



# 11170 Mall Circle

Waldorf, MD

Existing Sears Available

## Space

Sears (Two Levels): 141,377 SF on 10 Acres  
Sears Auto Center: 13,184 SF on 2.1 Acres

## Zoning

PUD (Planned Unit Development)

## Control

Owned

## Possession

To Be Arranged

## Pricing

Available Upon Request

## Comments

- Well positioned anchor location at a super-regional mall positioned directly off U.S. Route 301 – Crain Highway.
- Freestanding auto center building is directly fronting on Smallwood Drive W across from BJ's Wholesale Club.
- St. Charles Towne Center is the only enclosed mall in the trade center serving the fast-growing Southern Maryland Market.
- Amplified trade area draws from Charles County, St. Mary's County, Southern Prince George's County and northern King George County.

Joe Botzler

+1 443 452 1510

joe.botzler@am.jll.com

Bill Moylan

+1 202 719 5651

bill.moylan@am.jll.com

## Demographics

Distance	'23 Pop	Avg. HHI	Households
1 Mile	10,861	\$123,558	4,123
3 Mile	71,707	\$129,604	25,854
5 Mile	98,975	\$121,962	35,117
10 Mile	208,696	\$151,582	73,069

## Co-Tenants:

JCPenney

★ macy's

KOHL'S  
EVERY SEASON STARTS AT  
DICK'S  
SPORTING GOODS

H&M

## Nearby:



DSW  
DESIGNER SHOE WAREHOUSE

ULTA  
BEAUTY

COSTCO  
WHOLESALE

petco

LAIFITNESS



Burlington

TJ-maxx

BJ's  
Live Generously

PETSMART



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Market Aerial



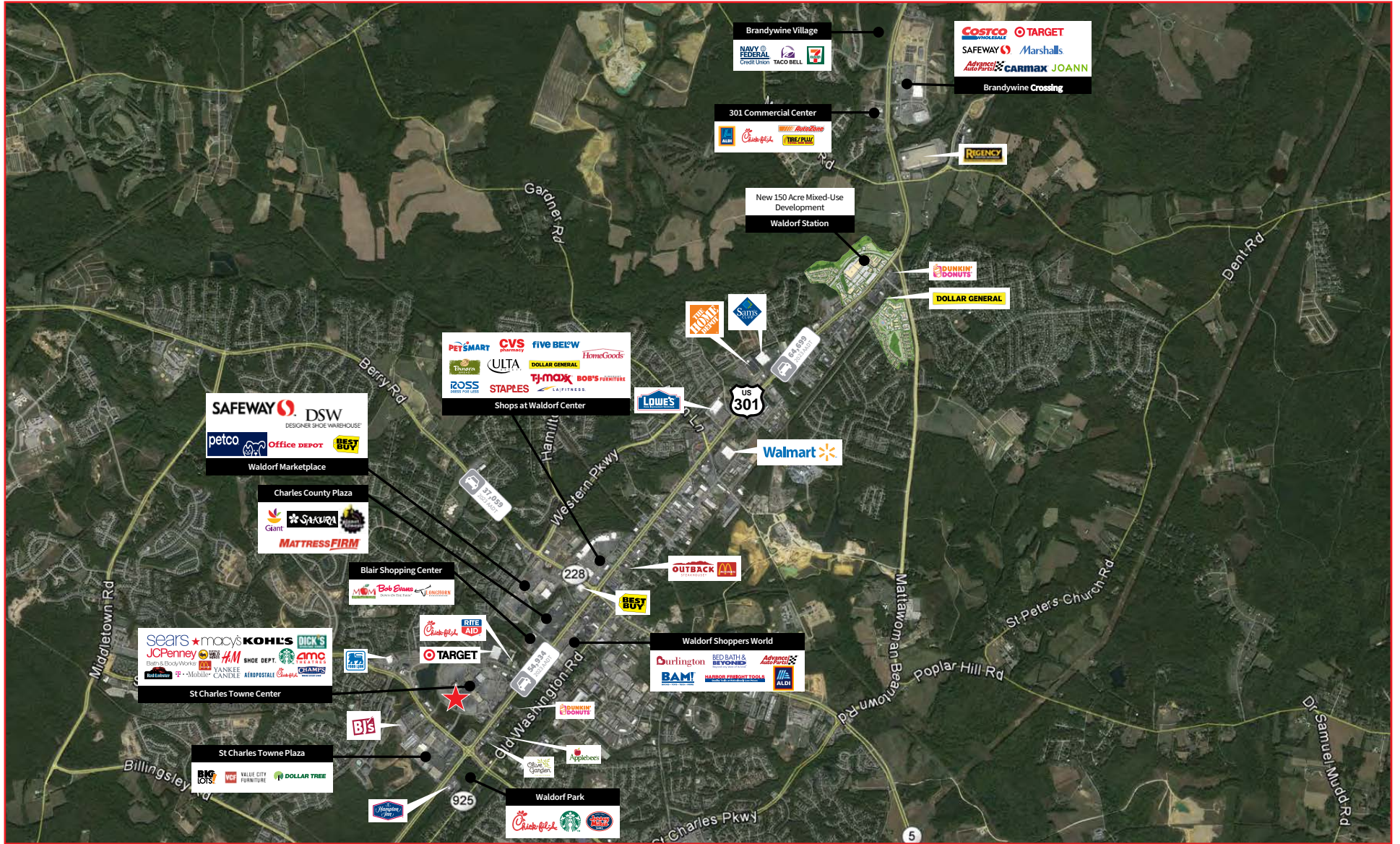
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Area Retailers



Jones Lang LaSalle Brokerage, Inc. | 500 E Pratt Street, Suite 1250, Baltimore, MD 21202

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