



DIAMOND SQUARE SHOPPING CENTER

46 Bureau Dr, Gaithersburg, MD 20878

Property Highlights

101,000 SF Giant-anchored shopping center in Gaithersburg, MD

375,033 people with an average household income of \$173,092 within a 15 min drive time

Extremely well-located shopping center in the Gaithersburg submarket.

Easy access from Quince Orchard Parkway (28,352 VPD), Route 117 (48,411 VPD), and I-270 (178,189 VPD)

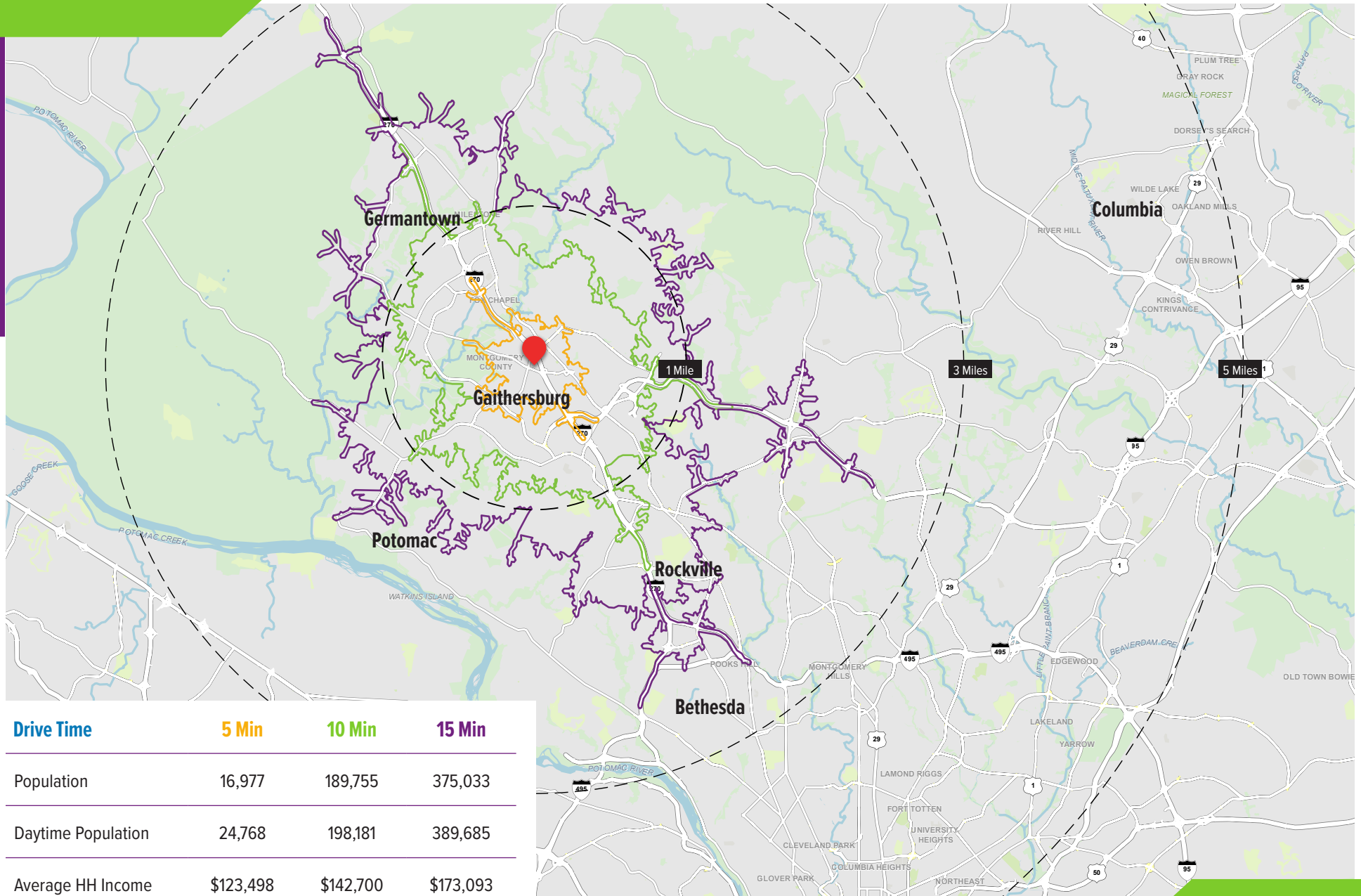
Strong Co-Tenancy



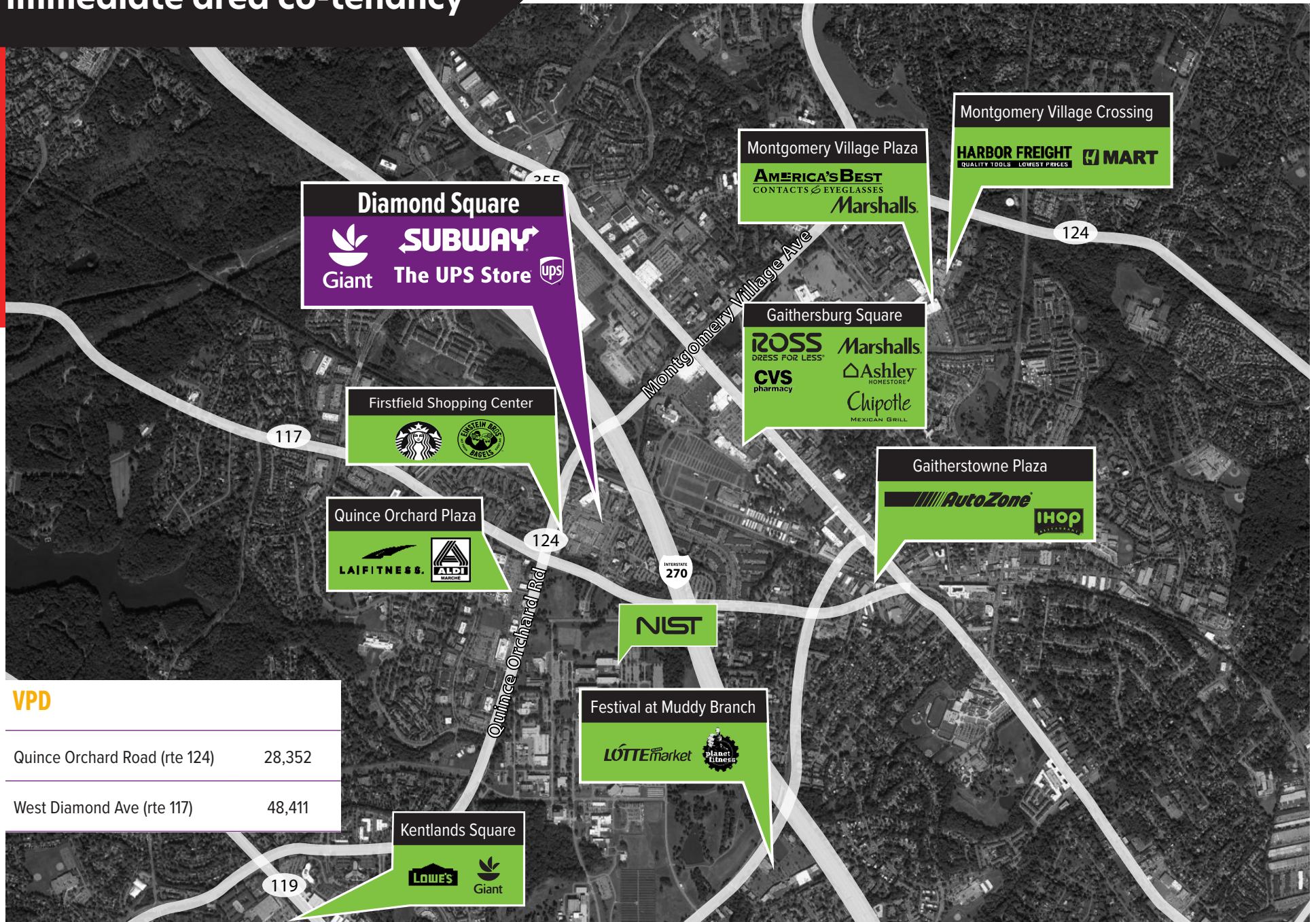
STARBUCKS



Trade Area



Immediate area co-tenancy



VPD

Quince Orchard Road (rte 124)	28,352
West Diamond Ave (rte 117)	48,411

Site Plan

Visits: 1.1M

of Visitors: 298.2K
YOY: +21%
YO2yr: +4.5%

W. Diamond Ave 48,411 VPD





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