

# College Park Business Beat

October 2015

## RECENT OPENINGS

Panda Express	Downtown	7316 Baltimore Ave	Restaurant
Bread N Greens	Downtown	4425 Lehigh Road	Restaurant
White Lotus	Berwyn	4912 Berwyn Road	Wellness Center
7-11	Downtown	7201 Baltimore Ave	Convenience Store
Insomnia Cookies	Downtown	4435 Lehigh Road	Dessert Shop
TargetExpress	Downtown	7501 Baltimore Ave	Small-format Dept. Store
ReRe Hair Salon	Lower Midtown	8145 E Baltimore Ave	Hair Salon

## COMING ATTRACTIONS

Coffee House & Wine Bar	Downtown	7131 Baltimore Ave	Restaurant	2016
AT&T	Downtown	7300 Baltimore Ave, Ste A	Retail	2016
Nando's Peri-Peri	Downtown	7400 Baltimore Ave	Restaurant	Oct 2015
Fat Pete's Barbecue	Downtown	7406 Baltimore Ave	Restaurant	Late 2015
College Park Grill	Lower Midtown	8315 Baltimore Ave	Restaurant	2017
CVS	Lower Midtown	8315 Baltimore Ave	Convenience Store	2017

## RECENT CLOSINGS

University Cleaners	Downtown	4624 College Ave	Laundry/ Dry Cleaning
Game Stop	Downtown	7300 Baltimore Ave, Ste A	Retail
College Park Auto Parts	Downtown	7131 Baltimore Ave	Auto Part Supply

### Contact Info:

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A Smart Place to Live

# New Business Spotlight

## White Lotus Wellness Center

4912 Berwyn Road

White Lotus Wellness Center recently opened a new location in the Berwyn Neighborhood of College Park. Located two doors down from the Smile Herb Shop, the new location will offer such services as acupuncture, therapeutic dances, birth seminars, ayurvedic medicine, reiki and crystal healing therapy, spiritual counseling, and yoga.



## Bread N Greens

4425 Lehigh Road

Bread N Greens was created by four friends who shared the idea of bringing a new food option to the community. The restaurant is located inside of Krazi Kebob on Lehigh Road. The new restaurant provides diners with the option of having their salad entrees served in either a bowl, bread, or as a blended drink. Both pre-made and customized salad options are available.



## Panda Express

7316 Baltimore Avenue

This month Panda Express opened a new establishment within the City of College Park. Formerly occupied by Garbanzo Mediterranean Grill, the restaurant offers quick-order Asian cuisine in a contemporary dining atmosphere. The restaurant's decor includes couches and large workspace-style dining tables.



## Nando's Peri-Peri

Opening in October at 7400 Baltimore Avenue

Nando's Peri-Peri is an international restaurant specializing in flame-grilled chicken. The new restaurant is located on the corner of Knox Road and Baltimore Avenue. The building was formerly occupied by Ratsie's, David's Shoe, and Yogiberry. The restaurant is forecasted to open the last week of October.

# Coming Soon

## AT&T

7300 Baltimore Ave, Suite A

AT&T has submitted plans to open a new retail location in downtown College Park. The store will be located in the property that was formerly occupied by Game Stop. The new store will sell cell phones and cell phone accessories. AT&T currently operates within 82 markets. The new store will be designed to enhance the customer experience and to increase customer service.



*Photo Source: AT&T media kit*

## Fat Pete's Barbecue

7406 Baltimore Ave

Fat Pete's Barbecue will soon open in the property that was formerly occupied by Capital One Bank. Ranked among the "Best BBQ Joints in DC" Fat Pete's newest location will offer smoked meats and vegetables that are prepared by artisan cooks. The restaurant will also offer catering options for large and small groups. The restaurant is forecasted to open in late 2015/ early 2016.



*Photo Source: Tumblr*



## Hotel, Restaurant & CVS

Former Koons Ford Site

Southern Management Corp. is proceeding with plans to develop the site that was formerly occupied by Koons Ford. Located on Baltimore Avenue, the 3-acre tract will soon be transformed into the Cambria Suites hotel, a parking deck, and a free-standing CVS. The ground floor of the hotel will feature a new restaurant called the College Park Grill.



## Coffee House & Wine Bar

7131 Baltimore Avenue

Local entrepreneurs Tony Akaras and Mona Patel, owners of Plato's Diner in downtown College Park, recently announced plans to transform the former College Park Auto Parts building into a coffee house and wine bar. The project is forecasted to be completed by mid-2016.

## News & Notes

### City Announces \$5K Grant for Businesses Now Accepting Applications

The City of College Park's Retail Business Improvement Fund is a citywide program that reimburses qualified local businesses for the costs of making interior and exterior improvements to their properties. Local businesses can apply for up to \$5,000 in matching grant funds. Grants cannot exceed 50% of the total costs of improving a property. Applications are available on the City's website.



### New Bike Racks, Benches, & More Coming Soon to Route 1

This month the City of College Park will install new streetscape furniture along Baltimore Avenue. The new installations will include tables, benches, bike racks and planters. These enhancements were funded from a grant from the US Department of Housing & Urban Development.



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**SMALL BUSINESS**  

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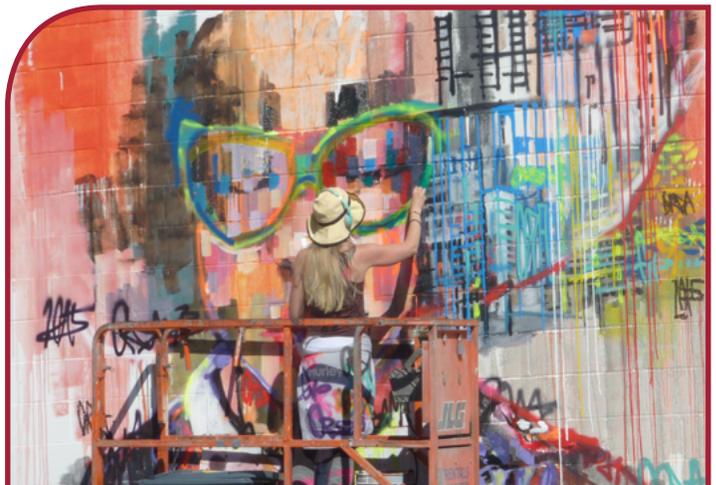
**SATURDAY**<sup>®</sup>  

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**NOV 28**

### Small Business Saturday November 28, 2015

The City of College Park will soon proclaim Saturday November 28, 2015 as Small Business Saturday. Founded in 2010, the event is part of a national campaign that encourages people across the country to shop at their local small businesses on the day after Black Friday. Local businesses who would like to take part in the event should contact Randall Toussaint at (240) 487-3543.



### New Mural Coming to Downtown 7400 Baltimore Avenue

Nando's Peri-Peri is a proud supporter of South African Art & Design. In addition to featuring South African artwork in their new restaurant, Nando's has commissioned South African artist Kilmany-Jo Liversage to create a mural near the intersection of Knox Road and Baltimore Avenue. The mural will be completed in time for Nando's opening in mid-October.

# News & Notes

## City of College Park Earns National Ranking

Among Top Small College Towns in America

College Park has been identified as one of the 50 Best Small College Towns in America. The ranking was designated by College Value. The organization evaluated nearly 100 communities throughout the country and assessed them based on such metrics as their cost of living, unemployment rate, and crime rate.

College Park is ranked as #44 on the list.



## Target Express

Flu Shots Available at Target Express Pharmacy

In July 2015 Target opened the region's first Target Express store. Back-to-school sales helped the store to have a wonderful opening season. This month the store is launching a fall flu campaign. Local students, residents, and employees who would like to obtain a flu shot can do so by visiting the store during normal operating hours.



## Downtown College Park Farmers Market

Sundays, 10:00am - 2:00pm

City Hall

Now open for its fifth season, the market includes a roster of 25 vendors with new products like artisan bread, chocolate, goat cheese, crepes, Mexican food, spices, and much more. Original vendors Bill's BBQ and Miller Farms, plus live music, are weekly fixtures as well. For more information please visit the market website. Free parking is available in the garage on Sundays!



## Hollywood Farmers Market

Saturdays, 8:00am - 12:00pm

9801 Rhode Island Ave.

Now entering its third season, the market is located in the Hollywood Shopping Center (MOM's/REI) parking lot. Nearly 20 vendors attend each week with new offerings including cheese, crepes, kettle corn, Mexican food, and pottery. For more information on the market please visit its [website](#). Parking is free and plentiful in the shopping center!

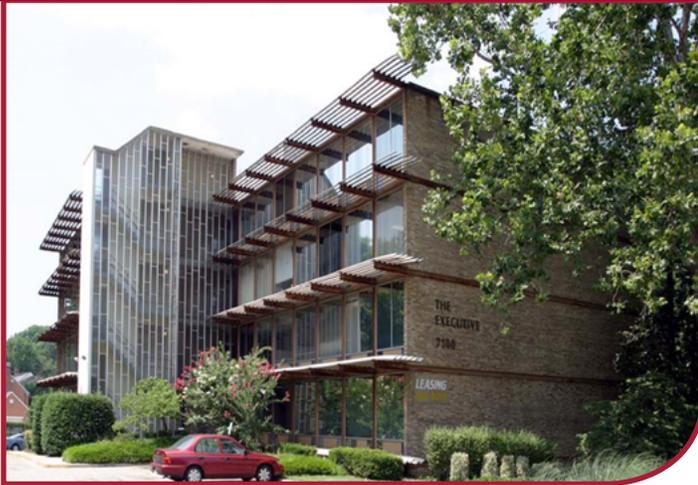
# Real Estate Opportunities - *full list of opportunities available [here](#)*

## Executive Office Suites

7100 Baltimore Avenue

Located within walking distance of the University of Maryland, this executive office building features a variety of office suites that range in size from 460 - 3,980 square feet. Rental rates are priced between \$22 - \$24 per square foot with 5-7 year terms.

Contact - Matt O'Connell at (301) 345-9730



## Downtown Space Across From New Housing

4513 College Avenue

Located directly across the street from the Landmark College Park, which opened this fall with over 800 residents. The property was previously occupied by a clothing retailer. Neighboring tenants include the successful Aroy Thai, Bagel Place, and Blaze Pizza.

Contact - Karen O'Brien at (301) 702-3200



## Great Space for First-time Operators

9925-9929 Rhode Island Avenue

Located in the Hollywood Commercial District, this plaza has opportunities from 1,050 SF to 2,800 SF priced in the mid-teens per SF. The District is home to anchor tenants MOM's Organic Market and REI, while the City is in the design stage of major streetscape improvements.

Contact - Larry Hoffman at (240) 482-3610



## 9,000 Square Feet, Office Space

5008 Lehigh Road

Located less than 10 minutes from I-95/ I-495, this 2-story property features 4,500 square feet of office space per floor. The property is priced at a rate of \$12 per square foot. The property features a first floor rear dock and close proximity to the College Park Metro Station.

Contact - Matt O'Connell at (301) 345-9730