

# FOR LEASE

7845 OAKWOOD RD, GLEN BURNIE, MD 21061



Conveniently  
Located Medical  
Offices

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# HIGHLIGHTS

- Fully built out medical spaces
- Thriving MOB with a variety of specialty practices
- Near UMD Baltimore Washington Medical Center
- Easy access to Rt 100 and I-97
- Abundant parking
- Local Ownership and Property Management
- 5 Months True Free Rent requires Minimum 5 Year Term
- Potential for on-building signage \*requires anchor tenancy determined by ownership

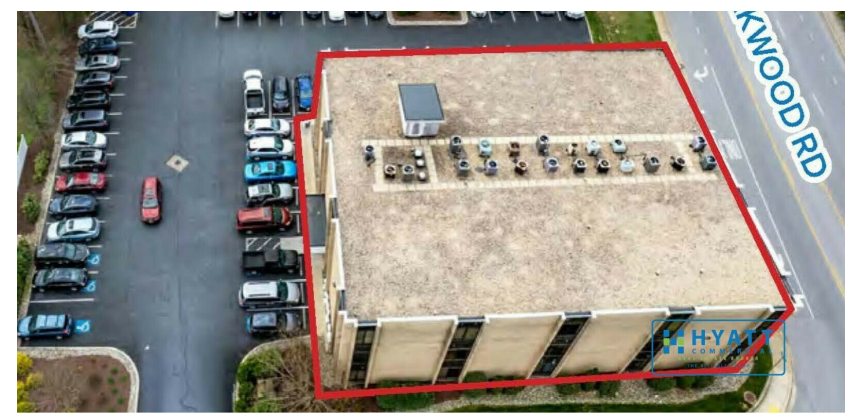
# OFFERING



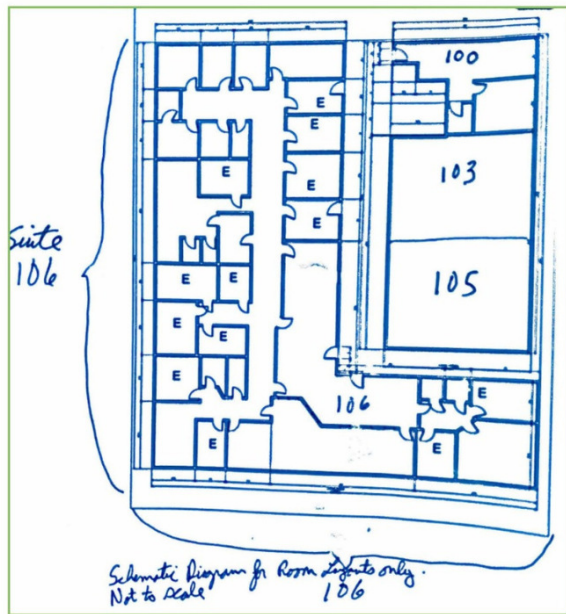
# FOR LEASE OFFICE SPACE

Building Size	27,000 SF
Total Lot Size	1.8 Acres

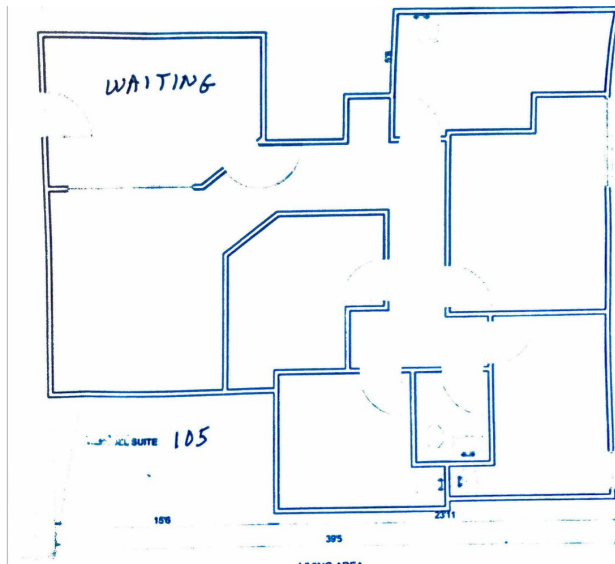
SPACES	SPACE SIZE
Suite 101	375 SF
Suite 105	753 SF
Suite 106	4,964 SF
Suite 202-204	2,399 SF
Suite 305	700 SF
Suite 307	889 SF



# FIRST FLOOR PLANS

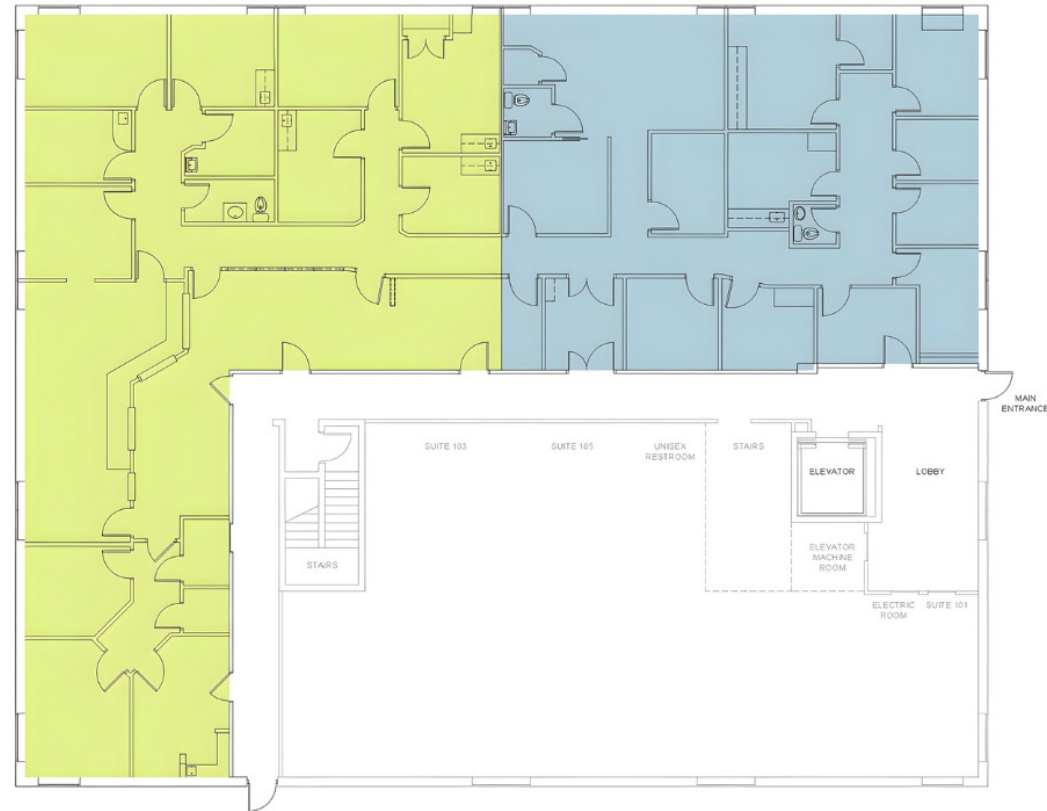


**Suite 100 & 106**  
(375 & 4,694 SF)

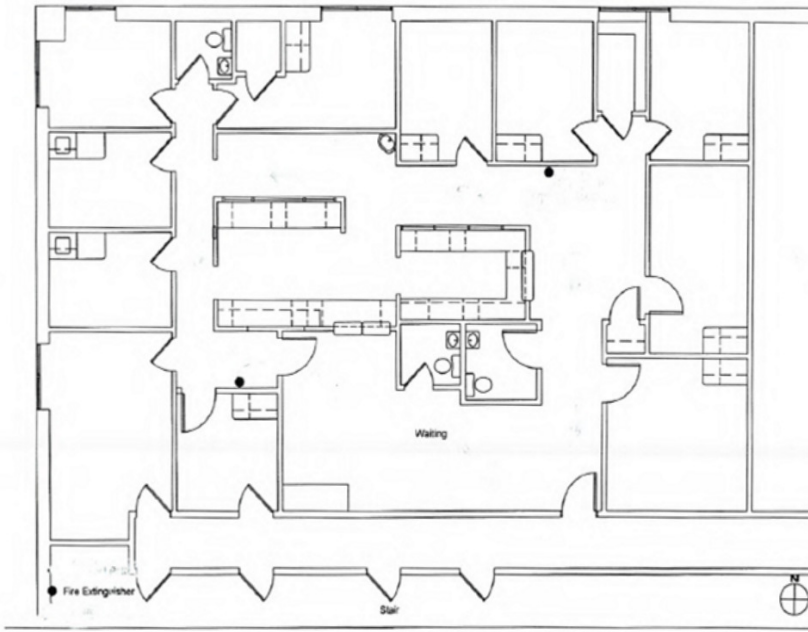


**105**  
(753 SF)

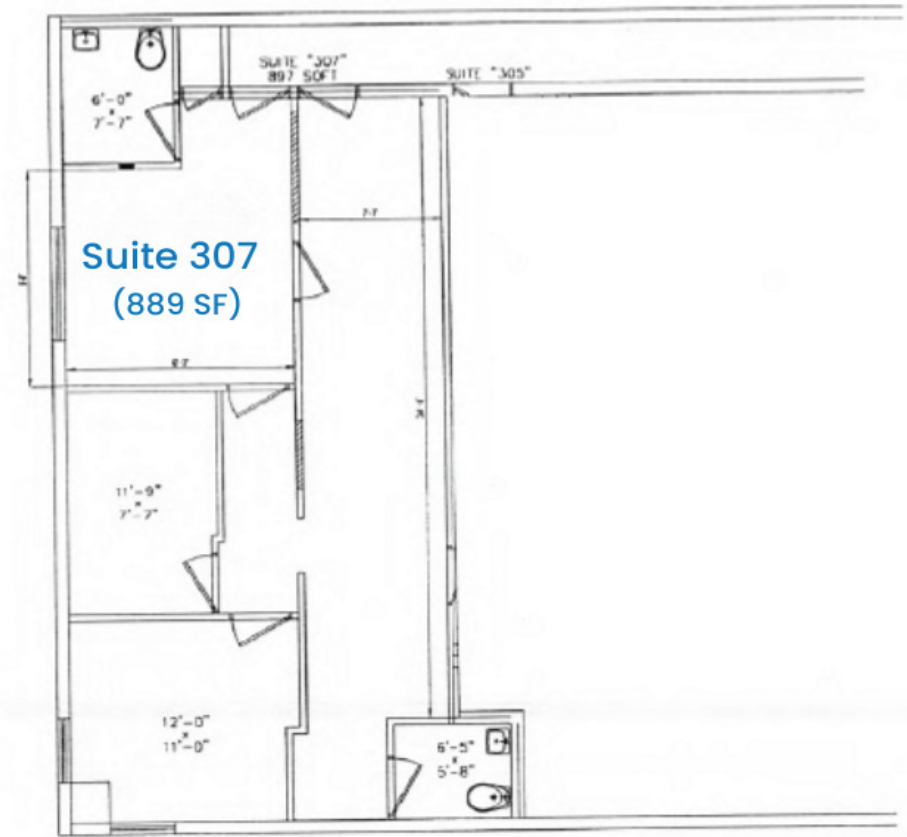
2,978 SQ.FT      **Suite 106 (4,964 SF)**      1,986 SQ.FT



# UPPER LEVEL FLOOR PLANS



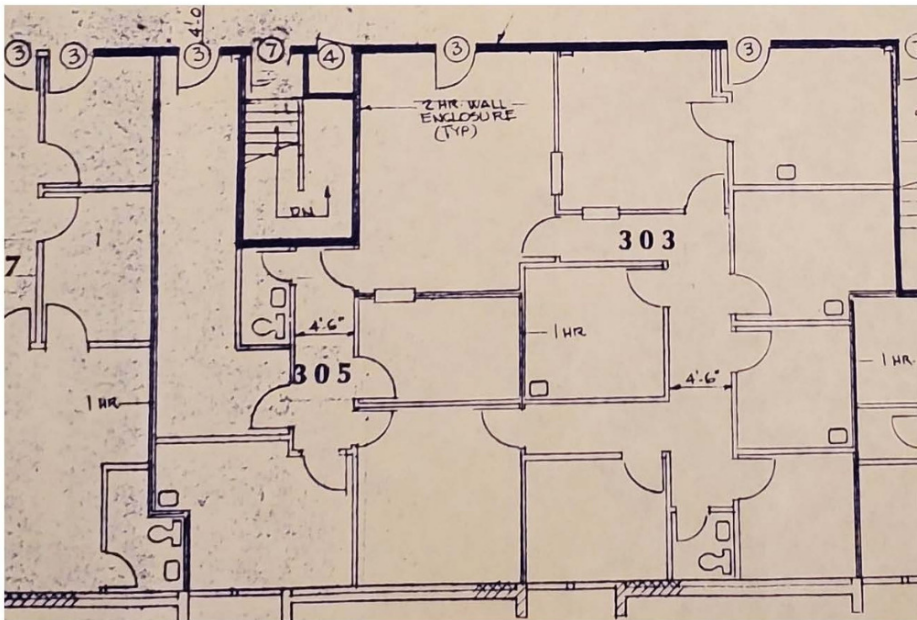
Suite 202 - 204  
(2,399 SF)



Suite 307  
(889 SF)

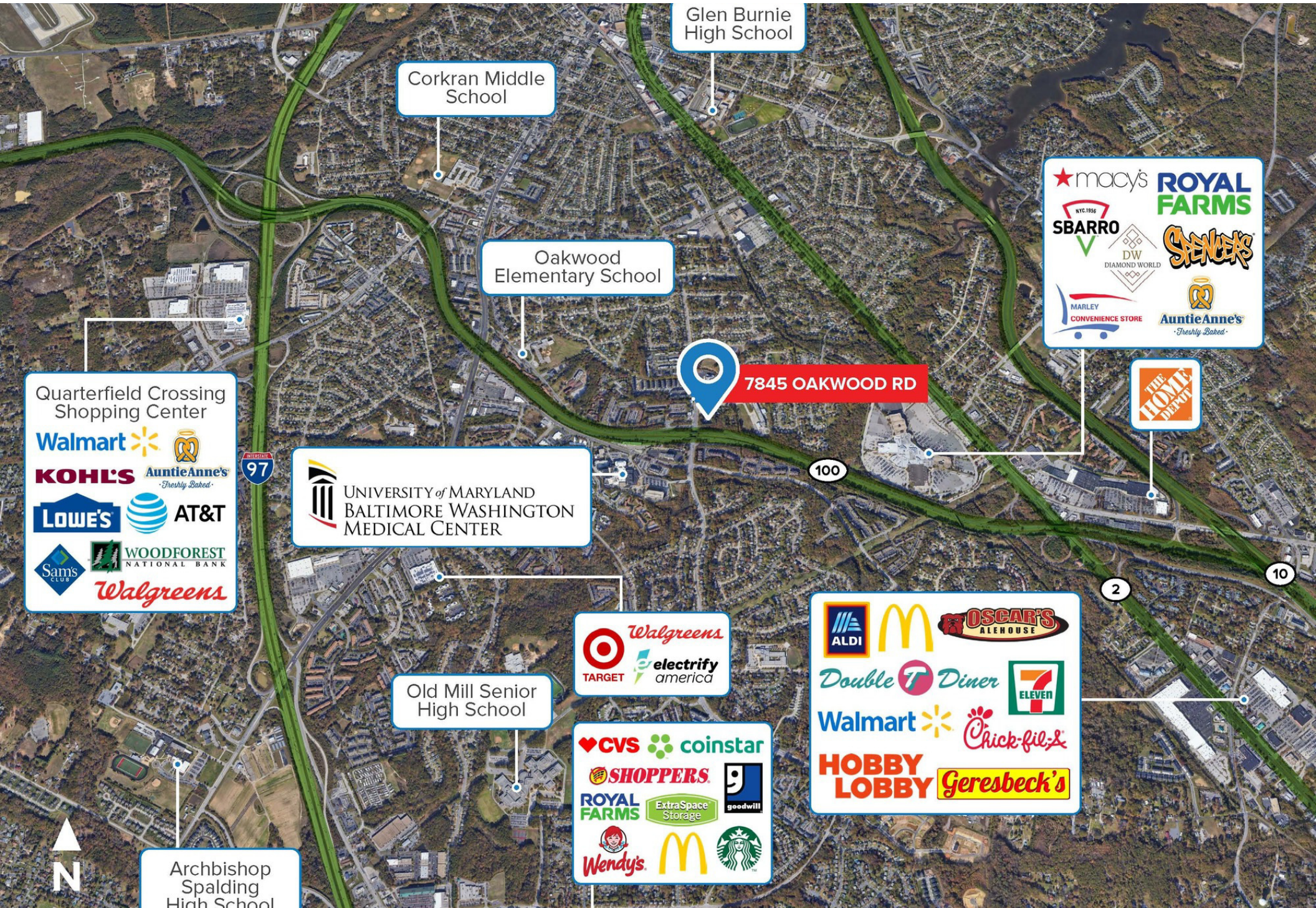
SUITE "307" EXISTING FLOOR PLAN  
SCALE: 3/8"=1'-0"

Suite 307



Suite 305  
(700 SF)

# RETAILER MAP



Glen Burnie High School

Corkran Middle School

Oakwood Elementary School

7845 OAKWOOD RD

- macy's
- ROYAL FARMS
- SBARRO NYC 1956
- DW DIAMOND WORLD
- STENCERS
- MARLEY CONVENIENCE STORE
- Auntie Anne's Freshly Baked

THE HOME DEPOT

Quarterfield Crossing Shopping Center

- Walmart
- Auntie Anne's Freshly Baked
- KOHL'S
- LOWE'S
- AT&T
- Sam's CLUB
- WOODFOREST NATIONAL BANK
- Walgreens

UNIVERSITY of MARYLAND BALTIMORE WASHINGTON MEDICAL CENTER

Old Mill Senior High School

- Walgreens
- TARGET
- electrify america

- ALDI
- McDonald's
- OSCAR'S ALEHOUSE
- Double T Diner
- 7 ELEVEN
- Walmart
- Chick-fil-A
- HOBBY LOBBY
- Geresbeck's

- CVS
- coinstar
- SHOPPERS
- ROYAL FARMS
- ExtraSpace Storage
- goodwill
- Wendy's
- McDonald's
- Starbucks

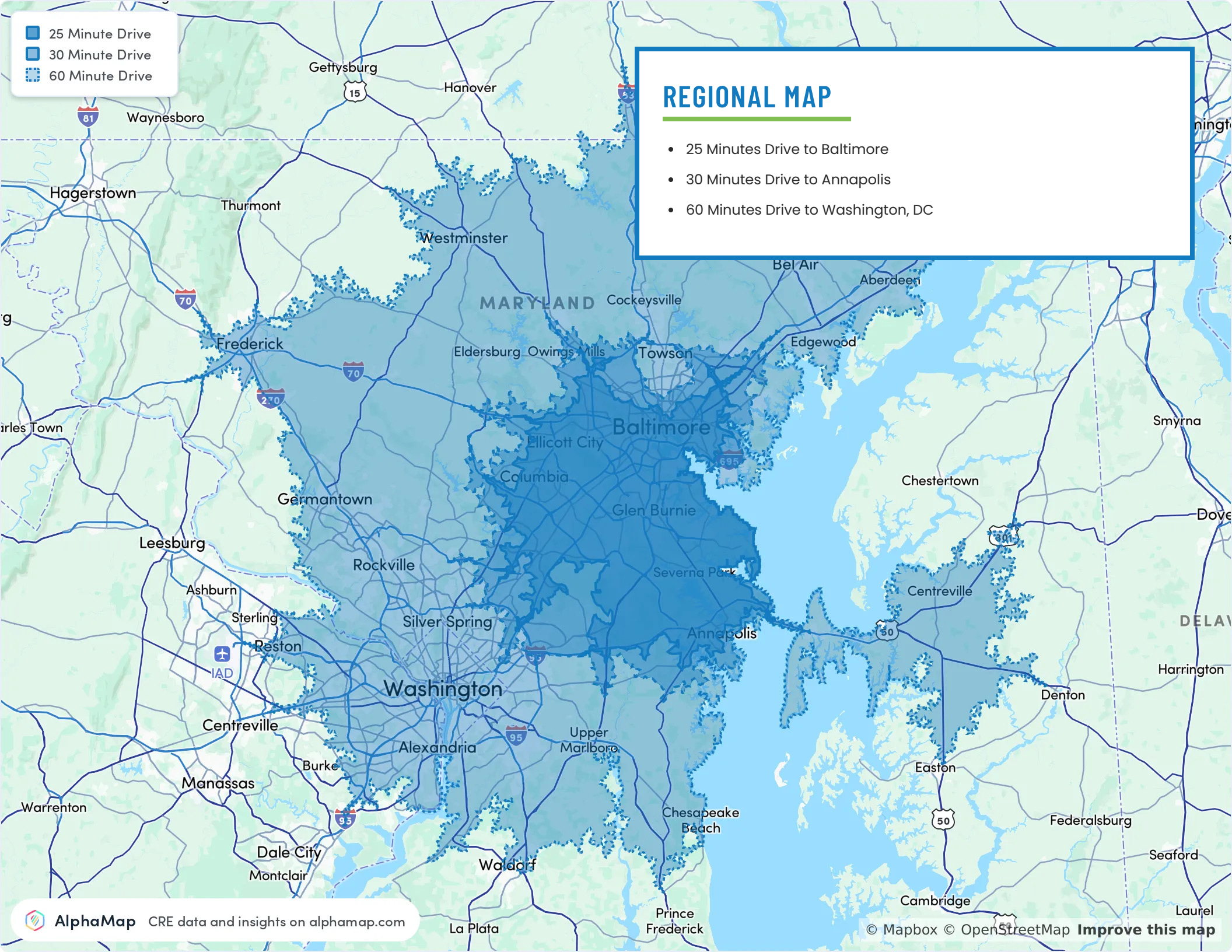
Archbishop Spalding High School



- 25 Minute Drive
- 30 Minute Drive
- 60 Minute Drive

## REGIONAL MAP

- 25 Minutes Drive to Baltimore
- 30 Minutes Drive to Annapolis
- 60 Minutes Drive to Washington, DC



# DEMOGRAPHICS



## 2025 SUMMARY

	1 MILE	3 MILES	5 MILES
Population	19,179	91,219	200,701
Households	7,581	34,736	73,430
Average Household Size	2.5	2.6	2.7
Average Age	39	40	39
Average Household Income	\$107,977	\$125,567	\$137,747



200,701

Population



2.7

Average HH Size



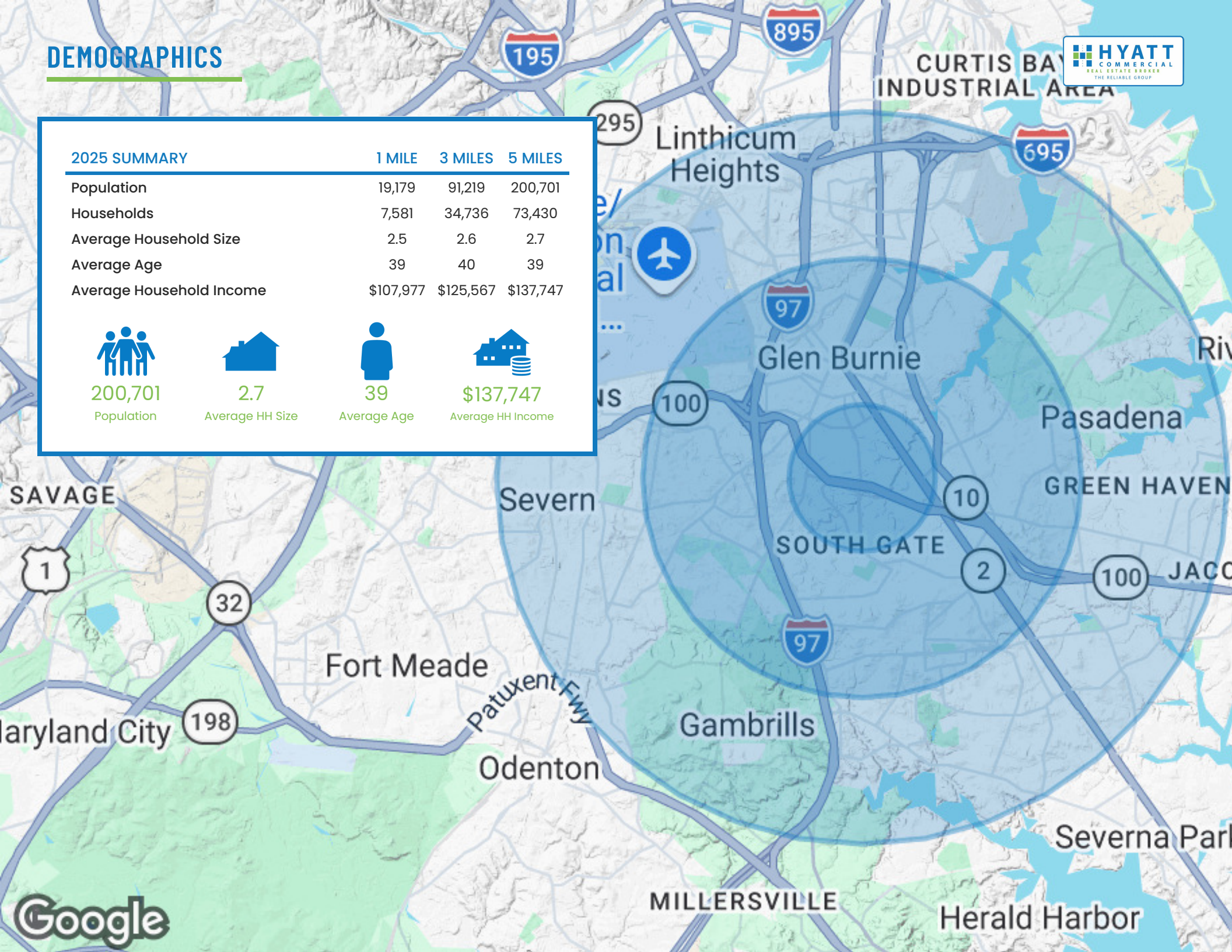
39

Average Age



\$137,747

Average HH Income





# CONTACT

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