

**FOR SALE | TWO-STORY
BUILDING**



6501 YORK RD, TOWSON, MD 21212

LONG & FOSTER®

(410) 583-9400 | www.longandfoster.com

For additional information, or to schedule a tour:



Laura Rosen

□ (443) 865-5356

✉ LauraRosen@LNF.com



Property: 2 Story office building with finished ground level.
Building Size: 3,900 ± square feet.
Location: Highly visible, with easy access to central Towson and variety of retail amenities.
Parking: ±10 Surface Spaces (Private lot resurfaced in 2025)
Lot: Corner Lot 0.43 Acres
Zoning: RO (Residential/ Office)
Utilities: Public water and sewer. Natural gas/heat
Electric: Central air conditioning
Features: Competely finished offices, all offices have windows, conference room, kitchen.
Signage: Front of building facing York Rd.
Storage: 250 square feet.

Property Highlights:

- Corner lot directly on York Rd.
- New CAT-5 wiring to all workstations.
- Minutes from downtown Towson.
- Exterior recently painted.
- Interior significantly refinished.
- Outdoor accessible storage room.
- New Roof in 2025.
- Separate HVAC per level.
- Bathrooms on two of three levels.
- Kitchenette on two of three levels.
- Front of the office metered parking and free side street parking.
- Custom confrence room AV system.
- Building wide background music system to remain.
- Walkable shopping, grocery, banking, fuel/gas, restaurants, and TU



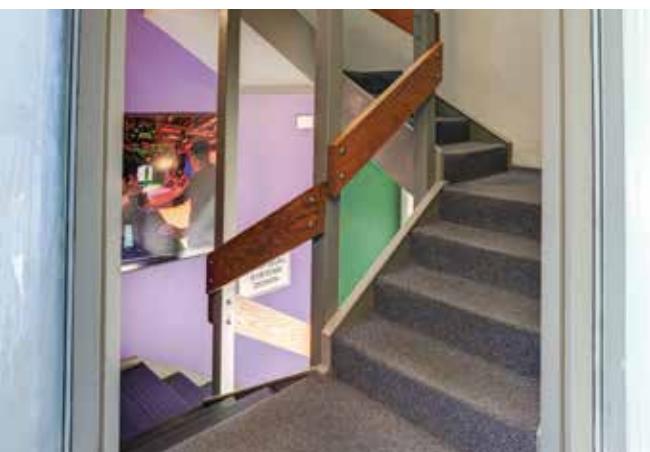
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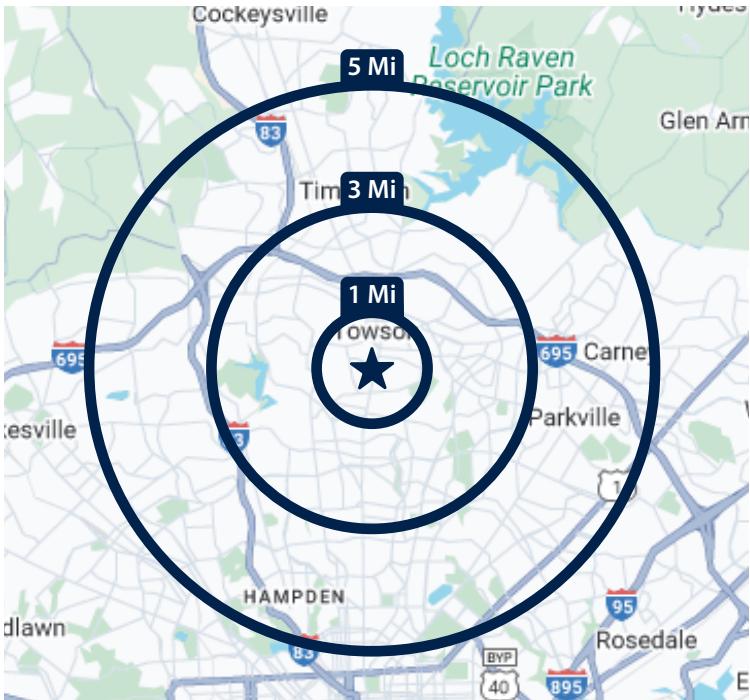
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Images

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2024 Demographics

	1 Mile	3 Miles	5 Miles
Population	24,597	172,059	447,818
Households	6,231	36,957	99,376
Avg HH Income	\$163,738	\$123,137	\$106,849
Median HH Income	\$108,806	\$78,882	\$68,111
Daytime Population	17,818	175,048	429,403
Workers	7,390	92,041	205,136
Residents	10,428	83,007	224,267
Traffic Count	19,711 AADT	<i>Baltimore City Line to Stevenson Ln</i>	

Nearby Businesses:





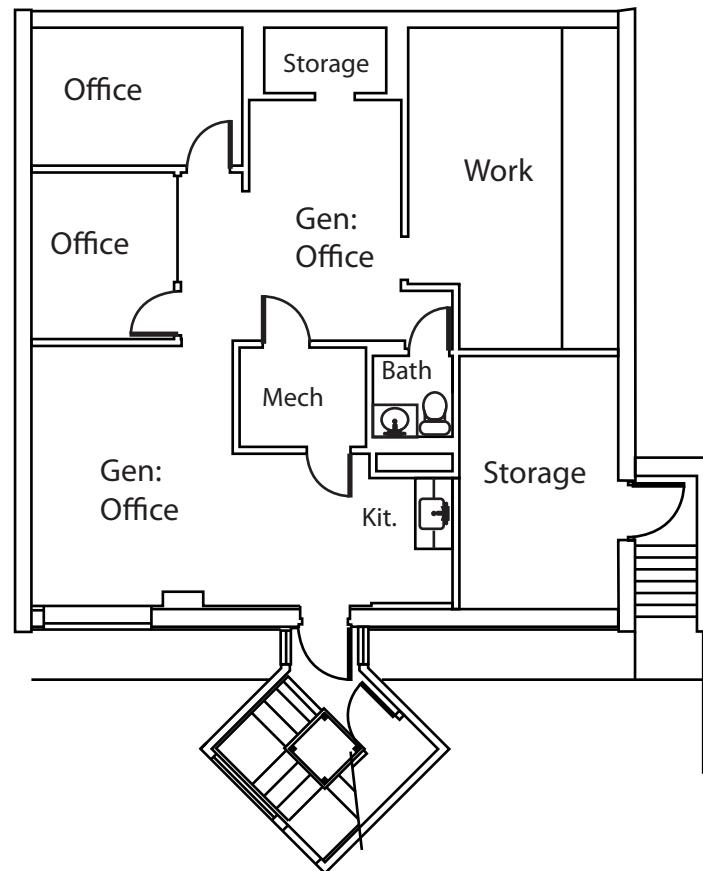
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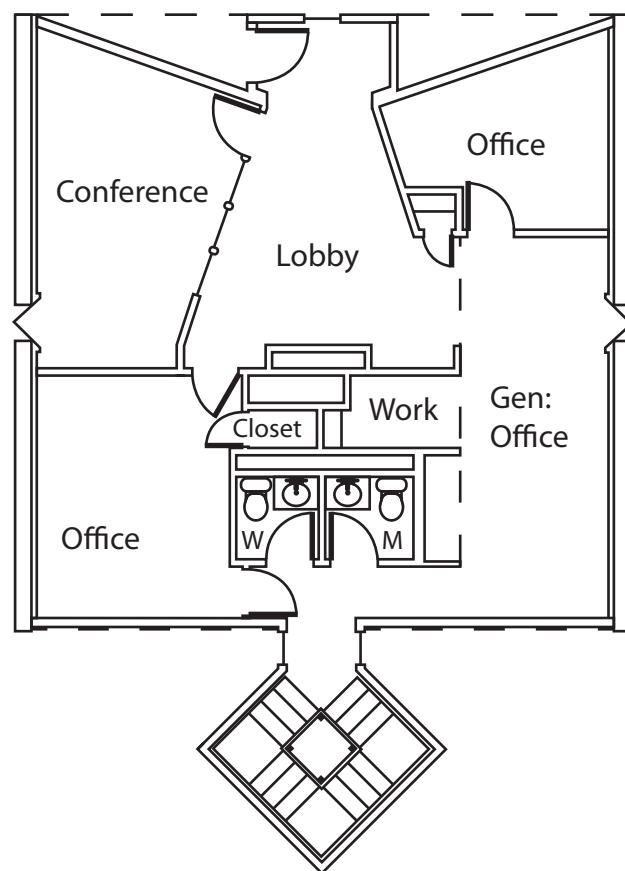
Area Map

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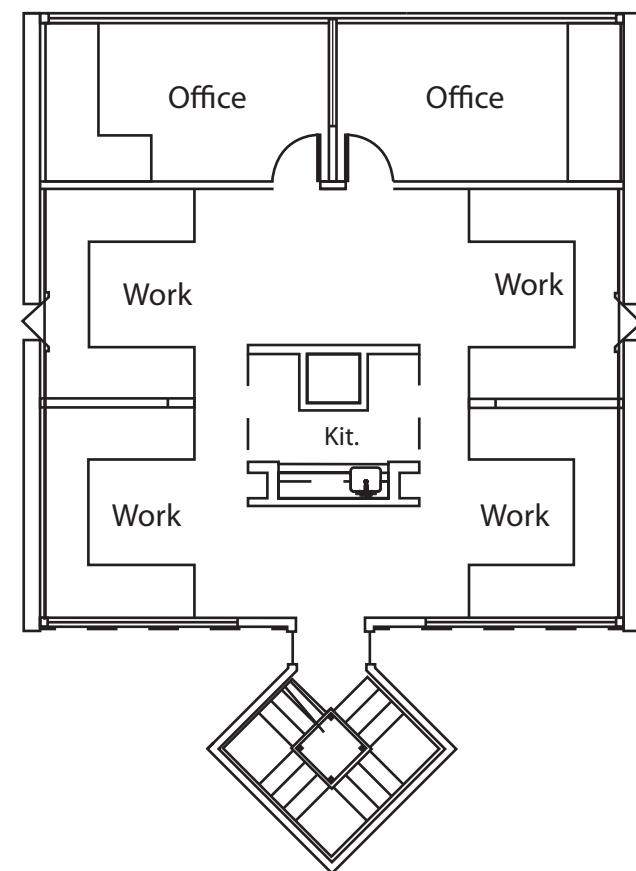
Floor 1



Floor 2



Floor 3



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Floor Plans

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