



## 5014 Curtis Ave

5014 Curtis Ave, Curtis Bay, MD 21226

**BERKSHIRE  
HATHAWAY**  
HOMESERVICES

**HOMESALE  
REALTY**



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# 5014 Curtis Ave

\$23.28 /SF/YR

## COMMERCIAL SPACE for lease

Flex Space for lease and ready for tenancy by March 2025! Currently under construction with blank canvas ready for tenant's finishing touches.

Option to lease the entire space for \$3,100 or choose to divide and rent either the front or rear. Front space can be leased separately at \$1250/mo. with 600 sq. ft. Potential office space, barber shop, boutique, etc. Rear space can be leased for \$1850/mo. with 1,000 sq. ft. and be used for cafe, prep space, etc.

Amenities in the newly renovated space include security camera on the exterior and updated exterior lighting, ductless system, and WATER INCLUDED! Plenty of street parking and minutes from all major highways and routes!

- Street Parking
- Easy Commute to Baltimore
- Easy Commute to Anne Arundel County
- New Interior and Exterior Lighting

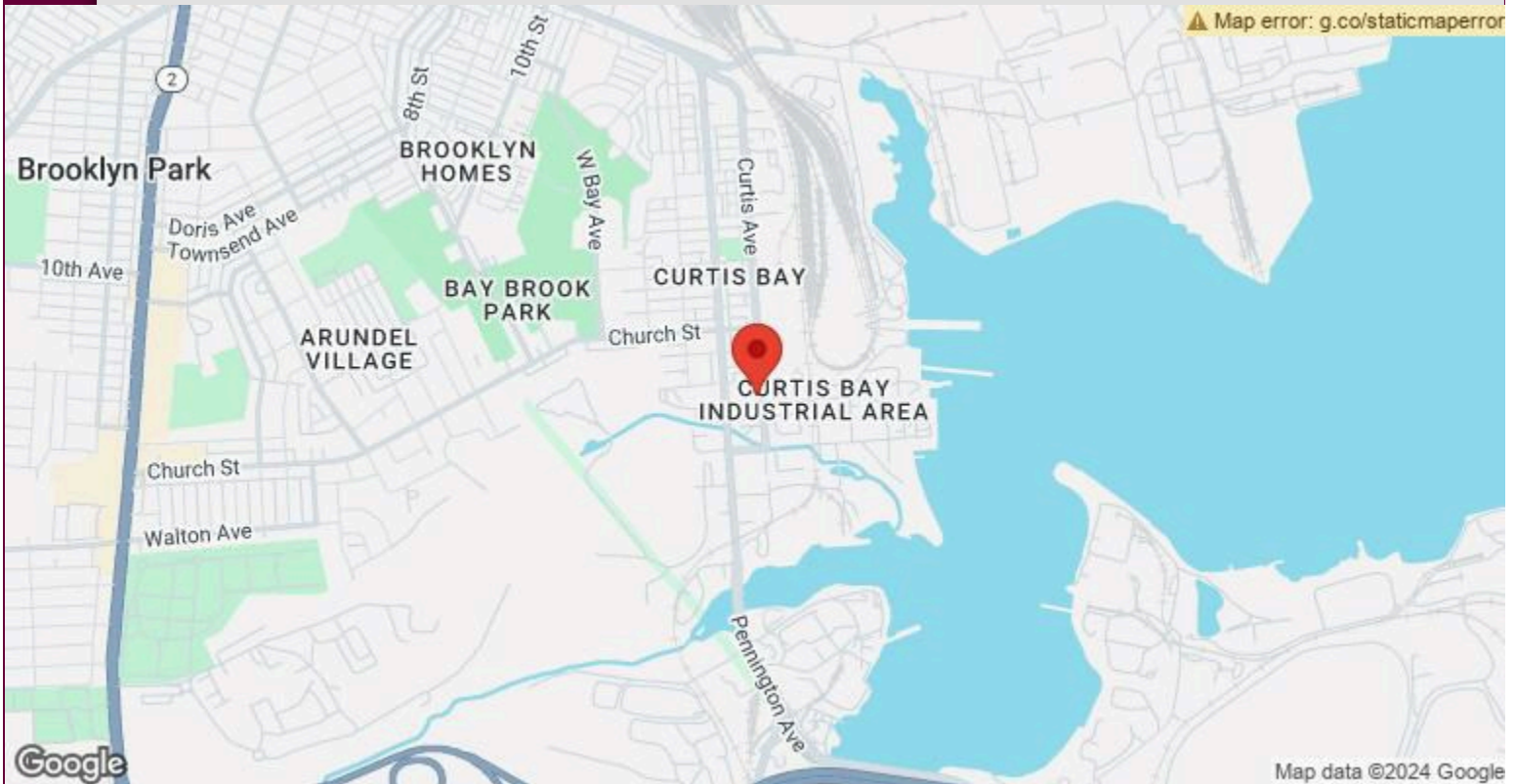
Rental Rate:	\$23.28 /SF/YR
Property Type:	Flex, Retail
Property Subtype:	Bar/Restaurant
Gross Leasable Area:	3,780 SF
Year Built:	1900
Walk Score <sup>®</sup> :	48 (Car-Dependent)
Transit Score <sup>®</sup> :	45 (Some Transit)
Rental Rate Mo:	\$1.94 /SF/MO



## 1st Floor Ste 5014

Space Available	1600 SF
Rental Rate	\$23.28 /SF/YR
Date Available	March 1st, 2025
Service Type	TBD
Space Type	Relet Flex
Space Use	Flex, Retail
Lease Term	Negotiable

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This building is a certified member of the "Made in Baltimore Program", which has been supporting makers and manufacturers in Baltimore City since 2016



# Property Photos



Interior - Currently Under Renovation



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