

# MEDICAL OFFICE SPACE FOR LEASE



## WHAT MATTERS TO YOU >

### LOCATION

ACROSS THE STREET FROM  
MALCOLM GROW MEDICAL CENTER  
AND ANDREWS AIR FORCE BASE

### SIZE

SUITES AVAILABLE RANGING  
FROM 2,300 - 10,000 SF

## 5801 ALLENTOWN RD

CAMP SPRINGS, MD 20746

### ADDITIONAL FEATURES

- Built out dental space available
- Easily accessible from I-495/Beltway
- Abundant free surface parking
- 4 miles from Southern Maryland Hospital
- Synergistic mix of medical tenants of varying specialties including, primary care, orthopedics, cardiology and vascular and general surgery

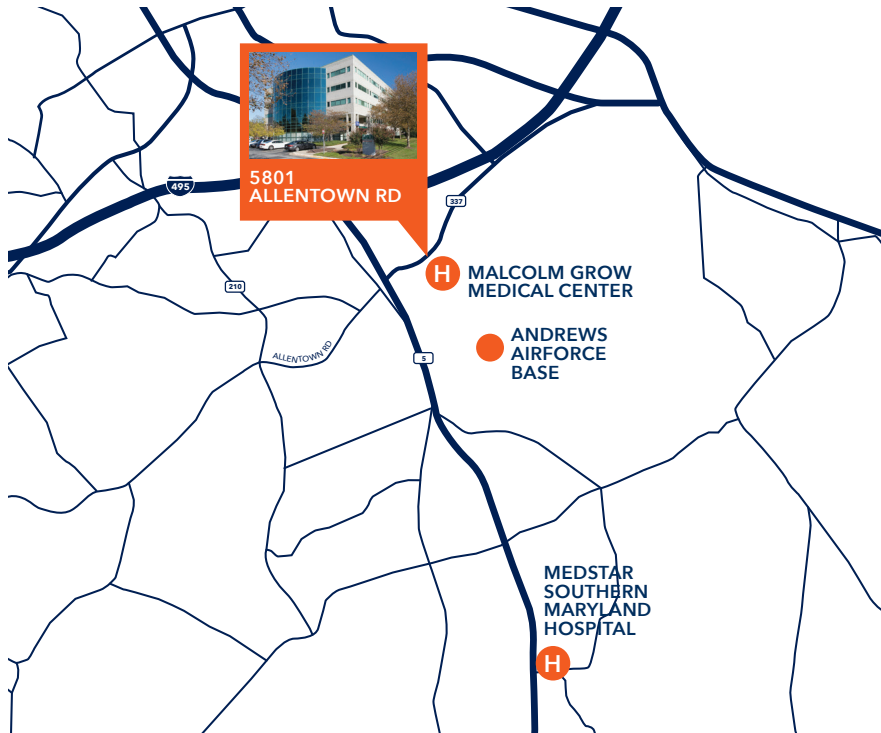


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# Camp Springs, MD Healthcare Demographics

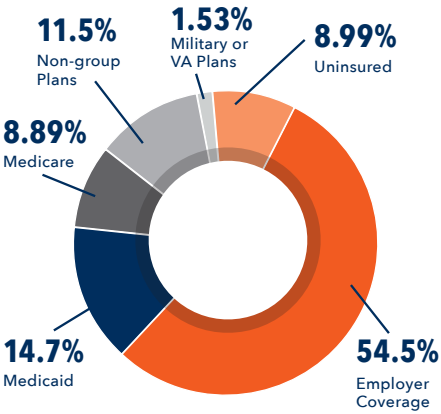
<b>POPULATION</b>	<b>DENSITY</b>
<b>22,544</b>	<b>2,960</b>
	(per square mile)
<b>MEDIAN HOUSEHOLD INCOME</b>	<b>AGE 65+</b>
<b>\$120K</b>	<b>15.9%</b>

## Patient to Clinician Ratio

PRIMARY CARE PHYSICIAN RATIO  
(PRINCE GEORGE'S COUNTY)

**2,015 to 1**

## Payer Mix



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