

MOUNT RAINIER, MD

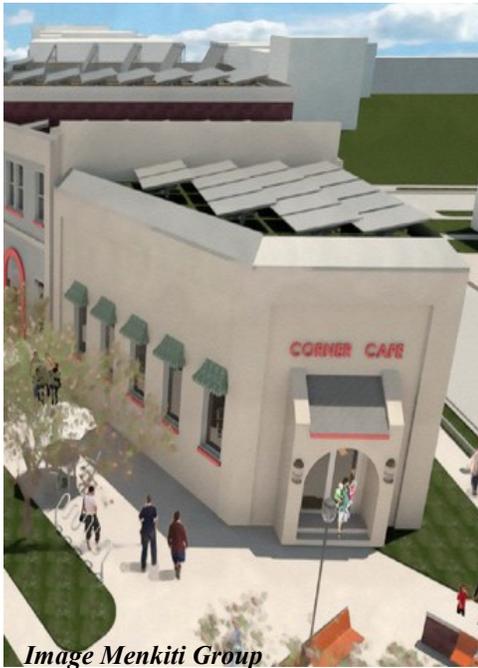


Image Menkiti Group



Image: Flywheel Development

\$244 K

Avg. Closing price for Mount Rainier Homes in Q4 2014

22 K+

Annual Avg. daily traffic volume on Rhode Island Ave * (2013 MD State Highway, Mount Rainier)

30 K+

Retail SF in the pipeline

15 min

Drive to Downtown DC

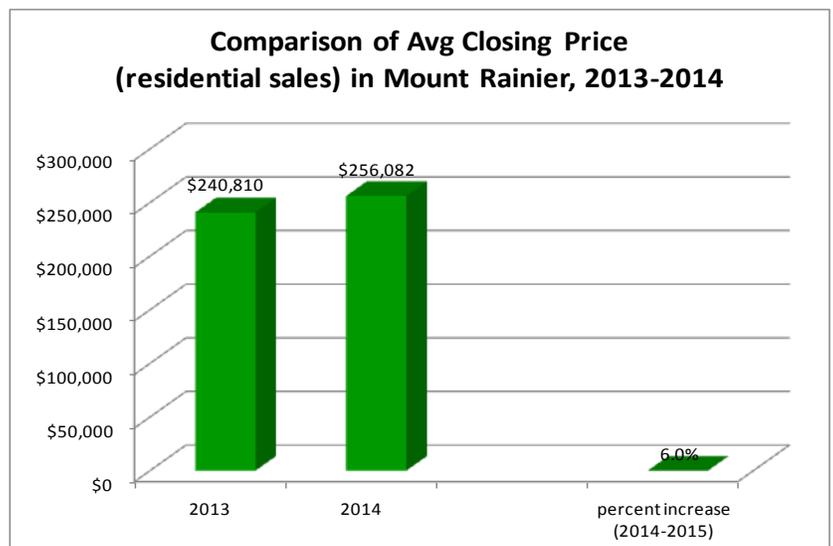
80

Walk score—very walkable

The City of Mount Rainier serves as the portal to the Gateway Arts District in Prince George's County, and is located on a major transportation corridor - Historic Route 1, which connects to Rhode Island Ave, which is the gateway into Downtown DC.

The City of Mount Rainier's affordable, Historic Sears houses and Craftsman-style bungalows is growingly attracting renters, homeowners, and developers. The charming and eclectic neighborhood, and close proximity to the District of Columbia, are strong community attributes that have contributed to the increase in home sales over the past year.

Planned developments along the Rhode Island Ave corridor in Mount Rainier will serve as a catalyst for additional revitalization and economic growth that will transform the downtown into a burgeoning, arts and cultural destination.



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Joe's Movement Emporium



Mount Rainier Artist Lofts



Flywheel Development

225

Local Artists supported by the Art Lives Here Campaign in 2013

\$355 K

2013/2014 Investment via Art Lives Here to support local artists and businesses

240*

Event Capacity at Joe's Movement Emporium – Performing Arts Center

*seating/standing

70 K

Visitors to Joe's Movement Emporium in 2013

20

Community events thru Art Lives Here since 2013 *

Known as the Home as the Gateway Arts District in Prince George's County, The City of Mount Rainier , located along the Historic Route 1 corridor, is known as the Arts & Culture hub, due to its high concentration of arts – related organizations and artists; and home to the World Class Performing Arts Center “Joe's Movement Emporium.”

Its affordable, Historic Sears houses, Craftsman-style bungalows, and Artist housing is growingly attracting many arts professionals, families, and millennials from around the D.C. region over the last five years. Its Arts-focused economic development programs such as “Art Lives Here” supports the local creative economy.

Top Tapestry™ Segments*

27 % City Lights

26% Young and Restless

13% NeWest Residents

Source: Esri Tapestry™ Lifestyle Segmentation