



# Patuxent Crossing

**TOTAL VISITORS**  
256.6K  
(12 MONTHS)

Patuxent Crossing thrives on its diverse lineup of tenants that provide a wide range of essential products to the California, MD community. Patuxent Crossing boasts an impressive array of national retailers including HomeGoods, Marshalls, Dollar Tree, Jo-Ann Fabrics, and Famous Footwear, to name a few. Indulge in a delightful dining experience with a variety of beloved local restaurants and even fast-food options from renowned national brands. This vibrant center serves as a convenient one-stop destination for everyday errands, offering services such as nail and beauty salons, fitness centers, and postal services. With an astounding visit frequency of 7.65, Patuxent Crossing continues to cater to its loyal customer base with utmost dedication.

## OVERVIEW

27355 MacArthur Blvd.  
California, MD 20619

**For Lease**  
**County:** St. Mary's  
**Type:** Retail  
**Total SF:** 264,134

## RETAILERS INCLUDE



## LEASING ASSOCIATE



**Denbeigh Marchant**  
VP of Leasing  
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## DEMOGRAPHICS

	3 MILES	5 MILES	10 MILES
POPULATION	29,433	53,044	100,294
HOUSEHOLDS	10,939	20,360	36,746
AVG. HH INCOME (\$)	\$90,800	\$100,200	\$103,811
MEDIAN AGE	32	34	35

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**Suite 9  
Available  
10/1/2024**



SUITE	TENANTS	S.F.	SUITE	TENANTS	S.F.
1	AVAILABLE - can be demised	61,466	24	AVAILABLE	1,600
2	Boost Mobile	1,375	25	TJ Liquors	1,600
4	Kims Nails III	1,200	26	U.S. Postal Service	9,500
5	Kwik Wash Laundromat	1,200	27	Thai Inter Restaurant	2,400
6	AVAILABLE	1,760	28	AVAILABLE - Former Barber Shop	800
7	AVAILABLE	1,600	29	Dollar Tree	11,200
8	Sally Beauty Supply	1,600	31	AVAILABLE	8,995
9	ESE Federal Credit Union - Available 10/1/2024	1,600	32	Marshalls	27,000
10	Sword & Spoons	3,200	33	Famous Footwear	6,700
11	AVAILABLE	7,500	34	Teariffic	1,804
12	HomeGoods	19,688	35	AVAILABLE	1,600
14	Method Gym	15,612	36	Woo's Korean Chicken	1,200
15	Mission BBQ	6,300	37	Slim Chickens	3,000
16	Taco Bell	3,500	38	Wag N' Wash	6,561
17	Joann Fabrics	14,058	39/3	Active Physical Therapy	2,943
18	Asahi Japanese Restaurant	6,000	40	AVAILABLE	3,877
19	AVAILABLE	3,200	41	Sword & Spoons	1,600
20	AVAILABLE	1,600	42	AVAILABLE	3,125
21	Method Studio	2,148	43	Nationwide Dent Repair	2,478
22	AVAILABLE - Restaurant Ready	3,400	44	AVAILABLE	1,600
23	AVAILABLE	3,848	45	AVAILABLE	1,496
			46	Happy Seafood House	1,200

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**AADT: 18,629 vehicles (Three Notch Rd.)**  
**Avg. Hourly Traffic: 1,150 vehicles (Three Notch Rd.)**

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