

EMPLOYMENT (AGE 16+ IN LABOR FORCE)

96.9%

1 MILE

96.9%

2 MILES

96.8%

3 MILES

DAYTIME POPULATION

20,766

1 MILE

42,443

2 MILES

66,075

3 MILES

23%

OLD AND NEWCOMERS

2 MILES

This market features singles' lifestyles, on a budget. Some are still in college. They support environmental causes and Starbucks. Consumers are price aware and coupon clippers, but open to impulse buys.

2.12

AVERAGE HH SIZE

39.4

MEDIAN AGE

\$44,900

MEDIAN HH INCOME

16%

SAVVY SUBURBANITES

2 MILES

These residents are well educated, well read and well capitalized. Largely empty nesters, they have a suburban lifestyle, but also enjoy good food and wine, plus the amenities of the city's cultural events.

2.85

AVERAGE HH SIZE

45.1

MEDIAN AGE

\$108,700

MEDIAN HH INCOME

14%

GOLDEN YEARS

2 MILES

Independent, active seniors nearing the end of their careers or already in retirement, these consumers actively pursue a variety of leisure interests—travel, sports, dining out, museums and concerts.

2.06

AVERAGE HH SIZE

52.3

MEDIAN AGE

\$71,700

MEDIAN HH INCOME

9%

EXURBANITES

2 MILES

These residents are approaching retirement but show few signs of slowing down. They are active in their communities and seasoned travelers, with a lifestyle that is both affluent and urbane.

2.50

AVERAGE HH SIZE

51.0

MEDIAN AGE

\$103,400

MEDIAN HH INCOME



MACKENZIE
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