



# INDUSTRIAL/SERVICE BUILDING

9728 PULASKI HIGHWAY | MIDDLE RIVER, MARYLAND 21220

FOR  
**SALE/  
LEASE**



**MACKENZIE**

COMMERCIAL REAL ESTATE SERVICES, LLC

# PROPERTY OVERVIEW

## HIGHLIGHTS:

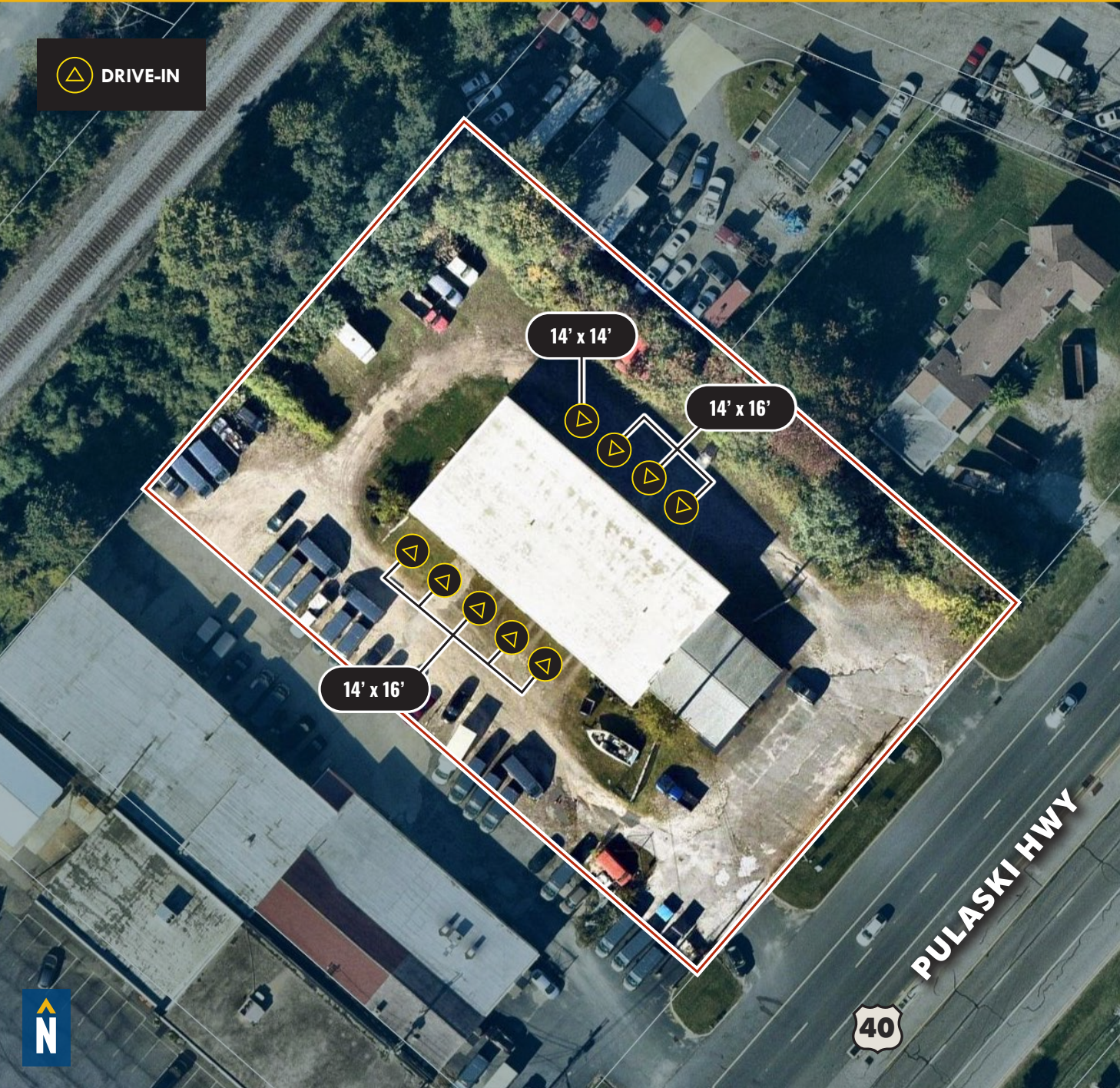
- 10,220 SF ± industrial building on 1.37 acres ±
- 200 feet ± frontage on Pulaski Highway/Rt. 40
- Nine (9) drive-in doors
- Fenced and gated lot
- Two (2) 2 curb cuts
- LED lighting
- Public utilities

BUILDING SIZE:	10,220 SF ±
LOT SIZE:	1.37 ACRES ±
CLEAR HEIGHT:	20' ±
LOADING:	9 DRIVE-INS
ZONING:	ML AS / ML IM (MANUFACTURING, LIGHT) [AUTOMOTIVE SERVICES OVERLAY] [INDUSTRIAL, MAJOR DISTRICT]
RENTAL RATE:	NEGOTIABLE
SALE PRICE:	NEGOTIABLE



# AERIAL

 DRIVE-IN



# LOCAL BIRDSEYE



Lowe's

CARMAX

FedEx

Robinson's Dairy

Self Storage One

CES CITY ELECTRIC SUPPLY

40

DOLLA

BURGER KING

THE HOME DEPOT

COSTCO WHOLESALE

Pepp Days

ExtraSpace Storage

AP FORD AL PACKERS WHITE MARSH FORD

CARMAX AUCTIONS

PULASKI HWY

40

BAD LAB APPAREL





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