



FOR SUBLEASE

Industrial Warehouse and/or Trailer Yard Available for Sublease

1365 Sparrows Point Boulevard, Baltimore, MD 21219



YARD PROFILE

300,000-350,000 SF

Flexible Warehouse SF Available

Up to 2 Years

Term

Negotiable

Rental Rate

+500 SF

Trailer Stalls for Sublease

+43

Flexible Dock High Doors

36'

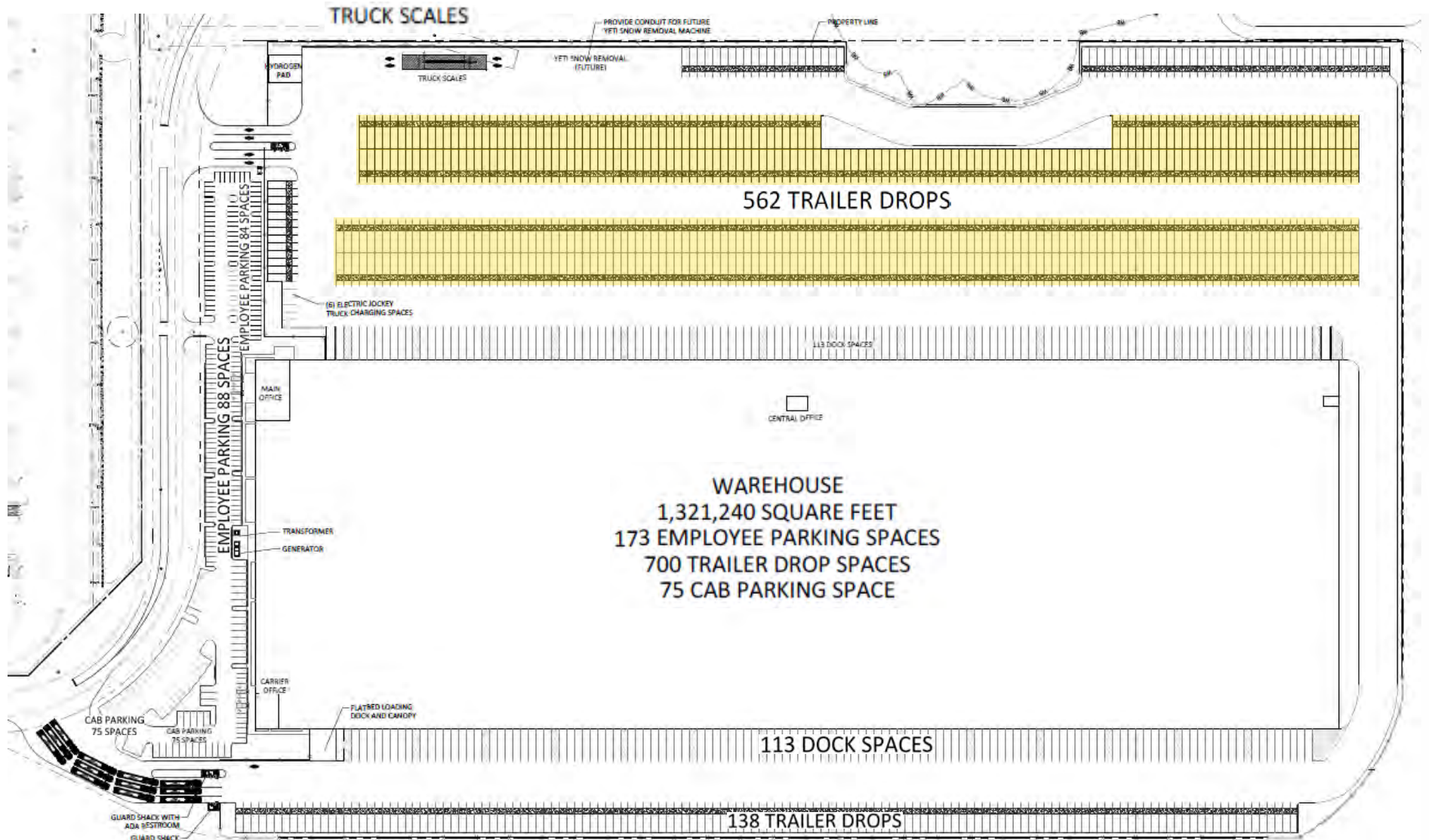
Clear Height

KEY HIGHLIGHTS

- Flexible size and location available for sublease, with or without office areas
- Total Building Size: 1,321,240 SF
- Submarket: Baltimore County East
- Automotive Stalls: Abundant stalls available
- Trailer Court Depth: 190' with 70' - 75' drive aisles
- Paving Type: Striped, heavy pavement
- Fenced: Swing-and-arm gate with guard shack
- Security: Extensive cameras and lighting
- Expandability: Trailer stalls may be combined with nearby building's parking for a total of ±900 trailer stalls

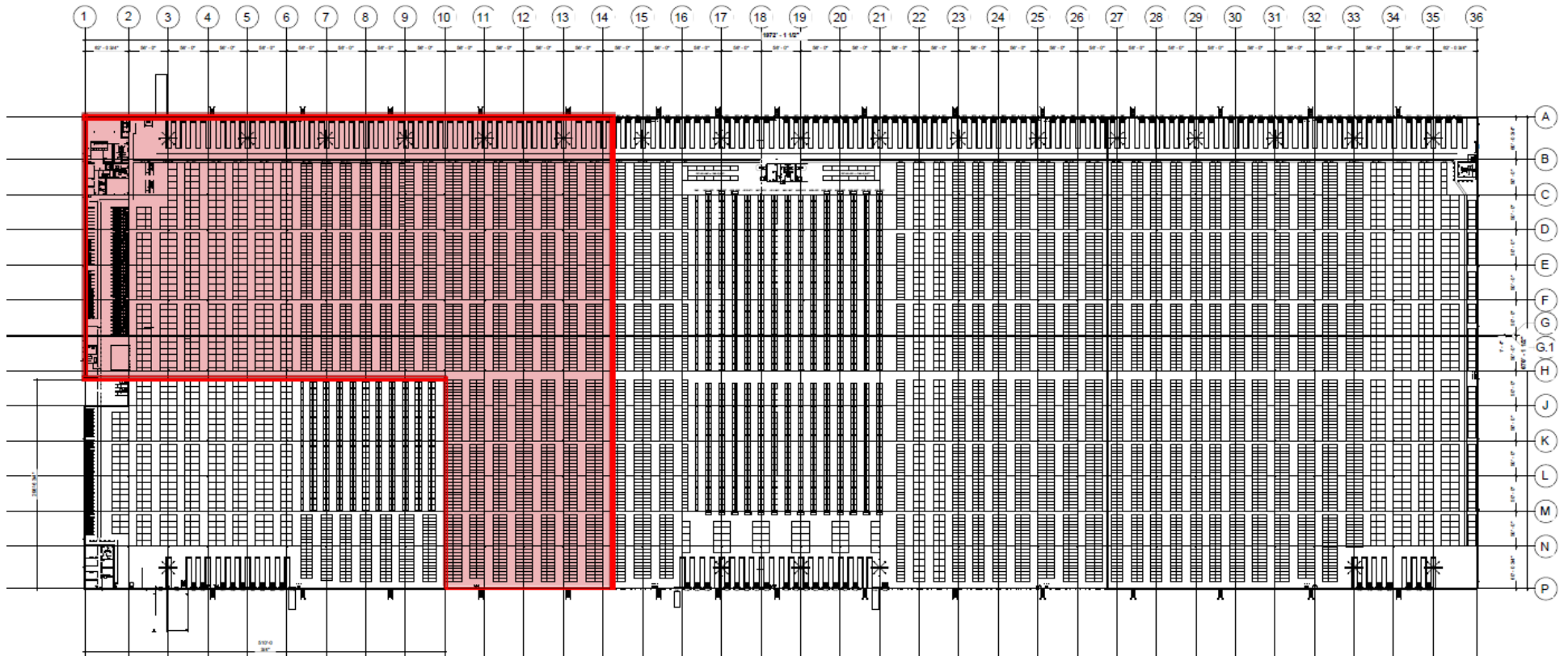
PARTIAL YARD

Up to 500 Trailer stalls available with flexible automotive parking



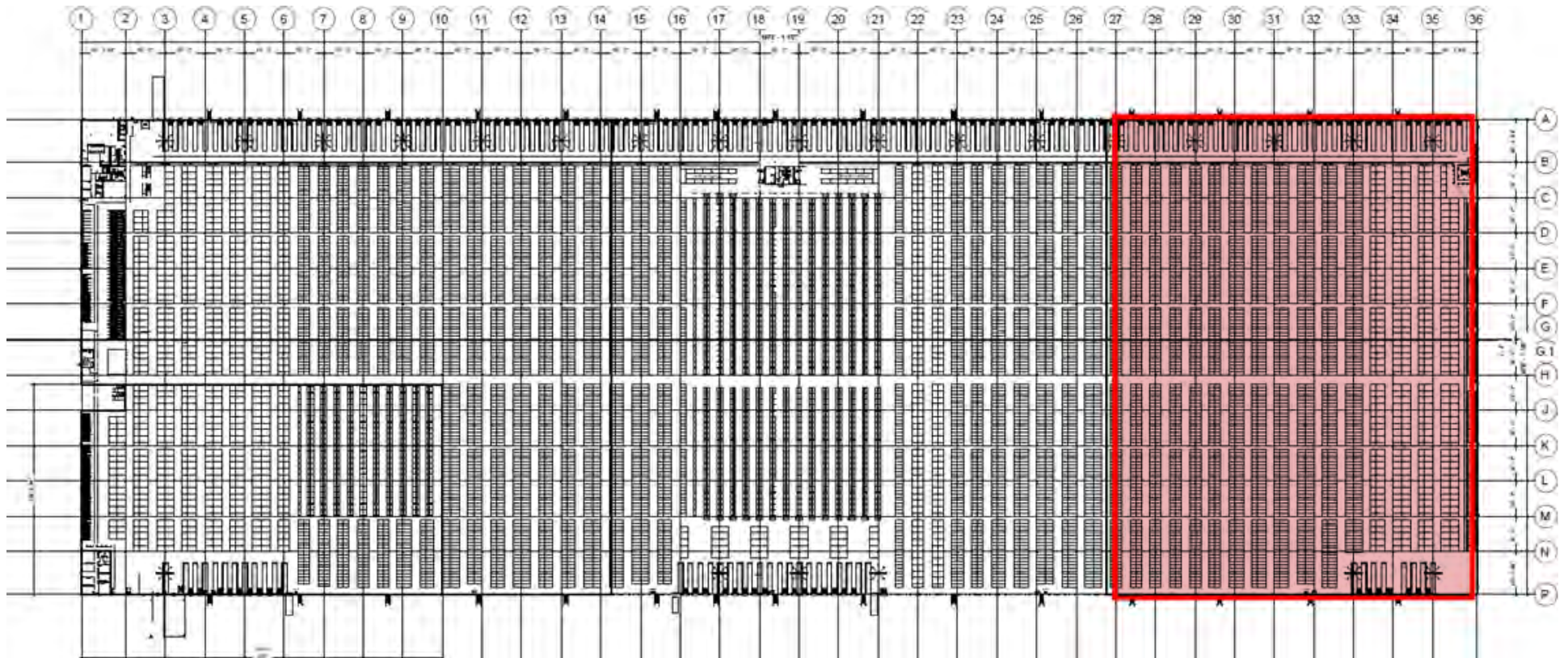
OPTION 1 - PARTIAL BUILDING

350,000 SF with office and restrooms available



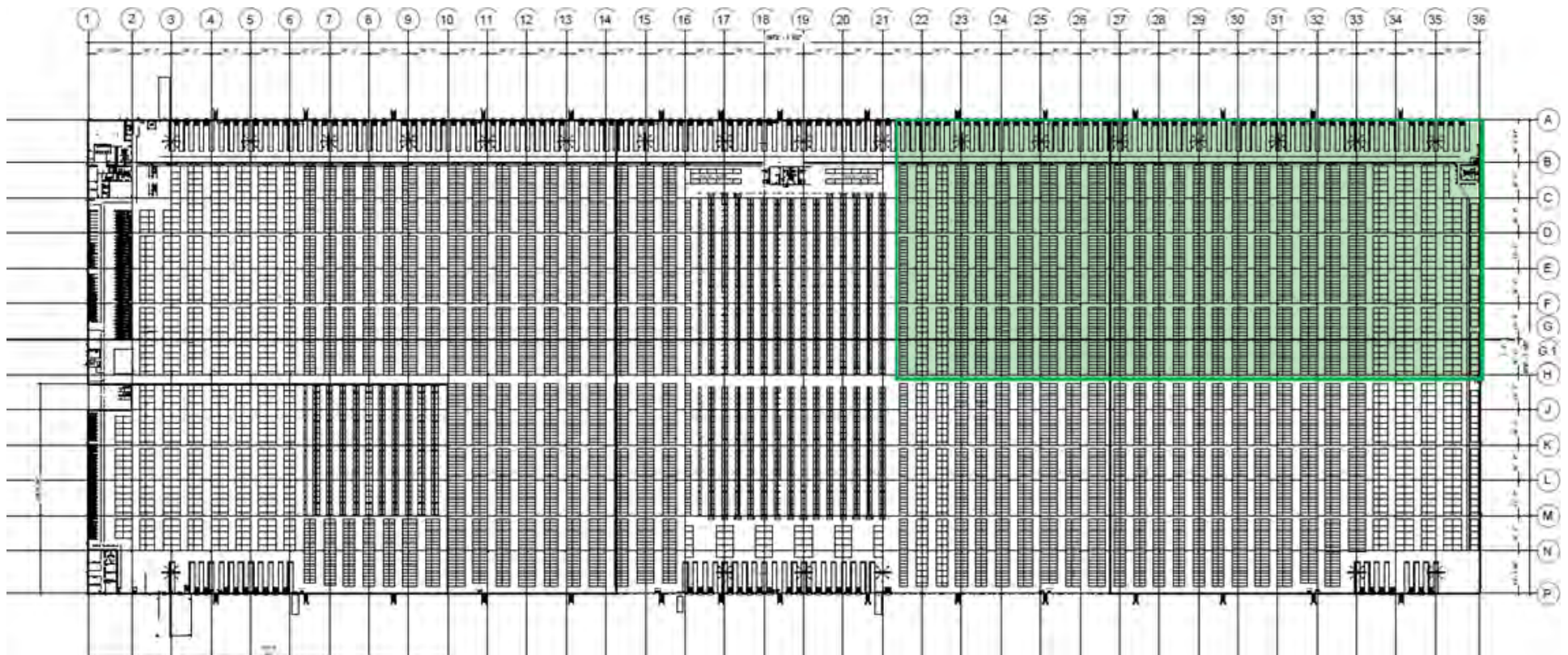
OPTION 2 - PARTIAL BUILDING

350,000 SF with restrooms available



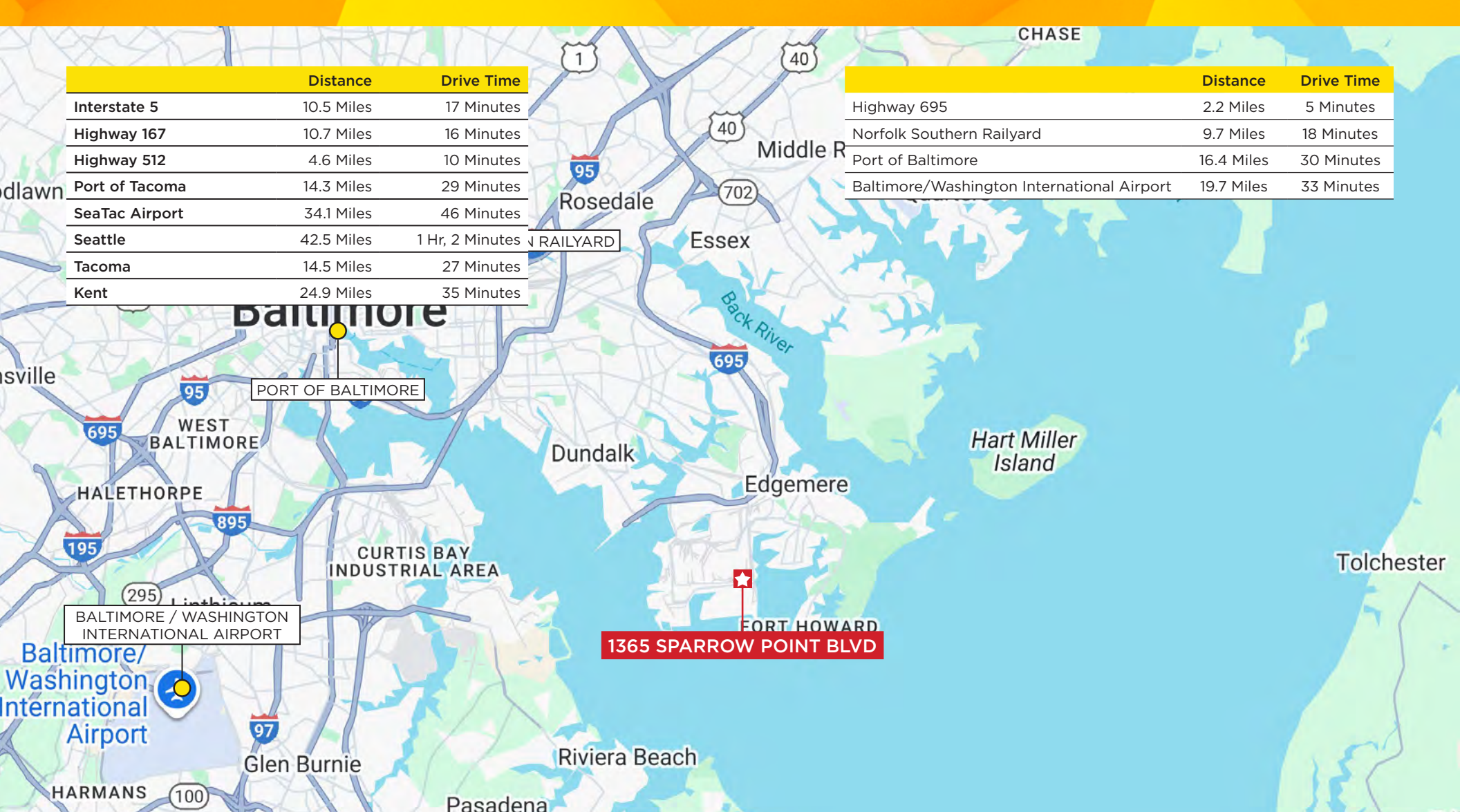
OPTION 3 - PARTIAL BUILDING

300,000 SF with restrooms available









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