



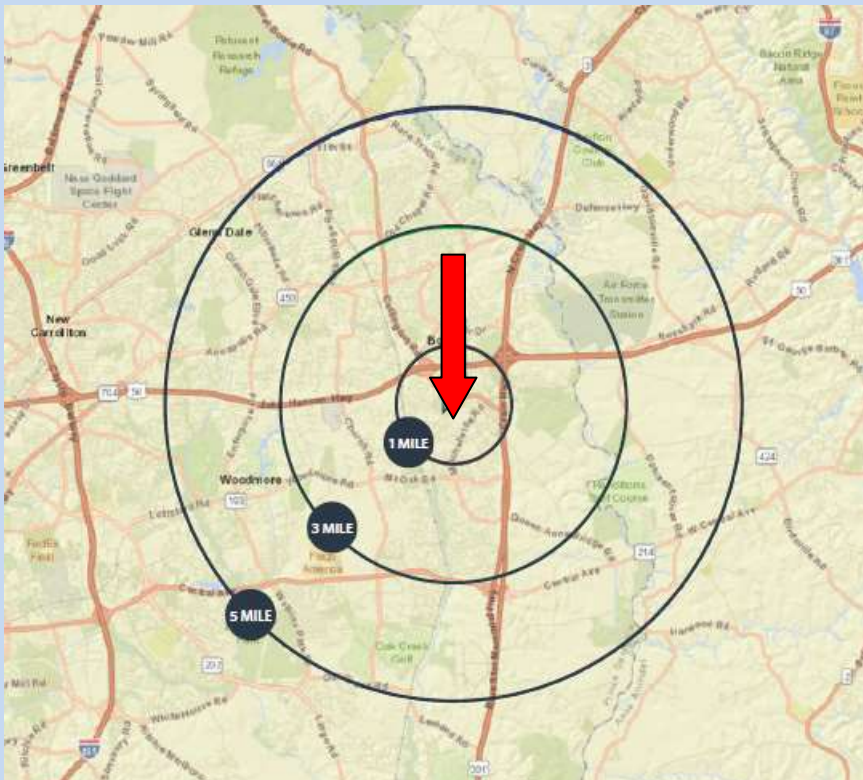
**PARTY CITY Sub-Lease
3841 Evergreen Parkway
Bowie, MD**



**Sub-Lease
11,000 SF**

**Asking Rent:
\$17.00 PSF
NNN: \$6.28**

**CALL: (703) 847-7200
Bill Giuliano Ext. 102**



PROPERTY HIGHLIGHTS

- EXCELLENT DEMOGRAPHICS
- STRONG DAYTIME EMPLOYMENT

DEMOGRAPHICS | 2018:

1-MILE	3-MILE	5-MILE
Population		
12,068	48,997	107,105
Daytime Population		
6,835	18,010	35,807
Households		
4,993	17,519	37,661
Average HH Income		
\$113,261	\$135,570	\$143,398



Contact: Bill Giuliano
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