



# MEDICAL OFFICE CONDO

THE PROFESSIONAL CENTRE | 120 SISTER PIERRE DRIVE | TOWSON, MD

FOR  
SALE



**MACKENZIE**

COMMERCIAL REAL ESTATE SERVICES, LLC

# PROPERTY OVERVIEW

## HIGHLIGHTS:

- 1,051 SF medical office condo (4th floor)
- Located on the campus of the University of Maryland St. Joseph Medical Center
- Minutes from the heart of Towson (Towson Town Center, Towson Row, Towson Square, Circle East, Towson University, GBMC)
- Ample on-site parking
- Easy access to Interstate 695



UNIT SIZE:

1,051 SF ± (SUITE 406)

BUILDING SIZE:

43,142 SF ± (5 STORIES)

LOT SIZE:

2.0 ACRES ±

YEAR BUILT:

1986

PARKING:

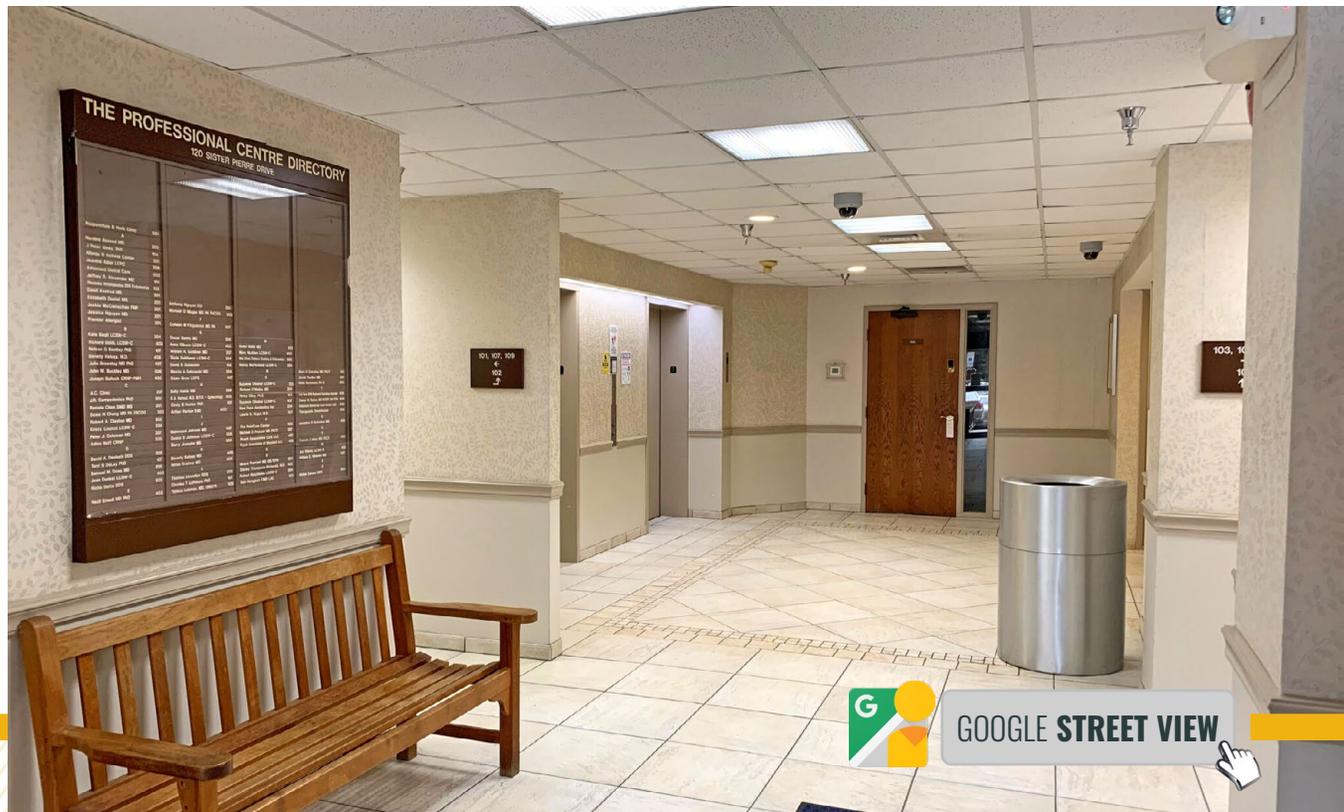
80 SURFACE SPACES

ZONING:

OR-1 (OFFICE BUILDING - RESIDENTIAL)

SALE PRICE:

\$168,160



GOOGLE STREET VIEW



# INTERIOR PHOTOS



# TOWSON CORE TRADE AREA



# DEMOGRAPHICS

2023

RADIUS:

1 MILE

3 MILES

5 MILES

## RESIDENTIAL POPULATION



24,295

138,004

364,919

## DAYTIME POPULATION



36,587

145,552

354,034

## AVERAGE HOUSEHOLD INCOME



\$151,255

\$127,120

\$116,893

## NUMBER OF HOUSEHOLDS



7,877

55,287

148,526

## MEDIAN AGE

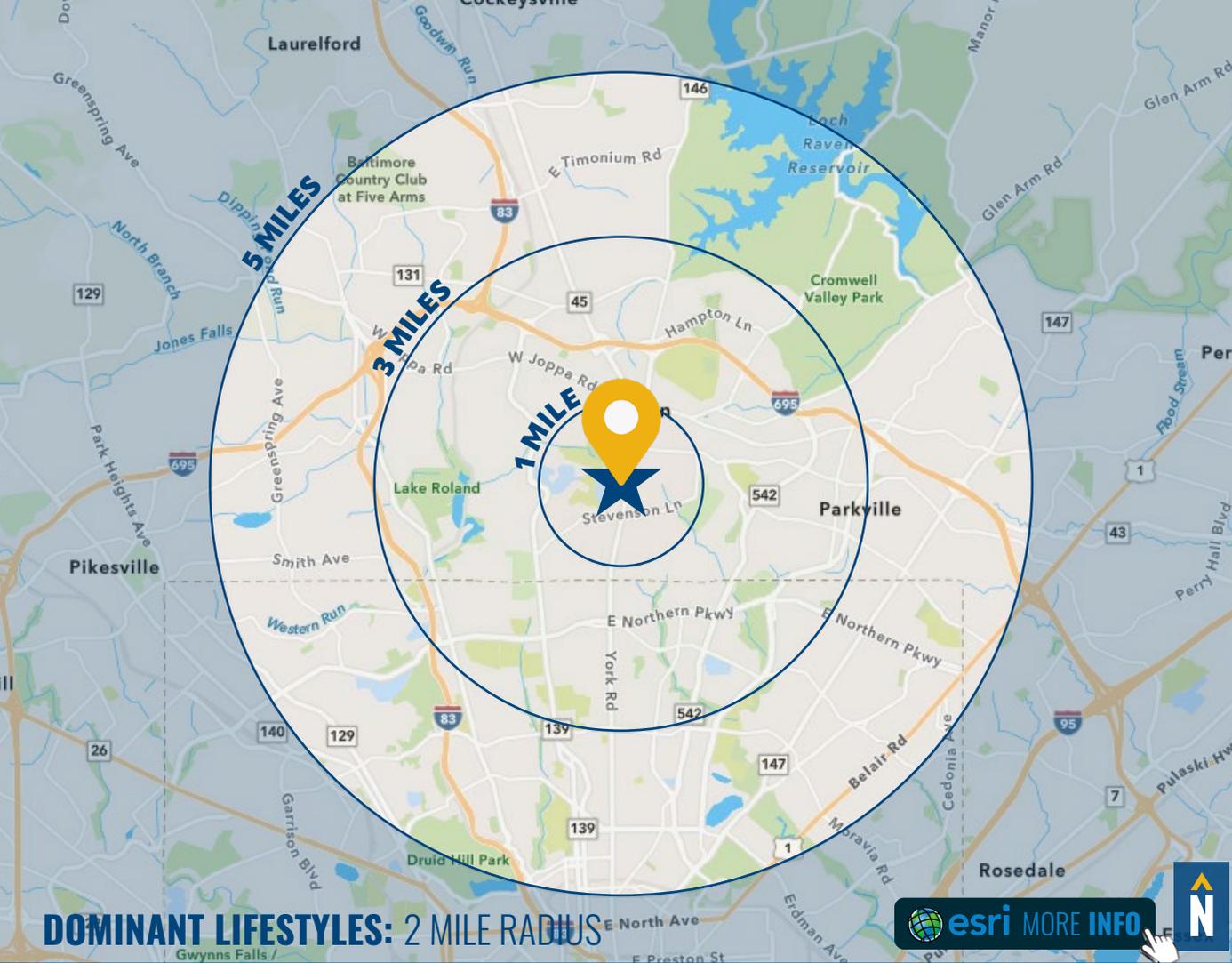


26.6

37.7

39.3

FULL DEMOS REPORT



## DOMINANT LIFESTYLES: 2 MILE RADIUS

**14%**  
COLLEGE TOWNS



This digitally engaged group uses computers and cell phones for all aspects of life, including shopping, school work, news, social media and entertainment. They also tend to splurge on the latest fashions.

Median Age: **24.5**

Median Household Income: **\$32,200**

**13%**  
URBAN CHIC



These are professionals that live a sophisticated, exclusive lifestyle. They are busy, well-connected consumers—avid readers and moviegoers, environmentally active, and financially stable.

Median Age: **43.3**

Median Household Income: **\$109,400**

**12%**  
EMERALD CITY



Well educated and well employed, half have a college degree and a professional occupation. Highly connected, they use the Internet for entertainment and environmentally friendly purchases.

Median Age: **37.4**

Median Household Income: **\$59,200**

# FOR MORE INFO CONTACT:



## MIKE RUOCCO

SENIOR VICE PRESIDENT & PRINCIPAL

410.494.4868

MRUOCCO@mackenziecommercial.com



## PATRICK J. SMITH

REAL ESTATE ADVISOR

847.346.2701

PJSMITH@mackenziecommercial.com



VISIT **PROPERTY PAGE** FOR MORE INFORMATION.



# 120

THE  
PROFESSIONAL  
CENTRE



## MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

410-821-8585

2328 W. Joppa Road, Suite 200  
Lutherville, MD 21093

OFFICES IN: ANNAPOLIS BALTIMORE BEL AIR COLUMBIA LUTHERVILLE

[www.MACKENZIECOMMERCIAL.com](http://www.MACKENZIECOMMERCIAL.com)

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