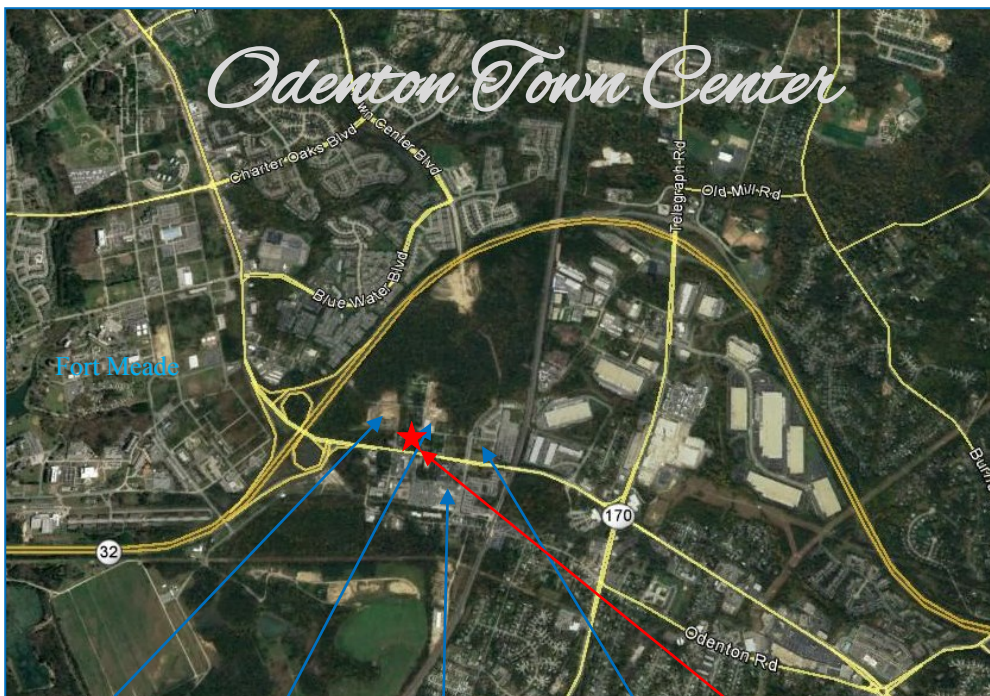


GROUND LEASE/SALE

Odenton Town Center Core at Baldwin & Annapolis Roads, Odenton MD



- 1.6 acre site
- Zoned Odenton Town Center Core: fast food, retail, gas/convenience, drug store, etc
- Up to 8 stories permissible
- Morning drive side of MD175 (Annapolis Road) west at ramp to MD 32. Equidistant between Baltimore & Washington D.C., Columbia & Annapolis.
- **Less than one mile to Fort Meade with a daytime population of 138,000!**
- 1 minute to MARC train.
- Easy access to Fort Meade, NSA and BWI Airport.
- Adjacent to 500 new apartment units; 1,100 recently constructed, 100s more planned.



The Point



Novus



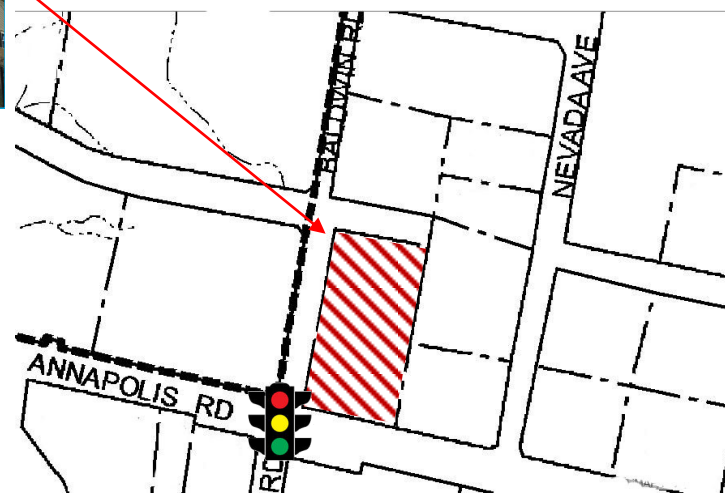
Village at Odenton Station




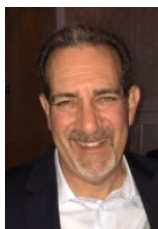
Town Center Commons

Odenton Town Center
 Daytime Population — 169,259
 Average HH Income—\$117,285

The Odenton population increased 80.8% from the 2000 to the 2010 census and the median household income rose 51.8%, which is 40% higher than the Maryland state average. *City-data.com*



 Possible Signalization being considered



Contact:
 Stuart Title
 stuart@ajprop.net
 410-551-9116

AJP PROPERTIES
 www.ajprop.net
 8373 Piney Orchard Pkwy., Odenton, Md.



Disclaimer: All information regarding property(ies) offered is from sources deemed reliable; but no warranty is made as to the accuracy thereof and same is submitted subject to errors, omissions, change of price or conditions, prior sale, rental or withdrawal without notice.