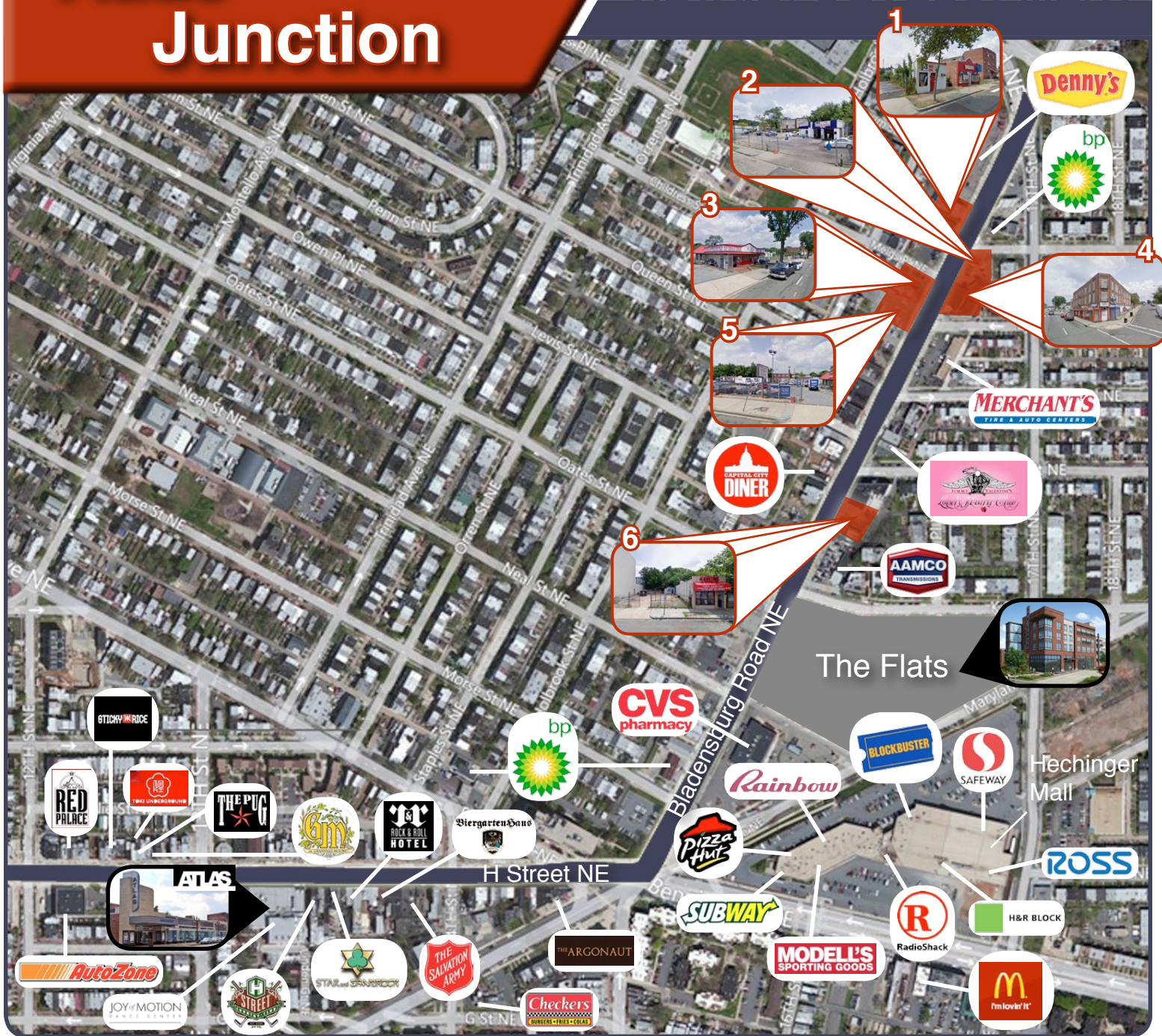


Atlas Junction

RETAIL / DEVELOPMENT



1

1214-1216 Bladensburg Rd



2

1161 Bladensburg Rd



3

1164 Bladensburg Rd



4

1159 Bladensburg Rd



5

1166 Bladensburg Rd



6

1023 Bladensburg Rd



For more information contact:

Jeremy Landsman
jeremy@jblrealestatellc.com

CELL 410.984.2758
OFFICE 410.342.5263

JBL Real Estate LLC
2030 Aliceanna Street
Baltimore, MD 21231
www.jblrealestatellc.com

Atlas Junction

JBL Real Estate LLC is seeking tenants to lease prime retail locations in NE Washington DC's "Atlas Junction".

A variety of properties are now available on Bladensburg Road, just blocks north of the city's emerging H Street Corridor. The junction of the two is met by Hechinger Mall (Safeway, Ross, RadioShack, Modell's Sporting Goods, Blockbuster, Subway) and the recently developed "Flats at Atlas" (over 250 apartment units and 5,000 sq ft of street level retail). This already desirable DC location continues to evolve into an even more sought-after market as the area's statistics continue to improve: A 50% increase in household incomes in the past decade; \$65M toward streetscape improvements by the city; and an H Street street-car line anticipated in 2012 to meet higher population and transportation demands. H Street is known for a variety of entertainment, dining and retail options, from its historic Atlas Theater to more recent gems like the Rock & Roll Hotel, Granville Moore's, The Atlas Room and Toki Underground. Please contact JBL Real Estate if interested in taking part in any of these exciting retail/development opportunities.

1214
Bladensburg



SIZE 2 Retail Buildings: 1,000 SF & 400 SF on 10,540 SF Lot
USE Perfect for Any Type of Retail / Development Potential
RENT Negotiable



1161
Bladensburg



SIZE 1,077 SF Building on 7,800 SF Lot
USE Auto Repair/Service Shop & Used Car Sales
RENT Negotiable



1164
Bladensburg



SIZE 2,450 SF Retail Pad on 20,000 SF Lot
USE Restaurant / Fast Food / Convenience Store
RENT Negotiable



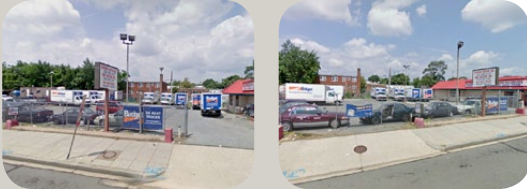
1159
Bladensburg



SIZE 8,147 SF 1st Floor Retail
USE 1st Floor Retail & Apartment Development Potential Above
RENT Negotiable



1166
Bladensburg



SIZE 20,000 SF Lot - Currently Budget Truck Rental
USE Car Rental Lot / Development Potential
RENT Negotiable



1023
Bladensburg



SIZE 1,700 SF Building on 10,260 SF Lot
USE Currently Operated as Yum's Carry Out - Turn-Key
RENT Negotiable



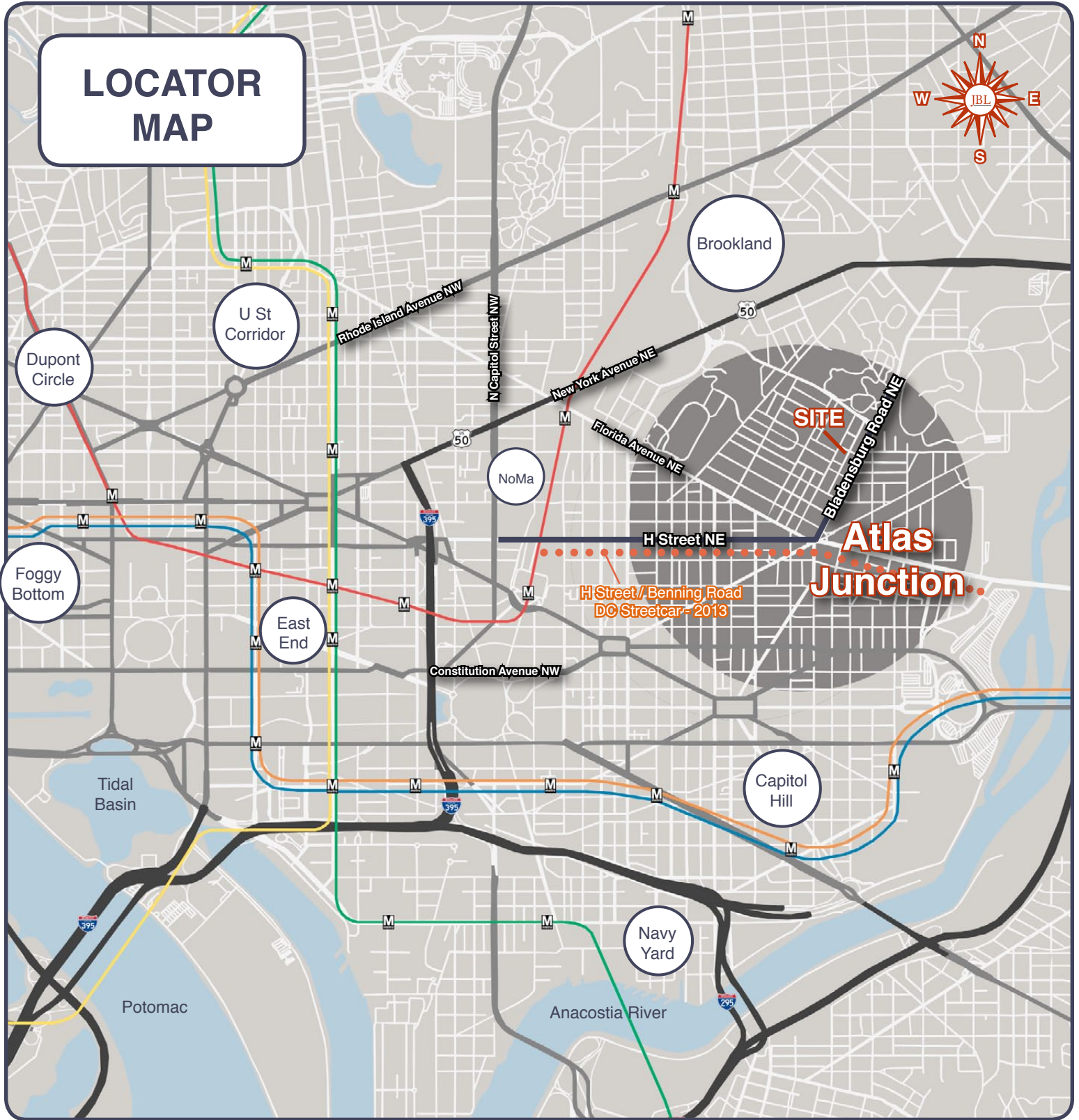
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ATLAS JUNCTION



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