

Anchored by Target and J.C. Penney, this redeveloped enclosed mall has 463,461 square feet of retail space featuring a vibrant mix of retailers, including DXL, Five Below, Rue 21, The Finish Line, Kay Jewelers, Ashley Stewart, Jimmy Jazz, Bath and Body Works, Footaction, Lane Bryant, and Shoe City. New fast casual eateries include Chipotle, Wingstop, and Quickway. This center is in the heart of Prince George’s County, which ranks in the top 2 percent income level nationally.

LOCATION

- ◆ Conveniently located just minutes outside of Washington, DC, the Centre at Forestville is less than one mile from the Capital Beltway (I-495) on Donnell Drive between Pennsylvania Avenue (Maryland Route 4) and Marlboro Pike.

ACCESS

- ◆ There are three entrances along Donnell Drive. The center entrance is signalized, with stop signs at the other two entrances and has high visibility from abutting Pennsylvania Avenue and Marlboro Pike.

TRAFFIC COUNTS

- ◆ Maryland Rt. 4 (Pennsylvania Ave) 63,052



All information furnished is from sources deemed reliable and is submitted subject to errors, omissions, changes, prior sale or lease, or withdrawal without notice. Areas and dimensions shown are approximate.

DEMOGRAPHICS

	2018 POPULATION	2018 AVE. HH INCOME	2023 AVE. HH INCOME
3 MILE RING	89,124	\$75,138	\$89,793
5 MILE RING	292,288	\$75,311	\$88,504



DEVELOPER

- ◆ Petrie Richardson Ventures, LLC

LEASING

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5 AND 7 MILE RADIUS TRADE AREA



Centre at Forestville

3 Mile Demographics

2018 Summary

Population	89,124
Households	33,784
Families	21,492
Average Household Size	2.63
Owner Occupied Housing Units	16,971
Renter Occupied Housing Units	16,813
Median Age	35.5

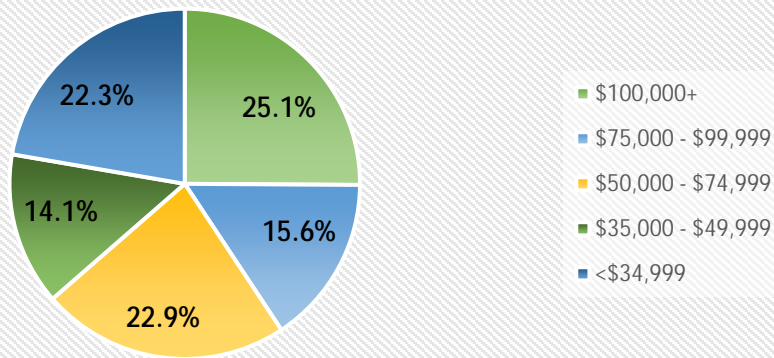
2018 Households by Income

\$100,000+	8,507
\$75,000 - \$99,999	5,269
\$50,000 - \$74,999	7,738
\$35,000 - \$49,999	4,769
<\$34,999	7,502

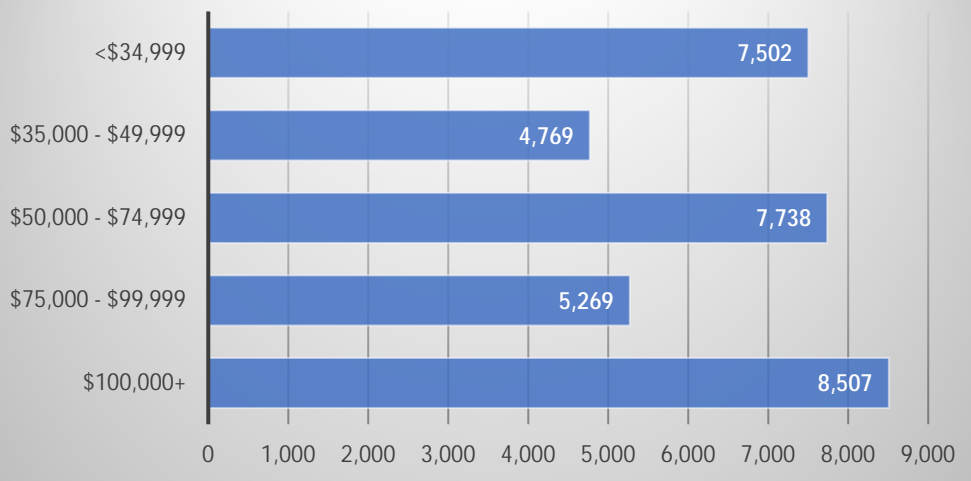
2018 Average Household Income \$75,138

2023 Average Household Income \$89,793

3 Mile Percentage of Households by Income



3 Mile Number of Households by Income



Centre at Forestville

5 Mile Demographics

2018 Summary

Population	292,288
Households	113,476
Families	69,837
Average Household Size	2.56
Owner Occupied Housing Units	55,840
Renter Occupied Housing Units	57,636
Median Age	37.0

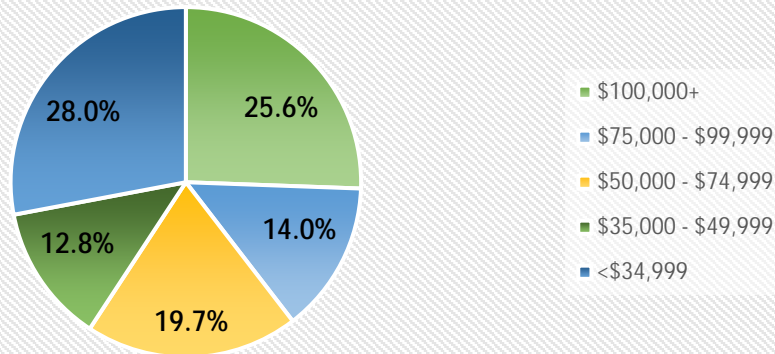
2018 Households by Income

\$100,000+	29,028
\$75,000 - \$99,999	15,865
\$50,000 - \$74,999	22,321
\$35,000 - \$49,999	14,504
<\$34,999	31,757

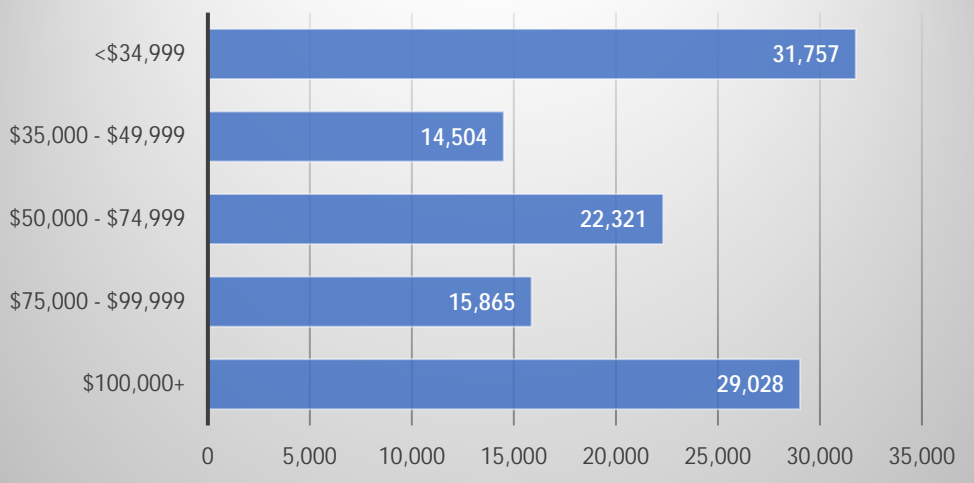
2018 Average Household Income \$75,311

2023 Average Household Income \$88,504

5 Mile Percentage of Households by Income



5 Mile Number of Households by Income





MAJOR AREA EMPLOYERS

Company	Number Employed
University System of Maryland	18,726
Joint Base Andrews Naval Air Facility Washington	17,500
Northrop Grumman (nearby Anne Arundel County)	7,725
U.S. Internal Revenue Service	5,539
U.S. Census Bureau	4,414
United Parcel Service (UPS)	4,220
NASA - Goddard Space Flight Center	3,397
Giant Food	3,000
Prince George's Community College	2,785
Verizon	2,738
Dimensions Healthcare System	2,500
Marriott International/Gaylord Resort and Convention Center	2,412
Shoppers Food Warehouse	1,975
U.S. Department of Agriculture	1,850
National Maritime Intelligence-Integration Office	1,724
MedStar Southern Maryland Hospital Center	1,709
Safeway	1,605
Melwood	1,428
Target	1,400
National Oceanic and Atmospheric Administration	1,350
Doctors Community Hospital	1,300
Adelphi Laboratory Center	1,200
Walmart	1,200
Computer Sciences Corporation (nearby Anne Arundel County)	1,229
Home Depot	1,184
U.S. Food and Drug Administration	1,061
Capital One	999
McDonald's	999
Lowe's	925
Inovalon	914
Honeywell Technology Solutions	900
U.S. National Archives & Records Administration	779
TOTAL	100,687

Sources: Prince George's County Economic Development Corporation and Maryland Department of Commerce, October 2015.

Sources: Anne Arundel Economic Development Corporation and Maryland Department of Commerce, October 2015.