2775 WILKENS AVENUE

BALTIMORE, MD 21223

FLEX / INDUSTRIAL

FOR LEASE

15,010 sf - 37,828 sf

AVAILABLE

Note:

Area: 37,828 sf Divisible to: 15.010 sf

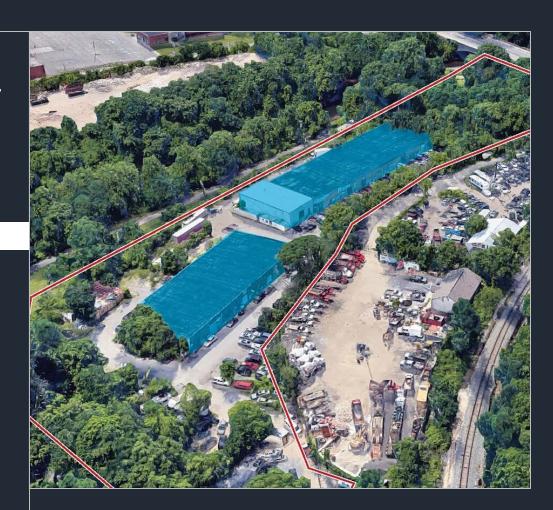
Rental Rate: By request

Services: NNN

Term: 5-10 years
Possession: Immediate

Ownership to provide Tenant Improvement allowance

3.98 acres



PROPERTY SUMMARY

Buildings: 2

Land Area:

Building 1: 22,818 sf Building 2: 15,010 sf Total area: 37,828 sf

Zoning: I-1
Drive-ins: 12 tot
Docks: 1 ext.
Clear Height: 12'

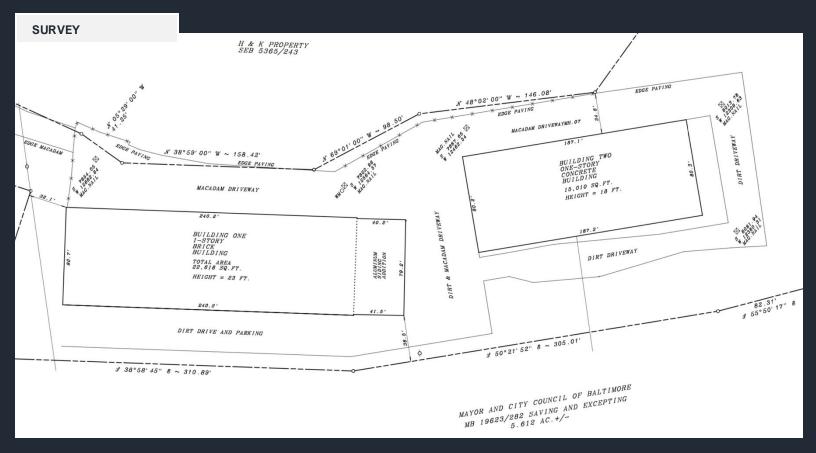
HIGHLIGHTS

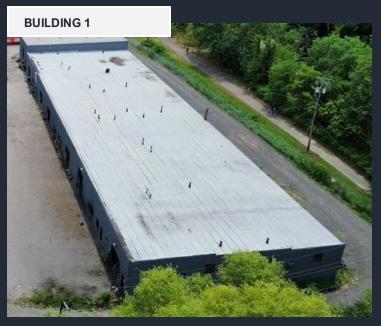
- Single tenancy opportunity for businesses seeking large-scale operations
- Extended loading dock and 12 drive-ins
- Multiple building configurations and space sizes
- · Ample space for storage, production, or distribution activities
- Competitive location
- · Strong labor force

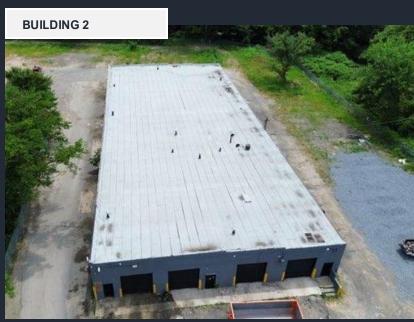


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