

PROPERTY OVERVIEW

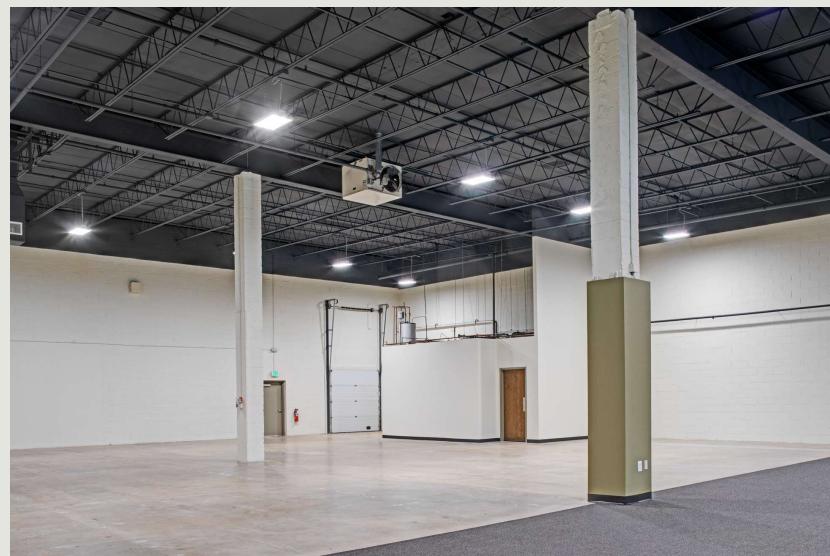
STONERIDGE

10942 BEAVER DAM ROAD, HUNT VALLEY, MD 21030



Building Information

- Quick access to I-83, I-695 and the York Road corridor
- 50,600 SF light industrial building
- One-story block and brick construction with steel trim
- 20' clear ceiling height
- 12 docks
- Comcast service available
- 120/208, 3-phase, 4-wire service
- Gas heat/public utilities
- Sprinklered
- Baltimore County, ML-1M zoning: offices, high-tech, light manufacturing



Surrounding Amenities

- Bagel Works
- Burger King
- Carrabba's Italian Grill
- Chick-fil-A
- Chipotle
- Coal Fire Pizza
- Courtyard by Marriott
- DSW
- Dunkin' Donuts
- Embassy Suites by Hilton
- Giant
- Grabbagreen Food + Juice
- Green Leaf
- Holiday Inn Express
- HomeGoods
- Hunt Valley Towne Center
- Iron Rooster
- Light Rail - Hunt Valley
- M&T Bank
- Marshalls
- McDonald's
- Nalley Fresh Hunt Valley
- Noodles and Company
- Outback Steakhouse
- Panera Bread
- Peet's Coffee
- Residence Inn
- Royal Farms
- Starbucks
- Subway
- SunTrust Bank
- Texas Roadhouse
- The Greene Turtle
- ULTA Beauty

Site Plan

Stoneridge

10942 Beaver Dam Road

Light Industrial

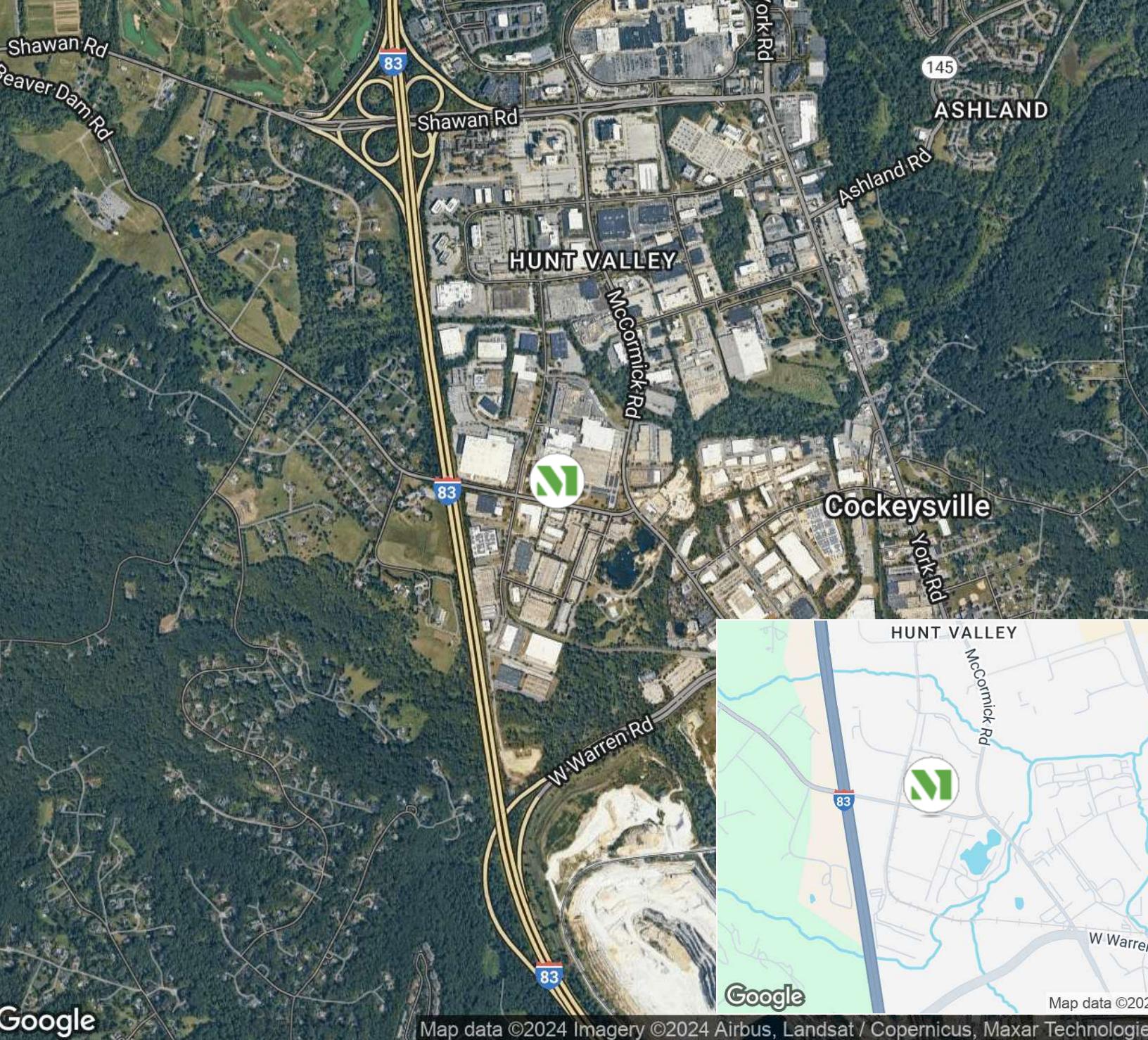
50,600 SF



"When we first came to the Maryland market, Merritt provided our CEO - on a handshake - a building for lease when no one else thought that we were worth it. We like the Merritt company, because they are people of their word."

LYNDA BAKER
SENIOR PROJECT MANAGEMENT SPECIALIST
FEDEX EXPRESS





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For additional information or to schedule a tour, contact:

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PROPERTIES