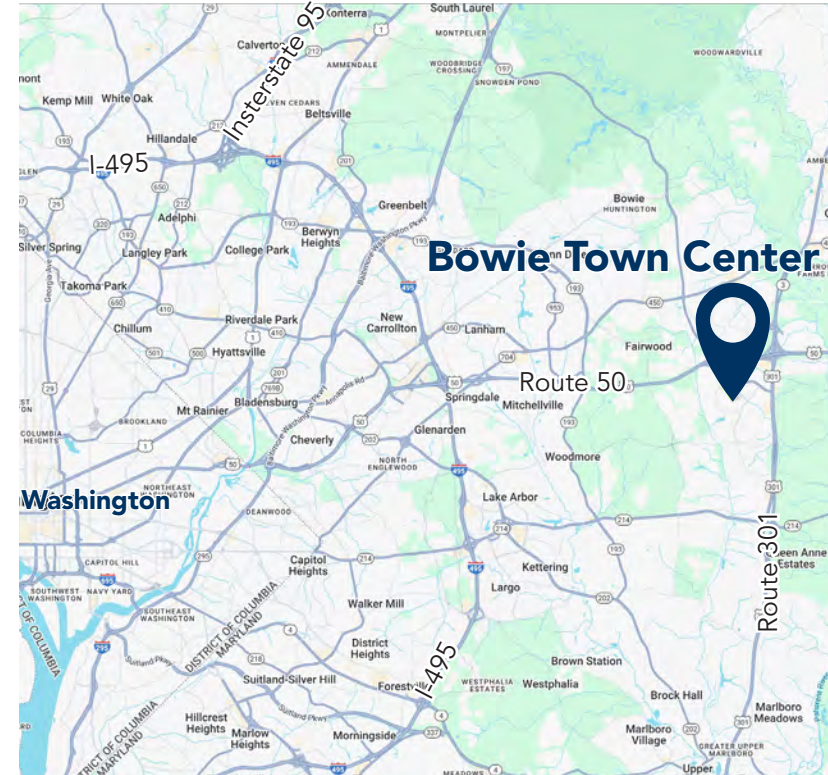


BOWIE TOWN CENTER

15606 Emerald Way, Bowie, MD 20716




PROPERTY HIGHLIGHTS

- Available retail from 3,625 SF to 17,892 SF
- 2nd generation freestanding restaurant available: 8,284 SF
- GLA: 740,493 SF
- Easy and convenient access from Rte 301 and Rte 50
- Premier open-air Lifestyle Shopping Center
- Anchored by Macy's, LA Fitness, Barnes & Noble, Safeway


POPULATION


3 Mi 51,171
5 Mi 111,533
10 Mi 496,832

CARS PER DAY


 Route 50: 140,640
 Route 301: 60,594
 Collington Rd: 35,111

AV. HH INCOME


3 Mi \$176,631
5 Mi \$187,911
10 Mi \$157,788

EMPLOYEES


3 Mi 21,133
5 Mi 42,619
10 Mi 186,655

JOIN:



OFF BROADWAY[®]
SHOE
WAREHOUSE

BARNES & NOBLE

EXPRESS

SAFeway



BEST BUY

last updated: 08/21/25 P1



SHARY THUR



202-359-3469



sthur@thurassociates.com

BOWIE TOWN CENTER

15606 Emerald Way, Bowie, MD 20716



BOWIE TOWN CENTER HIGHLIGHTS

Imagine a destination where luxury meets convenience, where every visit feels like an indulgent escape, and where the finest brands come together to elevate your lifestyle.

Welcome to **Bowie Town Center** in Bowie, Maryland, a premier open-air shopping haven that's redefining high-end retail and dining in the heart of the DMV area. The center is perfectly positioned to elevate your brand in the affluent Prince Georges County.

What sets Bowie Town Center apart?

It's not just the brands. It's the vibrant community atmosphere, ample free parking, family-friendly events, and seasonal promotions that make every trip rewarding.

Dynamic Growth: Nearby developments, including a new Bowie City Hall, a 286-unit luxury apartment complex, and the 50-acre Bowie Health Campus, signal a booming market with planned projects like Amber Ridge (150-200 townhomes) and Southlake (475,000 sq. ft. commercial space).

Unique Appeal: Our open-air environment, paired with entertainment hubs like Bowie Baysox Stadium (2 miles), creates a destination for families, professionals, and visitors. We're committed to your success with tailored leasing options.

Affluent Demographics: Within a 3-mile radius, the average household income exceeds \$170,000, with a population of 51,171 and a daytime population over 21,000 ideal for luxury retail and dining.

High Foot Traffic: Anchored by powerhouses like Macy's, Barnes & Noble, LA Fitness, and Best Buy, we attract over 5 million annual visitors, with 64% earning over \$100,000 and 72% aged 25-54.

Sustainability & Innovation: Bowie Town Center is committed to eco-friendly design, with EV charging stations and energy-efficient infrastructure, appealing to modern brands and conscious consumers. Don't miss your chance to join a thriving hub where luxury and lifestyle converge. Secure your spot in Bowie Town Center's prestigious lineup and grow with us in one of Maryland's fastest-growing markets.



last updated: 08/21/25 P2



SHARY THUR



202-359-3469



sthur@thurassociates.com



last updated: 08/21/25 P3

BOWIE TOWN CENTER

15606 Emerald Way, Bowie, MD 20716



last updated: 08/21/25 P4



SHARY THUR



202-359-3469



sthur@thurassociates.com

BOWIE TOWN CENTER

15606 Emerald Way, Bowie, MD 20716



last updated: 08/21/25 P5



SHARY THUR



202-359-3469



sthur@thurassociates.com

BOWIE TOWN CENTER

15606 Emerald Way, Bowie, MD 20716



Site Plan



Suite	Tenant Name	SF
A01	Verizon Wireless	3,052
A03	My Cellphone Repairs	1,798
A05	H&R Block	2,117
A07	Lenscrafters	3,542
A09	What Should I Call My Store	2,474
A11	Foot Locker	3,216
A12A	AVAILABLE	17,460
B01A	Quickway Japanese Hibach	1,921
B03A	Sleep Number	3,870
B04	Five Guys Burger and Frie	2,456
B05	Vivi Trendsetter	2,265
B07	Suit and Company	3,958
B09A	Express Factory	8,056
B13	SNIPES	5,788
B15	Kay Jewelers	2,071
C01	Bovanti Cosmetics & Spa	2,498
C03	Lane Bryant	5,531
C07	A & K Family Learning Place	1,945
C09	Men's Wearhouse	5,929
C11	Luxury Spa Nails	2,527
C13	GNC	1,296
C15	Versona	6,462
C17	Ashley Stewart Woman	3,706
C19A	Maryland Women's Business Center	3,111
C19B	AVAILABLE	3,625
D01	Scents & More	1,246
D03	My Favorite Doctor in Bowie	1,327
D05	All In Adventures	4,418
D07	Gold USA	1,000
D09	VisionWorks	4,401
D11	Claire's	1,007
D13A	Envydia Beauty & Braids	5,082
E01	Victoria's Secret	5,954
E01A	Chipotle Mexican Grill	3,119
E05	Bath & Body Works	3,770
E06A	JD Sports	4,997
E09	VyonnaEx	3,792
E11A	AVAILABLE	3,800
E11E	The Twisted Crab Seafood & Ba	5,128
E13	Nail Trix & Spa	1,173
E15	European Wax Center	1,193
E17	AT&T Mobility	2,324
E19	Panera Bread	4,769
F01A	Potbelly Sandwich Works	2,371
F01B	Meze Mediterranean Grill	2,479
F03	The Vitamin Suite	2,349
F07	M Lounge Events	7,934
F05	J Mart	2,553
F09	Sola Salon Studios	8,509
F11	Pure Green	1,213
F13	Luxury Guit	1,193
F15	Noodles & Company	2,983
F17	Starbucks	1,784
F20	Red Robin	5,666
F22	Famous Footwear	6,000
JA02	LA Fitness	30,653
JA03	Off Broadway Shoes	25,038
JA04	Barnes & Noble	24,916
R02A	AVAILABLE RESTAURANT	8,284

Bowie Town Center



last updated: 08/21/25 P6



SHARY THUR



202-359-3469



sthur@thurassociates.com

BOWIE TOWN CENTER

15606 Emerald Way, Bowie, MD 20716

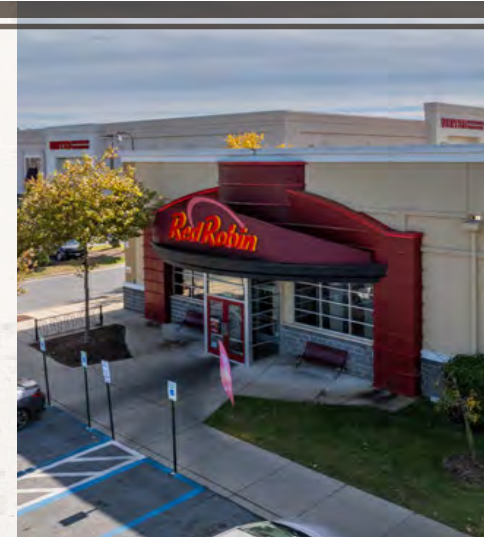


last updated: 08/21/25 P7



BOWIE TOWN CENTER

15606 Emerald Way, Bowie, MD 20716



last updated: 08/21/25 P8



SHARY THUR



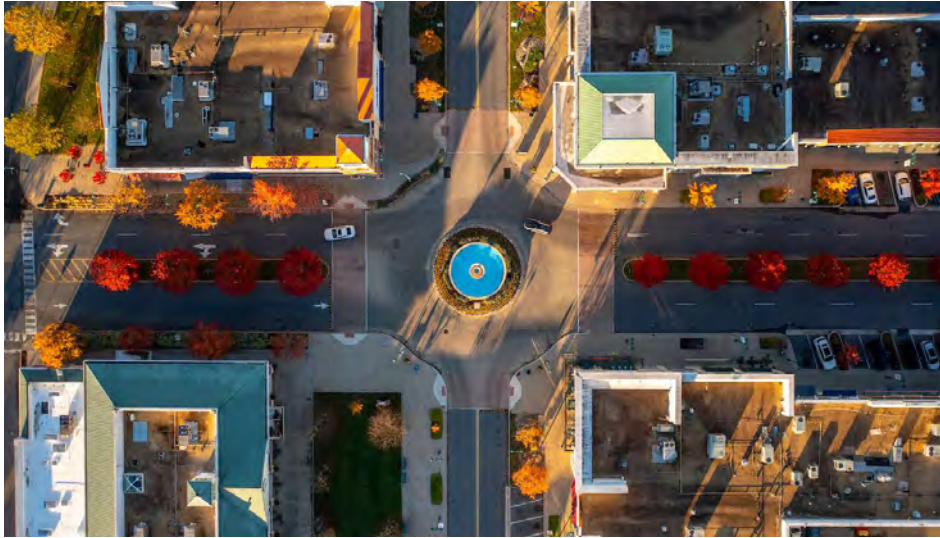
202-359-3469



sthur@thurassociates.com

BOWIE TOWN CENTER

15606 Emerald Way, Bowie, MD 20716



2nd Generation freestanding restaurant 8,284 SF



last updated: 08/21/25 P9



SHARY THUR



202-359-3469



sthur@thurassociates.com

BOWIE TOWN CENTER

15606 Emerald Way, Bowie, MD 20716



LEASING CONTACT

SHARY THUR

Cell: 202-359-3469

Direct: 202-823-4445

sthur@thurassociates.com

OFFICE LOCATIONS

FL OFFICE

327 Mizner Park, Suite 301

Boca Raton, FL 33432

561-395-2441

DC OFFICE

2 Wisconsin Circle, Suite 660

Chevy Chase, MD 20815

202-823-4444

WV OFFICE

230 Truxmore Court

Inwood, WV 25428

202-359-3469

last updated: 08/21/25 P10



SHARY THUR



202-359-3469



sthur@thurassociates.com

Complete Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 38.9442/-76.7349

Bowie Town Center		3 mi radius		5 mi radius		10 mi radius	
Bowie, MD 20716							
Population							
Estimated Population (2025)	51,171		111,533		496,832		
Projected Population (2030)	50,146		109,658		492,046		
Census Population (2020)	53,243		112,862		497,180		
Census Population (2010)	46,180		100,835		440,789		
Projected Annual Growth (2025-2030)	-1,025	-0.4%	-1,875	-0.3%	-4,786	-0.2%	
Historical Annual Growth (2020-2025)	-2,072	-	-1,329	-0.2%	-348	-	
Historical Annual Growth (2010-2020)	7,063	1.5%	12,027	1.2%	56,391	1.3%	
Estimated Population Density (2025)	1,810	psm	1,420	psm	1,582	psm	
Trade Area Size	28.3	sq mi	78.5	sq mi	314.0	sq mi	
Households							
Estimated Households (2025)	19,110		40,084		182,122		
Projected Households (2030)	18,857		39,638		181,988		
Census Households (2020)	19,031		39,428		177,318		
Census Households (2010)	16,863		35,958		159,104		
Projected Annual Growth (2025-2030)	-253	-0.3%	-446	-0.2%	-134	-	
Historical Annual Change (2010-2025)	2,247	0.9%	4,126	0.8%	23,017	1.0%	
Average Household Income							
Estimated Average Household Income (2025)	\$176,631		\$187,911		\$157,788		
Projected Average Household Income (2030)	\$173,954		\$185,125		\$155,715		
Census Average Household Income (2010)	\$112,264		\$120,101		\$96,862		
Census Average Household Income (2000)	\$85,274		\$91,316		\$73,939		
Projected Annual Change (2025-2030)	-\$2,677	-0.3%	-\$2,786	-0.3%	-\$2,073	-0.3%	
Historical Annual Change (2000-2025)	\$91,357	4.3%	\$96,595	4.2%	\$83,849	4.5%	
Median Household Income							
Estimated Median Household Income (2025)	\$145,387		\$154,255		\$127,935		
Projected Median Household Income (2030)	\$143,882		\$152,913		\$126,960		
Census Median Household Income (2010)	\$103,072		\$108,410		\$85,604		
Census Median Household Income (2000)	\$78,369		\$83,010		\$65,816		
Projected Annual Change (2025-2030)	-\$1,505	-0.2%	-\$1,342	-0.2%	-\$974	-0.2%	
Historical Annual Change (2000-2025)	\$67,019	3.4%	\$71,245	3.4%	\$62,119	3.8%	
Per Capita Income							
Estimated Per Capita Income (2025)	\$66,083		\$67,644		\$57,932		
Projected Per Capita Income (2030)	\$65,535		\$67,030		\$57,686		
Census Per Capita Income (2010)	\$40,990		\$42,825		\$34,961		
Census Per Capita Income (2000)	\$30,958		\$31,714		\$26,553		
Projected Annual Change (2025-2030)	-\$548	-0.2%	-\$614	-0.2%	-\$246	-	
Historical Annual Change (2000-2025)	\$35,125	4.5%	\$35,930	4.5%	\$31,379	4.7%	
Estimated Average Household Net Worth (2025)	\$2.17 M		\$2.45 M		\$1.78 M		

Complete Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 38.9442/-76.7349

Bowie Town Center		3 mi radius		5 mi radius		10 mi radius	
Bowie, MD 20716							
Total Annual Consumer Expenditure (2025)							
Total Household Expenditure		\$2.71 B		\$5.94 B		\$23.76 B	
Total Non-Retail Expenditure		\$1.44 B		\$3.18 B		\$12.56 B	
Total Retail Expenditure		\$1.26 B		\$2.76 B		\$11.2 B	
Alcoholic Beverages		\$16.23 M		\$35.61 M		\$143.05 M	
Apparel		\$47.65 M		\$104.3 M		\$424.23 M	
Contributions		\$89.61 M		\$197.46 M		\$774.03 M	
Education		\$62.44 M		\$137.34 M		\$543.51 M	
Entertainment		\$146.79 M		\$320.98 M		\$1.31 B	
Food Away From Home		\$114.21 M		\$250.07 M		\$1.01 B	
Grocery		\$146.64 M		\$316.79 M		\$1.38 B	
Health Care		\$133.83 M		\$285.38 M		\$1.25 B	
Household Furnishings and Equipment		\$69.71 M		\$152.74 M		\$616.58 M	
Household Operations		\$47.63 M		\$104.26 M		\$426.15 M	
Miscellaneous Expenses		\$44.37 M		\$97.01 M		\$393.45 M	
Personal Care		\$29.95 M		\$64.94 M		\$276.83 M	
Shelter		\$381.6 M		\$820.73 M		\$3.52 B	
Tax and Retirement		\$862.92 M		\$1.93 B		\$7.18 B	
Tobacco and Related		\$8.3 M		\$17.37 M		\$88.13 M	
Transportation		\$401.81 M		\$884.68 M		\$3.45 B	
Utilities		\$103.02 M		\$222.24 M		\$972.32 M	
Monthly Household Consumer Expenditure (2025)							
Total Household Expenditure		\$11,803		\$12,357		\$10,873	
Total Non-Retail Expenditure		\$6,295 53.3%		\$6,613 53.5%		\$5,747 52.9%	
Total Retail Expenditures		\$5,508 46.7%		\$5,745 46.5%		\$5,126 47.1%	
Alcoholic Beverages		\$71 0.6%		\$74 0.6%		\$65 0.6%	
Apparel		\$208 1.8%		\$217 1.8%		\$194 1.8%	
Contributions		\$391 3.3%		\$411 3.3%		\$354 3.3%	
Education		\$272 2.3%		\$286 2.3%		\$249 2.3%	
Entertainment		\$640 5.4%		\$667 5.4%		\$599 5.5%	
Food Away From Home		\$498 4.2%		\$520 4.2%		\$464 4.3%	
Grocery		\$639 5.4%		\$659 5.3%		\$630 5.8%	
Health Care		\$584 4.9%		\$593 4.8%		\$571 5.3%	
Household Furnishings and Equipment		\$304 2.6%		\$318 2.6%		\$282 2.6%	
Household Operations		\$208 1.8%		\$217 1.8%		\$195 1.8%	
Miscellaneous Expenses		\$194 1.6%		\$202 1.6%		\$180 1.7%	
Personal Care		\$131 1.1%		\$135 1.1%		\$127 1.2%	
Shelter		\$1,664 14.1%		\$1,706 13.8%		\$1,613 14.8%	
Tax and Retirement		\$3,763 31.9%		\$4,017 32.5%		\$3,286 32.5%	
Tobacco and Related		\$36 0.3%		\$36 0.3%		\$40 0.4%	
Transportation		\$1,752 14.8%		\$1,839 14.9%		\$1,579 14.5%	
Utilities		\$449 3.8%		\$462 3.7%		\$445 4.1%	

Complete Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 38.9442/-76.7349

Bowie Town Center			3 mi radius		5 mi radius		10 mi radius	
Bowie, MD 20716								
Race and Ethnicity								
Total Population (2025)			51,171		111,533		496,832	
White (2025)			11,529	22.5%	26,632	23.9%	120,254	24.2%
Black or African American (2025)			31,696	61.9%	68,463	61.4%	282,999	57.0%
American Indian or Alaska Native (2025)			148	0.3%	314	0.3%	2,605	0.5%
Asian (2025)			2,358	4.6%	4,835	4.3%	19,585	3.9%
Hawaiian or Pacific Islander (2025)			18	-	36	-	198	-
Other Race (2025)			2,484	4.9%	5,078	4.6%	41,174	8.3%
Two or More Races (2025)			2,939	5.7%	6,175	5.5%	30,017	6.0%
Population < 18 (2025)			11,166	21.8%	23,935	21.5%	110,928	22.3%
White Not Hispanic			1,855	16.6%	4,589	19.2%	19,926	18.0%
Black or African American			6,622	59.3%	13,767	57.5%	57,780	52.1%
Asian			481	4.3%	979	4.1%	4,125	3.7%
Other Race Not Hispanic			555	5.0%	1,181	4.9%	4,932	4.4%
Hispanic			1,653	14.8%	3,418	14.3%	24,166	21.8%
Not Hispanic or Latino Population (2025)			45,567	89.0%	100,070	89.7%	421,714	84.9%
Not Hispanic White			10,370	22.8%	24,402	24.4%	110,290	26.2%
Not Hispanic Black or African American			31,400	68.9%	67,828	67.8%	279,261	66.2%
Not Hispanic American Indian or Alaska Native			44	-	92	-	481	0.1%
Not Hispanic Asian			2,333	5.1%	4,781	4.8%	19,357	4.6%
Not Hispanic Hawaiian or Pacific Islander			8	-	20	-	106	-
Not Hispanic Other Race			125	0.3%	223	0.2%	854	0.2%
Not Hispanic Two or More Races			1,286	2.8%	2,724	2.7%	11,366	2.7%
Hispanic or Latino Population (2025)			5,605	11.0%	11,463	10.3%	75,118	15.1%
Hispanic White			1,159	20.7%	2,230	19.5%	9,964	13.3%
Hispanic Black or African American			295	5.3%	635	5.5%	3,738	5.0%
Hispanic American Indian or Alaska Native			104	1.8%	222	1.9%	2,124	2.8%
Hispanic Asian			25	0.4%	54	0.5%	228	0.3%
Hispanic Hawaiian or Pacific Islander			10	0.2%	16	0.1%	92	0.1%
Hispanic Other Race			2,358	42.1%	4,855	42.4%	40,320	53.7%
Hispanic Two or More Races			1,653	29.5%	3,451	30.1%	18,651	24.8%
Not Hispanic or Latino Population (2020)			48,098	90.3%	102,946	91.2%	424,142	85.3%
Hispanic or Latino Population (2020)			5,145	9.7%	9,916	8.8%	73,038	14.7%
Not Hispanic or Latino Population (2010)			43,541	94.3%	95,934	95.1%	400,004	90.7%
Hispanic or Latino Population (2010)			2,639	5.7%	4,901	4.9%	40,785	9.3%
Not Hispanic or Latino Population (2030)			43,563	86.9%	96,035	87.6%	411,743	83.7%
Hispanic or Latino Population (2030)			6,583	13.1%	13,622	12.4%	80,303	16.3%
Projected Annual Growth (2025-2030)			978	3.5%	2,159	3.8%	5,185	1.4%
Historical Annual Growth (2010-2020)			2,506	9.5%	5,015	10.2%	32,253	7.9%

©2025, Sites USA, Chandler, Arizona, 480-491-1112 Demographic Source: Applied Geographic Solutions 5/2025, TIGER Geography - RFULL9

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

Complete Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 38.9442/-76.7349

Bowie Town Center		3 mi radius		5 mi radius		10 mi radius	
Bowie, MD 20716							
Total Age Distribution (2025)							
Total Population	51,171			111,533		496,832	
Age Under 5 Years	2,816	5.5%		5,800	5.2%	28,647	5.8%
Age 5 to 9 Years	3,054	6.0%		6,506	5.8%	31,122	6.3%
Age 10 to 14 Years	3,246	6.3%		7,121	6.4%	32,126	6.5%
Age 15 to 19 Years	3,048	6.0%		7,019	6.3%	30,927	6.2%
Age 20 to 24 Years	2,181	4.3%		5,196	4.7%	25,267	5.1%
Age 25 to 29 Years	2,490	4.9%		5,123	4.6%	28,127	5.7%
Age 30 to 34 Years	2,945	5.8%		5,843	5.2%	32,518	6.5%
Age 35 to 39 Years	3,089	6.0%		6,198	5.6%	33,497	6.7%
Age 40 to 44 Years	3,236	6.3%		6,773	6.1%	34,240	6.9%
Age 45 to 49 Years	3,395	6.6%		7,160	6.4%	31,605	6.4%
Age 50 to 54 Years	3,857	7.5%		8,315	7.5%	33,943	6.8%
Age 55 to 59 Years	4,252	8.3%		9,155	8.2%	35,518	7.1%
Age 60 to 64 Years	4,078	8.0%		9,037	8.1%	34,317	6.9%
Age 65 to 69 Years	3,081	6.0%		7,364	6.6%	28,257	5.7%
Age 70 to 74 Years	2,477	4.8%		6,022	5.4%	22,659	4.6%
Age 75 to 79 Years	1,673	3.3%		4,206	3.8%	16,289	3.3%
Age 80 to 84 Years	1,182	2.3%		2,620	2.3%	9,752	2.0%
Age 85 Years or Over	1,071	2.1%		2,074	1.9%	8,020	1.6%
Median Age	43.4			44.4		40.7	
Age 19 Years or Less	12,164	23.8%		26,446	23.7%	122,821	24.7%
Age 20 to 64 Years	29,522	57.7%		62,801	56.3%	289,032	58.2%
Age 65 Years or Over	9,485	18.5%		22,286	20.0%	84,978	17.1%
Female Age Distribution (2025)							
Female Population	27,112	53.0%		58,534	52.5%	260,557	52.4%
Age Under 5 Years	1,362	5.0%		2,850	4.9%	13,962	5.4%
Age 5 to 9 Years	1,503	5.5%		3,186	5.4%	15,239	5.8%
Age 10 to 14 Years	1,621	6.0%		3,481	5.9%	16,009	6.1%
Age 15 to 19 Years	1,441	5.3%		3,245	5.5%	14,829	5.7%
Age 20 to 24 Years	1,104	4.1%		2,427	4.1%	12,337	4.7%
Age 25 to 29 Years	1,283	4.7%		2,658	4.5%	14,557	5.6%
Age 30 to 34 Years	1,557	5.7%		3,042	5.2%	16,859	6.5%
Age 35 to 39 Years	1,659	6.1%		3,320	5.7%	17,581	6.7%
Age 40 to 44 Years	1,800	6.6%		3,725	6.4%	18,137	7.0%
Age 45 to 49 Years	1,856	6.8%		3,867	6.6%	16,696	6.4%
Age 50 to 54 Years	2,114	7.8%		4,495	7.7%	18,193	7.0%
Age 55 to 59 Years	2,296	8.5%		4,933	8.4%	19,240	7.4%
Age 60 to 64 Years	2,152	7.9%		4,759	8.1%	18,568	7.1%
Age 65 to 69 Years	1,624	6.0%		3,912	6.7%	15,522	6.0%
Age 70 to 74 Years	1,428	5.3%		3,425	5.9%	13,034	5.0%
Age 75 to 79 Years	984	3.6%		2,421	4.1%	9,488	3.6%
Age 80 to 84 Years	694	2.6%		1,511	2.6%	5,620	2.2%
Age 85 Years or Over	634	2.3%		1,277	2.2%	4,687	1.8%
Female Median Age	44.9			46.0		42.2	
Age 19 Years or Less	5,927	21.9%		12,762	21.8%	60,038	23.0%
Age 20 to 64 Years	15,821	58.4%		33,227	56.8%	152,169	58.4%
Age 65 Years or Over	5,364	19.8%		12,546	21.4%	48,351	18.6%

Complete Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 38.9442/-76.7349

Bowie Town Center		3 mi radius		5 mi radius		10 mi radius	
Bowie, MD 20716							
Male Age Distribution (2025)							
Male Population	24,059	47.0%	52,999	47.5%	236,275	47.6%	
Age Under 5 Years	1,454	6.0%	2,950	5.6%	14,685	6.2%	
Age 5 to 9 Years	1,550	6.4%	3,320	6.3%	15,883	6.7%	
Age 10 to 14 Years	1,625	6.8%	3,640	6.9%	16,116	6.8%	
Age 15 to 19 Years	1,607	6.7%	3,774	7.1%	16,099	6.8%	
Age 20 to 24 Years	1,077	4.5%	2,769	5.2%	12,930	5.5%	
Age 25 to 29 Years	1,207	5.0%	2,464	4.7%	13,570	5.7%	
Age 30 to 34 Years	1,387	5.8%	2,802	5.3%	15,659	6.6%	
Age 35 to 39 Years	1,430	5.9%	2,878	5.4%	15,916	6.7%	
Age 40 to 44 Years	1,437	6.0%	3,048	5.8%	16,102	6.8%	
Age 45 to 49 Years	1,539	6.4%	3,293	6.2%	14,909	6.3%	
Age 50 to 54 Years	1,743	7.2%	3,820	7.2%	15,750	6.7%	
Age 55 to 59 Years	1,956	8.1%	4,222	8.0%	16,278	6.9%	
Age 60 to 64 Years	1,926	8.0%	4,278	8.1%	15,749	6.7%	
Age 65 to 69 Years	1,457	6.1%	3,453	6.5%	12,735	5.4%	
Age 70 to 74 Years	1,049	4.4%	2,598	4.9%	9,625	4.1%	
Age 75 to 79 Years	689	2.9%	1,785	3.4%	6,801	2.9%	
Age 80 to 84 Years	488	2.0%	1,108	2.1%	4,133	1.7%	
Age 85 Years or Over	438	1.8%	797	1.5%	3,333	1.4%	
Male Median Age	41.6		42.5		39.1		
Age 19 Years or Less	6,238	25.9%	13,684	25.8%	62,783	26.6%	
Age 20 to 64 Years	13,701	56.9%	29,575	55.8%	136,864	57.9%	
Age 65 Years or Over	4,120	17.1%	9,740	18.4%	36,628	15.5%	
Males per 100 Females (2025)							
Overall Comparison	89		91		91		
Age Under 5 Years	107	51.6%	103	50.9%	105	51.3%	
Age 5 to 9 Years	103	50.8%	104	51.0%	104	51.0%	
Age 10 to 14 Years	100	50.1%	105	51.1%	101	50.2%	
Age 15 to 19 Years	112	52.7%	116	53.8%	109	52.1%	
Age 20 to 24 Years	98	49.4%	114	53.3%	105	51.2%	
Age 25 to 29 Years	94	48.5%	93	48.1%	93	48.2%	
Age 30 to 34 Years	89	47.1%	92	47.9%	93	48.2%	
Age 35 to 39 Years	86	46.3%	87	46.4%	91	47.5%	
Age 40 to 44 Years	80	44.4%	82	45.0%	89	47.0%	
Age 45 to 49 Years	83	45.3%	85	46.0%	89	47.2%	
Age 50 to 54 Years	82	45.2%	85	45.9%	87	46.4%	
Age 55 to 59 Years	85	46.0%	86	46.1%	85	45.8%	
Age 60 to 64 Years	90	47.2%	90	47.3%	85	45.9%	
Age 65 to 69 Years	90	47.3%	88	46.9%	82	45.1%	
Age 70 to 74 Years	73	42.4%	76	43.1%	74	42.5%	
Age 75 to 79 Years	70	41.2%	74	42.4%	72	41.7%	
Age 80 to 84 Years	70	41.3%	73	42.3%	74	42.4%	
Age 85 Years or Over	69	40.8%	62	38.4%	71	41.6%	
Age 19 Years or Less	105	51.3%	107	51.7%	105	51.1%	
Age 20 to 39 Years	91	47.7%	95	48.8%	95	48.6%	
Age 40 to 64 Years	84	45.7%	86	46.1%	87	46.4%	
Age 65 Years or Over	77	43.4%	78	43.7%	76	43.1%	

Complete Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 38.9442/-76.7349

Bowie Town Center		3 mi radius		5 mi radius		10 mi radius	
Bowie, MD 20716							
Household Type (2025)							
Total Households		19,110		40,084		182,122	
Households with Children		5,624	29.4%	12,489	31.2%	59,559	32.7%
Average Household Size		2.6		2.7		2.7	
Household Density per Square Mile		676		510		580	
Population Family		41,466	81.0%	94,174	84.4%	405,944	81.7%
Population Non-Family		9,070	17.7%	15,874	14.2%	85,096	17.1%
Population Group Quarters		636	1.2%	1,486	1.3%	5,792	1.2%
Family Households		12,291	64.3%	27,996	69.8%	119,106	65.4%
Married Couple Households		8,654	70.4%	20,438	73.0%	76,891	64.6%
Other Family Households with Children		3,637	29.6%	7,558	27.0%	42,215	35.4%
Family Households with Children		5,620	45.7%	12,480	44.6%	59,476	49.9%
Married Couple with Children		4,020	71.5%	9,220	73.9%	38,505	64.7%
Other Family Households with Children		1,601	28.5%	3,260	26.1%	20,971	35.3%
Family Households No Children		6,671	54.3%	15,517	55.4%	59,630	50.1%
Married Couple No Children		4,635	69.5%	11,218	72.3%	38,386	64.4%
Other Family Households No Children		2,036	30.5%	4,298	27.7%	21,244	35.6%
Non-Family Households		6,818	35.7%	12,088	30.2%	63,016	34.6%
Non-Family Households with Children		4	-	9	-	83	0.1%
Non-Family Households No Children		6,814	99.9%	12,079	99.9%	62,933	99.9%
Average Family Household Size		3.4		3.4		3.4	
Average Family Income		\$209,727		\$218,909		\$186,640	
Median Family Income		\$175,081		\$183,766		\$154,000	
Average Non-Family Household Size		1.3		1.3		1.4	
Marital Status (2025)							
Population Age 15 Years or Over		42,055		92,107		404,938	
Never Married		13,368	31.8%	29,648	32.2%	149,410	36.9%
Currently Married		20,023	47.6%	44,452	48.3%	169,423	41.8%
Previously Married		8,664	20.6%	18,007	19.5%	86,105	21.3%
Separated		1,822	21.0%	3,798	21.1%	20,803	24.2%
Widowed		2,304	26.6%	4,915	27.3%	22,202	25.8%
Divorced		4,538	52.4%	9,294	51.6%	43,100	50.1%
Educational Attainment (2025)							
Adult Population Age 25 Years or Over		36,826		79,891		348,743	
Elementary (Grade Level 0 to 8)		1,015	2.8%	2,001	2.5%	18,305	5.2%
Some High School (Grade Level 9 to 11)		1,202	3.3%	2,216	2.8%	14,887	4.3%
High School Graduate		7,149	19.4%	14,706	18.4%	78,300	22.5%
Some College		5,970	16.2%	13,229	16.6%	59,993	17.2%
Associate Degree Only		2,597	7.1%	5,329	6.7%	22,471	6.4%
Bachelor Degree Only		8,940	24.3%	20,006	25.0%	83,373	23.9%
Graduate Degree		9,952	27.0%	22,404	28.0%	71,415	20.5%
Any College (Some College or Higher)		27,459	74.6%	60,968	76.3%	237,251	68.0%
College Degree + (Bachelor Degree or Higher)		18,892	51.3%	42,410	53.1%	154,787	44.4%

Complete Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 38.9442/-76.7349

Bowie Town Center		3 mi radius		5 mi radius		10 mi radius	
Bowie, MD 20716							
Housing							
Total Housing Units (2025)	19,889		41,738		190,250		
Total Housing Units (2020)	19,601		40,421		184,366		
Historical Annual Growth (2020-2025)	289	-	1,317	-	5,884	-	
Housing Units Occupied (2025)	19,110	96.1%	40,084	96.0%	182,122	95.7%	
Housing Units Owner-Occupied	15,265	79.9%	34,235	85.4%	129,478	71.1%	
Housing Units Renter-Occupied	3,844	20.1%	5,849	14.6%	52,643	28.9%	
Housing Units Vacant (2025)	780	3.9%	1,654	4.0%	8,128	4.3%	
Household Size (2025)							
Total Households	19,110		40,084		182,122		
1 Person Households	5,637	29.5%	10,063	25.1%	51,663	28.4%	
2 Person Households	5,613	29.4%	12,368	30.9%	52,475	28.8%	
3 Person Households	2,957	15.5%	6,506	16.2%	29,395	16.1%	
4 Person Households	2,431	12.7%	5,629	14.0%	23,823	13.1%	
5 Person Households	1,346	7.0%	2,996	7.5%	12,833	7.0%	
6 Person Households	623	3.3%	1,406	3.5%	6,449	3.5%	
7 or More Person Households	503	2.6%	1,115	2.8%	5,484	3.0%	
Household Income Distribution (2025)							
HH Income \$200,000 or More	5,374	28.1%	12,858	32.1%	41,780	22.9%	
HH Income \$150,000 to \$199,999	3,223	16.9%	6,827	17.0%	25,814	14.2%	
HH Income \$125,000 to \$149,999	2,188	11.5%	4,361	10.9%	17,643	9.7%	
HH Income \$100,000 to \$124,999	2,252	11.8%	4,325	10.8%	21,785	12.0%	
HH Income \$75,000 to \$99,999	1,744	9.1%	3,727	9.3%	21,583	11.9%	
HH Income \$50,000 to \$74,999	1,777	9.3%	3,285	8.2%	21,420	11.8%	
HH Income \$35,000 to \$49,999	832	4.4%	1,771	4.4%	11,010	6.0%	
HH Income \$25,000 to \$34,999	521	2.7%	899	2.2%	5,886	3.2%	
HH Income \$15,000 to \$24,999	382	2.0%	640	1.6%	4,534	2.5%	
HH Income \$10,000 to \$14,999	120	0.6%	233	0.6%	2,630	1.4%	
HH Income Under \$10,000	697	3.6%	1,158	2.9%	8,037	4.4%	
Household Vehicles (2025)							
Households 0 Vehicles Available	761	4.0%	1,435	3.6%	12,978	7.1%	
Households 1 Vehicle Available	5,687	29.8%	10,875	27.1%	63,605	34.9%	
Households 2 Vehicles Available	7,508	39.3%	15,164	37.8%	62,465	34.3%	
Households 3 or More Vehicles Available	5,153	27.0%	12,611	31.5%	43,074	23.7%	
Total Vehicles Available	38,377		84,745		337,424		
Average Vehicles per Household	2.0		2.1		1.9		
Owner-Occupied Household Vehicles	32,988	86.0%	75,886	89.5%	269,909	80.0%	
Average Vehicles per Owner-Occupied Household	2.2		2.2		2.1		
Renter-Occupied Household Vehicles	5,389	14.0%	8,858	10.5%	67,515	20.0%	
Average Vehicles per Renter-Occupied Household	1.4		1.5		1.3		
Travel Time (2025)							
Worker Base Age 16 years or Over	29,624		63,108		268,653		
Travel to Work in 14 Minutes or Less	2,307	7.8%	5,339	8.5%	26,021	9.7%	
Travel to Work in 15 to 29 Minutes	6,737	22.7%	14,286	22.6%	67,266	25.0%	
Travel to Work in 30 to 59 Minutes	9,467	32.0%	21,809	34.6%	96,707	36.0%	
Travel to Work in 60 Minutes or More	4,415	14.9%	8,387	13.3%	35,254	13.1%	
Work at Home	6,698	22.6%	13,285	21.1%	43,406	16.2%	
Average Minutes Travel to Work	34.6		33.9		32.5		

Complete Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 38.9442/-76.7349

Bowie Town Center		3 mi radius		5 mi radius		10 mi radius	
Bowie, MD 20716							
Transportation To Work (2025)							
Worker Base Age 16 years or Over	29,624		63,108		268,653		
Drive to Work Alone	18,494	62.4%	39,965	63.3%	173,089	64.4%	
Drive to Work in Carpool	2,545	8.6%	5,615	8.9%	26,374	9.8%	
Travel to Work by Public Transportation	1,491	5.0%	3,140	5.0%	18,703	7.0%	
Drive to Work on Motorcycle	4	-	36	-	50	-	
Bicycle to Work	11	-	21	-	216	-	
Walk to Work	203	0.7%	551	0.9%	3,432	1.3%	
Other Means	178	0.6%	493	0.8%	3,383	1.3%	
Work at Home	6,698	22.6%	13,285	21.1%	43,406	16.2%	
Daytime Demographics (2025)							
Total Businesses	2,789		6,015		21,656		
Total Employees	21,133		42,619		186,655		
Company Headquarter Businesses	64	2.3%	147	2.4%	581	2.7%	
Company Headquarter Employees	4,847	22.9%	6,776	15.9%	23,849	12.8%	
Employee Population per Business	7.6	to 1	7.1	to 1	8.6	to 1	
Residential Population per Business	18.3	to 1	18.5	to 1	22.9	to 1	
Adj. Daytime Demographics Age 16 Years or Over	32,617		69,664		314,121		
Labor Force							
Labor Population Age 16 Years or Over (2025)	41,369		90,662		398,691		
Labor Force Total Males (2025)	19,080	46.1%	42,350	46.7%	186,441	46.8%	
Male Civilian Employed	14,080	73.8%	30,357	71.7%	131,507	70.5%	
Male Civilian Unemployed	385	2.0%	905	2.1%	4,874	2.6%	
Males in Armed Forces	231	1.2%	451	1.1%	2,007	1.1%	
Males Not in Labor Force	4,384	23.0%	10,637	25.1%	48,053	25.8%	
Labor Force Total Females (2025)	22,289	53.9%	48,312	53.3%	212,250	53.2%	
Female Civilian Employed	15,546	69.7%	32,753	67.8%	137,154	64.6%	
Female Civilian Unemployed	359	1.6%	793	1.6%	4,081	1.9%	
Females in Armed Forces	28	0.1%	56	0.1%	557	0.3%	
Females Not in Labor Force	6,356	28.5%	14,710	30.4%	70,459	33.2%	
Unemployment Rate	744	1.8%	1,698	1.9%	8,955	2.2%	
Occupation (2025)							
Occupation Population Age 16 Years or Over	29,624		63,108		268,653		
Occupation Total Males	14,078	47.5%	30,355	48.1%	131,499	48.9%	
Occupation Total Females	15,546	52.5%	32,753	51.9%	137,154	51.1%	
Management, Business, Financial Operations	8,443	28.5%	16,775	26.6%	60,550	22.5%	
Professional, Related	8,884	30.0%	20,588	32.6%	76,457	28.5%	
Service	4,107	13.9%	8,506	13.5%	46,610	17.3%	
Sales, Office	5,115	17.3%	10,364	16.4%	45,738	17.0%	
Farming, Fishing, Forestry	32	0.1%	53	-	227	-	
Construction, Extraction, Maintenance	1,341	4.5%	3,221	5.1%	19,842	7.4%	
Production, Transport, Material Moving	1,703	5.7%	3,601	5.7%	19,229	7.2%	
White Collar Workers	22,442	75.8%	47,727	75.6%	182,745	68.0%	
Blue Collar Workers	7,183	24.2%	15,381	24.4%	85,908	32.0%	

Complete Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 38.9442/-76.7349

Bowie Town Center		3 mi radius		5 mi radius		10 mi radius	
Bowie, MD 20716							
Units In Structure (2025)							
Total Units		19,110		40,084		182,122	
1 Detached Unit		11,862	62.1%	27,087	67.6%	95,915	52.7%
1 Attached Unit		3,861	20.2%	7,804	19.5%	39,453	21.7%
2 Units		86	0.5%	176	0.4%	1,318	0.7%
3 to 4 Units		138	0.7%	233	0.6%	2,179	1.2%
5 to 9 Units		831	4.3%	1,207	3.0%	11,672	6.4%
10 to 19 Units		954	5.0%	1,379	3.4%	15,199	8.3%
20 to 49 Units		414	2.2%	750	1.9%	3,957	2.2%
50 or More Units		885	4.6%	1,231	3.1%	10,261	5.6%
Mobile Home or Trailer		73	0.4%	205	0.5%	2,000	1.1%
Other Structure		6	-	11	-	168	-
Homes Built By Year (2025)							
Homes Built 2020 or later		404	2.0%	843	2.0%	4,842	2.5%
Homes Built 2010 to 2019		1,793	9.0%	3,350	8.0%	16,053	8.4%
Homes Built 2000 to 2009		2,086	10.5%	6,384	15.3%	23,264	12.2%
Homes Built 1990 to 1999		3,426	17.2%	7,930	19.0%	31,388	16.5%
Homes Built 1980 to 1989		3,146	15.8%	6,301	15.1%	26,736	14.1%
Homes Built 1970 to 1979		1,615	8.1%	4,269	10.2%	22,938	12.1%
Homes Built 1960 to 1969		5,524	27.8%	8,638	20.7%	30,981	16.3%
Homes Built 1950 to 1959		613	3.1%	1,232	3.0%	14,025	7.4%
Homes Built 1940 to 1949		209	1.1%	402	1.0%	6,173	3.2%
Homes Built Before 1939		293	1.5%	734	1.8%	5,720	3.0%
Median Age of Homes		41.2	yrs	39.1	yrs	42.0	yrs
Home Values (2025)							
Owner Specified Housing Units		15,265		34,235		129,478	
Home Values \$1,000,000 or More		197	1.3%	804	2.3%	3,289	2.5%
Home Values \$750,000 to \$999,999		1,276	8.4%	3,257	9.5%	9,458	7.3%
Home Values \$500,000 to \$749,999		4,355	28.5%	11,889	34.7%	35,383	27.3%
Home Values \$400,000 to \$499,999		4,187	27.4%	8,817	25.8%	28,767	22.2%
Home Values \$300,000 to \$399,999		3,431	22.5%	5,779	16.9%	28,502	22.0%
Home Values \$250,000 to \$299,999		681	4.5%	1,236	3.6%	7,349	5.7%
Home Values \$200,000 to \$249,999		418	2.7%	786	2.3%	5,596	4.3%
Home Values \$175,000 to \$199,999		39	0.3%	141	0.4%	1,395	1.1%
Home Values \$150,000 to \$174,999		72	0.5%	108	0.3%	964	0.7%
Home Values \$125,000 to \$149,999		100	0.7%	128	0.4%	611	0.5%
Home Values \$100,000 to \$124,999		73	0.5%	137	0.4%	1,732	1.3%
Home Values \$90,000 to \$99,999		8	-	29	-	325	0.3%
Home Values \$80,000 to \$89,999		9	-	21	-	272	0.2%
Home Values \$70,000 to \$79,999		4	-	13	-	134	0.1%
Home Values \$60,000 to \$69,999		19	0.1%	234	0.7%	992	0.8%
Home Values \$50,000 to \$59,999		8	-	36	0.1%	311	0.2%
Home Values \$35,000 to \$49,999		155	1.0%	322	0.9%	1,567	1.2%
Home Values \$25,000 to \$34,999		26	0.2%	76	0.2%	670	0.5%
Home Values \$10,000 to \$24,999		35	0.2%	90	0.3%	478	0.4%
Home Values Under \$10,000		173	1.1%	331	1.0%	1,683	1.3%
Owner-Occupied Median Home Value		\$482,513		\$509,692		\$460,773	
Renter-Occupied Median Rent		\$1,794		\$1,837		\$1,701	