

# Cloppers Mill Village

📍 18066 Mateny Road, Germantown, MD 20874



Centrally located in an affluent but underserved 1-mile market with average incomes of \$124,000+.

**Center Size: 137,100**

**Spaces Available: 6**

### Within 3 Miles

Population	97,679
Avg. Household Income	159,502
Avg. Home Value	\$631,206
Annual Visits	1,809,976
Vehicles Per Day	10,313

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SPACE	TENANT	SF
02	AVAILABLE (Medical Space)	2,700
13	AVAILABLE (Restaurant)	4,214
15	AVAILABLE (Salon)	1,787
18	AVAILABLE	1,549
22	AVAILABLE	9,720
01B	AVAILABLE SOON (Restaurant)	2,138
01A	T-MOBILE	1,875
01C	COMMOTION DANCE	4,050
04	A PLUS TAEKWONDO	2,250
05	YOLO CAFE	2,625
06	COMMOTION DANCE	1,500
09	DOLLAR TREE	11,625
12	BRITISH SWIM SCHOOL	6,686
14	DELMAR LATIN FOOD	1,485
16	SHOPPERS FOOD (VAC: 11/1/2025)	70,057
17	PIZZA HUT	1,326
19	POPEYE'S	2,220
20	RAINBOW SUSHI	1,500
21	SIMPLY NAILS	2,500
23	MCDONALDS	2,411
24	DUNKIN DONUTS	2,880
ATM	JPMORGAN CHASE BANK	1

1 of 1

This site plan is not a representation, warranty or guarantee as to size, location, identity of any tenant, the suite number, address or any other physical indicator or parameter of the property and for use as approximated information only. The improvements are subject to changes, additions, and deletions as the architect, landlord, or any governmental agency may direct or determine in their absolute discretion.