

RETAIL FOR LEASE 1130 LIGHT STREET

Baltimore, MD 21230

Available: 2,200 SF



RETAIL SPACE

AVAILABLE SF: 2,200 SF

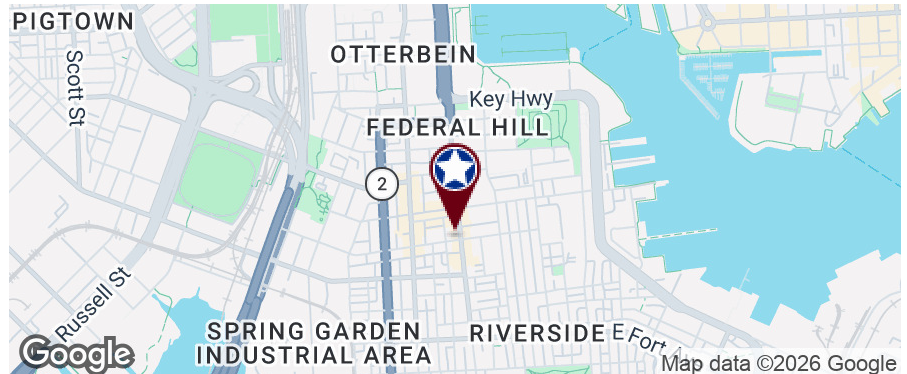
MONTHLY RENT: \$4,200.00 SF/month (Gross)

PROPERTY INFORMATION

COUNTY: Baltimore City

BUILDING DATA

TOTAL BUILDING SF: 6,600 SF



PROPERTY OVERVIEW

2200 square feet of high visibility ground floor corner retail! Available as soon as May 1, 2026, this space is in excellent condition with wooden floors and great windows! Includes a nearly 2,000 sf basement. One block south of Cross Street in the heart of Federal Hill.

Existing tenant is retiring. Beautiful dry retail space suitable for a variety of retail or service businesses. Landlord is also open to certain food uses. The space shows beautifully! Six apartments above that are under renovation.

Glenn Ulick
Senior V.P.
410.303.5632
gulick@lee-associates.com

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

RETAIL FOR LEASE
1130 LIGHT STREET

Baltimore, MD 21230

Available: 2,200 SF



Glenn Ulick
Senior V.P.
410.303.5632
gulick@lee-associates.com

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

RETAIL FOR LEASE
1130 LIGHT STREET

Baltimore, MD 21230

Available: 2,200 SF



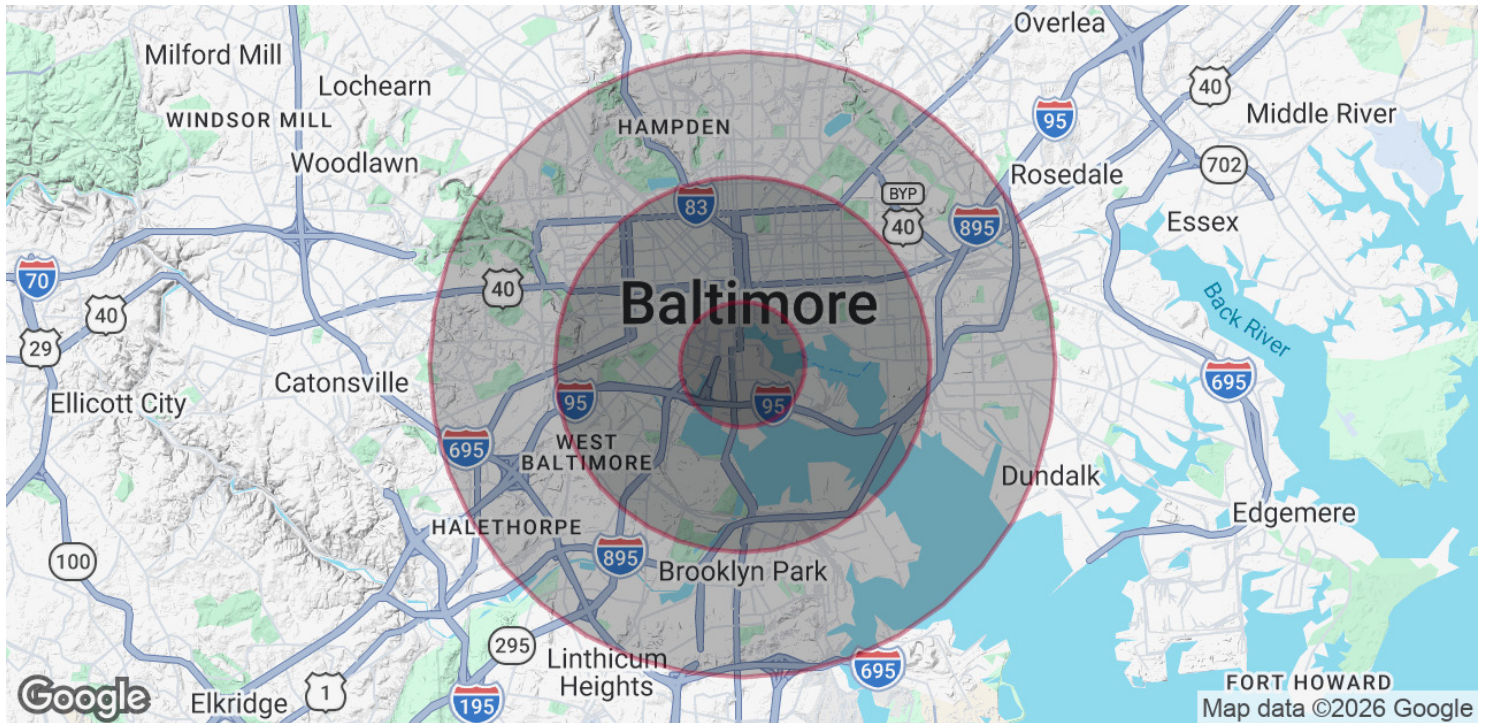
Glenn Ulick
Senior V.P.
410.303.5632
gulick@lee-associates.com

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

RETAIL FOR LEASE 1130 LIGHT STREET

Baltimore, MD 21230

Available: 2,200 SF



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	24,945	208,741	458,091
Average Age	36.1	36.1	37.1
Average Age (Male)	34.5	34.7	35.4
Average Age (Female)	36.7	37.1	38.6

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	14,318	99,005	202,505
# of Persons per HH	1.7	2.1	2.3
Average HH Income	\$139,327	\$89,333	\$84,721
Average House Value	\$412,890	\$274,831	\$244,549

2023 American Community Survey (ACS)

Glenn Ulick
Senior V.P.
410.303.5632
gulick@lee-associates.com

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.