

JC PENNEY REDEVELOPMENT

1695 ANNAPOLIS MALL | ANNAPOLIS, MD 21401



WESTFIELD ANNAPOLIS





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ANNAPOLIS, MD

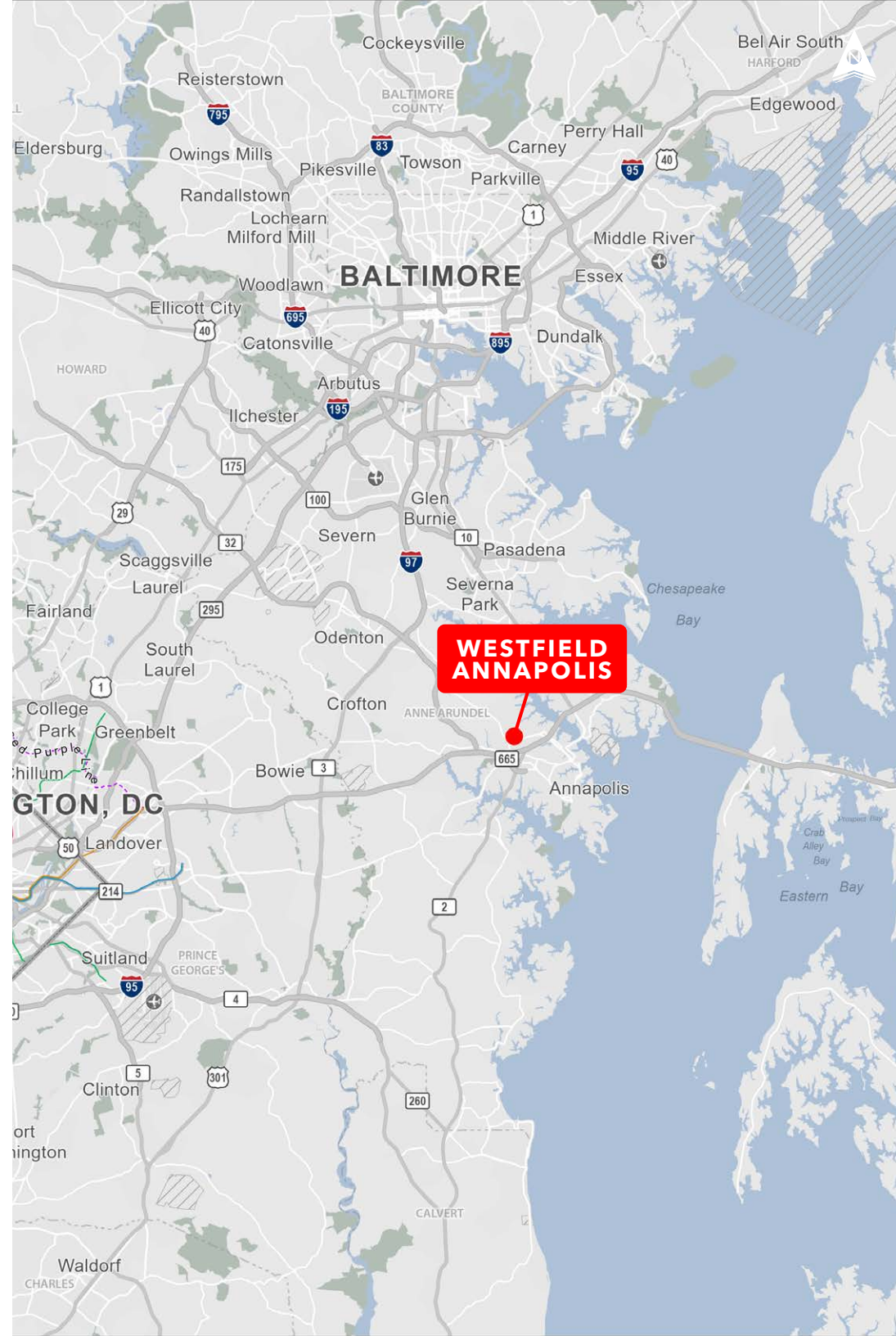
HIGHLIGHTS

- 7,221 sf available and divisible with patio area
- New adjacent anchor tenants are Onelife Fitness, Hobby Lobby, and Grocery Outlet
- Ceiling heights - 18 ½' clear
- Parking - shared, surface front and side parking at grade with adjacent 3-level structured garage
- Westfield Annapolis is a 1.45M sf Class A regional mall anchored by Macy's, Crate & Barrel, Container Store, Apple, and AMC Theatres

DEMOGRAPHICS

	1 MILE (2023) ¹	3 MILES (2023) ¹	5 MILES (2023) ¹	Trade Area (2021) ²
 Total Population	7,432	48,502	104,934	830,086
 Daytime Population	32,207	94,056	151,761	N/A
 Median HH Income	\$110,936	\$114,995	\$116,161	\$96,067
 Bachelor's/Advanced Degree	51.5%	54.4%	55%	40.4%

SOURCE: 1. Esri, Esri and Bureau of Labor Statistics, Esri and Infogroup, U.S. Census 2. Placer Ai 60% Traffic Volume True Trade Area



WESTFIELD ANnapolis

- macy's
- Crate&Barrel
- Apple
- ZARA
- amc
- JCPenney CLOSING
- The Container Store PLANNED
- HOBBY LOBBY
- Onelife FITNESS
- GROCERY OUTLET bargain market

GATEWAY VILLAGE S/C

- BEST BUY
- DICK'S SPORTING GOODS
- SAFeway
- Staples

sam's club

ANNAPOLIS PLAZA

- TRADER JOE'S
- HomeGoods
- JOANN
- Marshalls
- HOMESENSE

Anne Arundel Medical Center

WEST ANnapolis S/C

Crawls

ANNAPOLIS TOWNE CENTRE AT PAROLE

- Target
- WHOLE FOODS MARKET
- LIFETIME
- RH

NAVY-MARINE CORPS STADIUM



U.S. NAVAL ACADEMY

STATE CAPITAL

BEACON SQUARE

- PLANNED GROCEr
- ARHAUS RELO

RIVA SHOPS AT TOWN CENTER

FESTIVAL AT RIVA

- Giant
- TJ-max
- Michaels

L&L KOHL'S

Office DEPOT

FOREST PLAZA

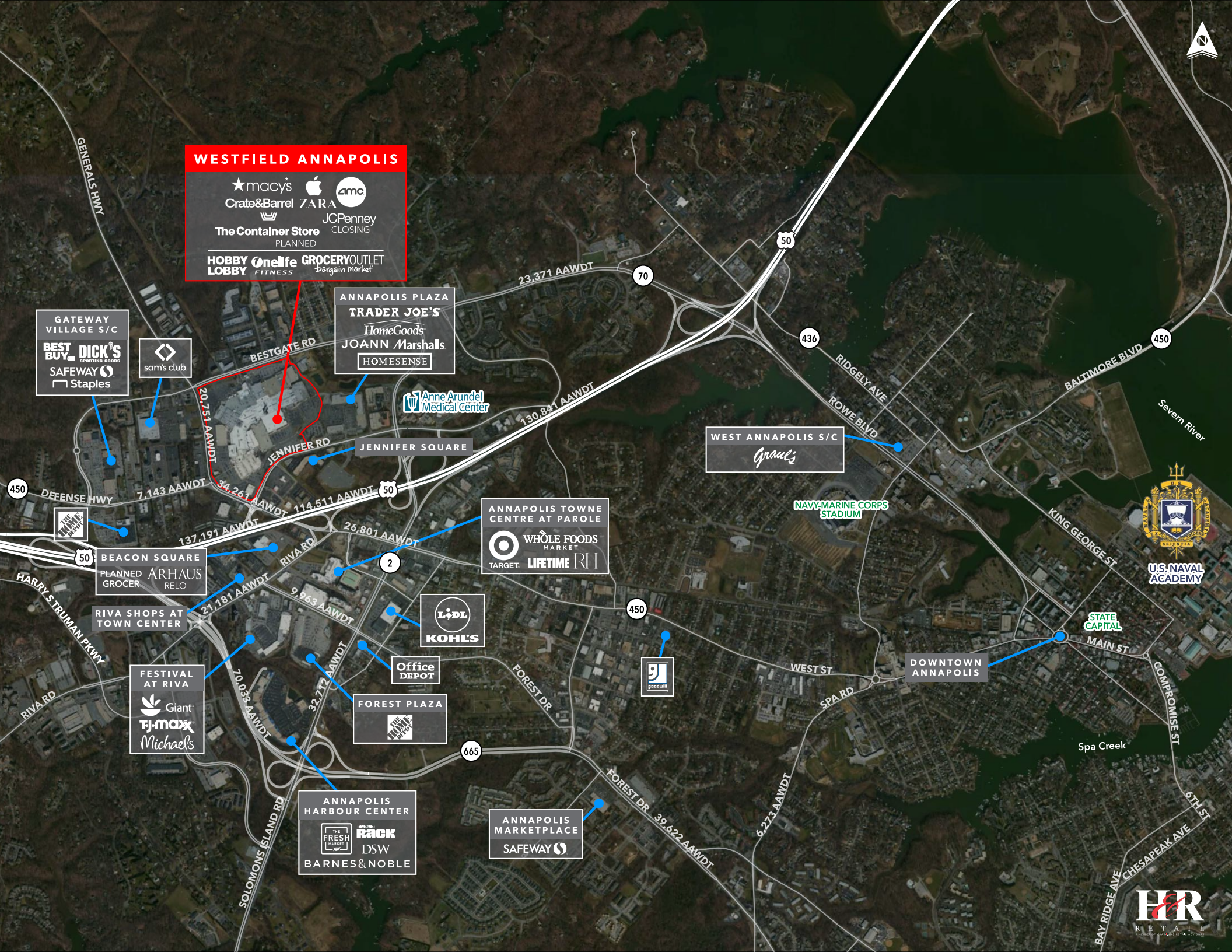
THE MARKET PLACE

ANNAPOLIS HARBOUR CENTER

- THE FRESH MARKET
- Rack
- DSW
- BARNES & NOBLE

ANNAPOLIS MARKETPLACE

SAFeway





GENERALS HWY

BESTGATER RD

HOUSLEY RD

178

20,751 AAWDT

178

DEFENSE HWY

450

7,143 AAWDT

34,261 AAWDT

WEST ST
42,222 AAWDT

450

JENNIFER RD
5,733 AAWDT

114,511 AAWDT

50

23,371 AAWDT

macys

AMC

CRIPPLE

UNCLE JULIO'S
MEXICAN

Crate&Barrel

The Container Store

3-noodles

Chesapeake Factory

california PIZZA KITCHEN

Marshalls

HomeGoods

JOANN

HOMESENSE

TRADER JOE'S

MILLER'S ALE-HOUSE

JARED The Culture Of Jewelry

HR RETAIL



sam's club

137,191 AAWDT

50

114,511 AAWDT

DEFENSE HWY

34,261 AAWDT

WEST ST
42,222 AAWDT

JENNIFER RD

GENERALS HWY

20,751 AAWDT

BESTGATE RD

5,733 AAWDT







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