

FOR SUBLEASE

4606 Appliance Drive

Belcamp, MD 21017



**CUSHMAN &
WAKEFIELD**

66,000 SF Available

Sublease Term Through November 30, 2032

**CLASS A
WAREHOUSE SPACE**

PROPERTY FEATURES



66,000 SF

AVAILABLE

2,000 SF

BUILD TO SUIT OFFICE

11

LOADING DOCKS

1

DRIVE-INS

36'

CLEAR

31

(27 Regular/4 Handicap)

AUTO PARKING SPACES

19

TRAILER DROPS

ESFR

SPRINKLER SYSTEM

400 AMPS

277/480v

180'

TRUCK COURT

54' w X 47'6" d

WITH 60' SPEED BAYS

ZONING

GI – General Industrial

NEGOTIABLE

RENTAL RATE

\$1.50 PSF/YEAR

ESTIMATED OPERATING EXPENSES

November 30, 2032

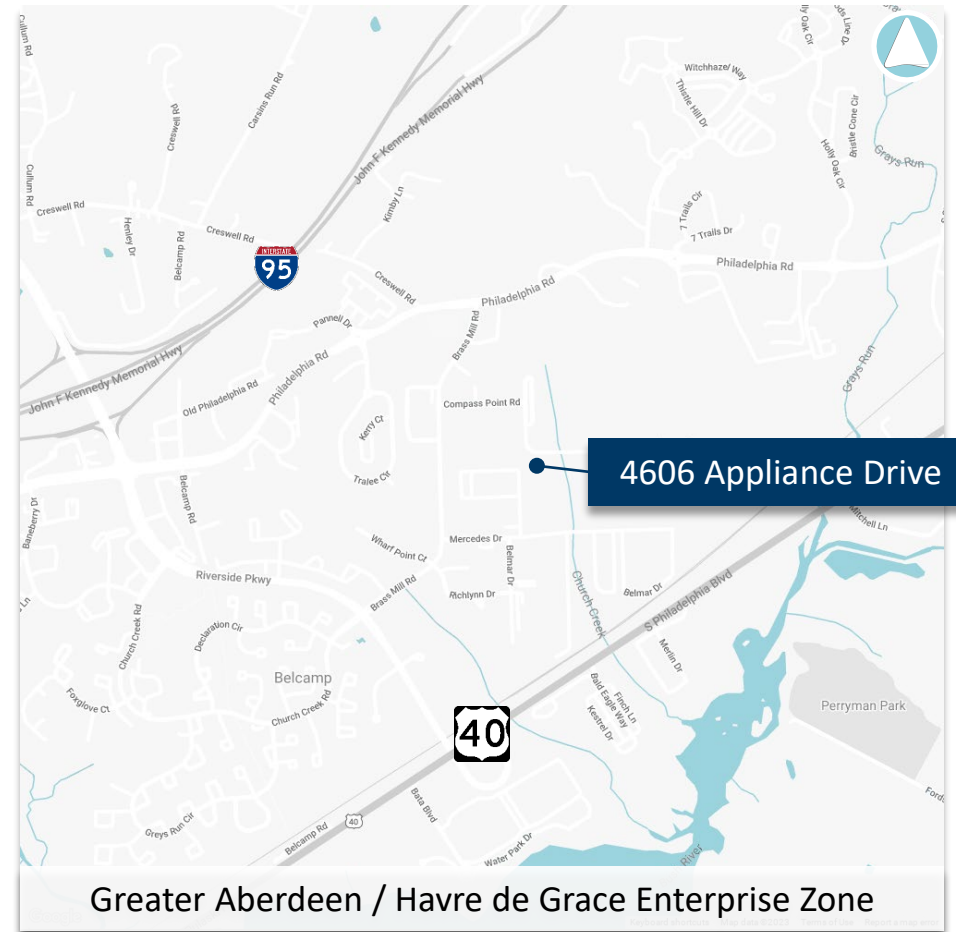
SUBLEASE TERM EXPIRES

FLEXIBLE SUBLEASE TERM AVAILABLE

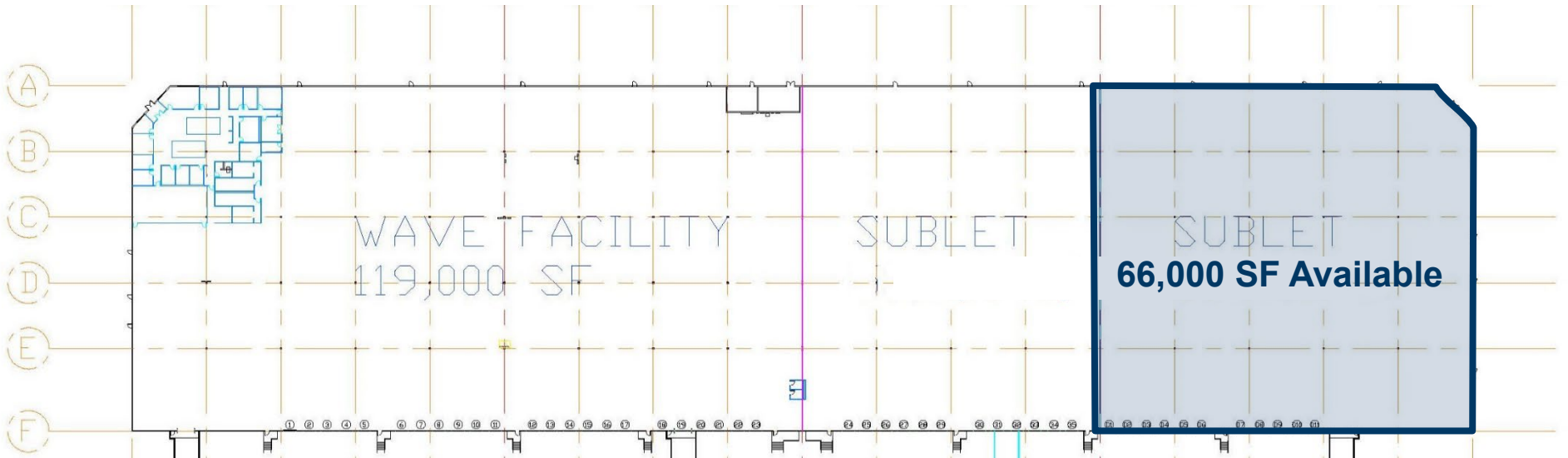
LOCATION MAP & SITE PLAN

TRAVEL DISTANCES

I-95/Exit 85:	3.9 Miles
I-95/Exit 80:	4.3 Miles
Baltimore	28 Miles
Port of Baltimore:	32 Miles
Philadelphia:	75 Miles
Washington, DC	75 Miles



Site Plan



PROPERTY AERIAL MAP



For More Information, Contact:

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