

8227 CLOVERLEAF DR, #304  
MILLERSVILLE, MD 21108



FOR SALE

## Fully Conditioned Flex Condo with Docks in Professional Business Park – Ample Parking

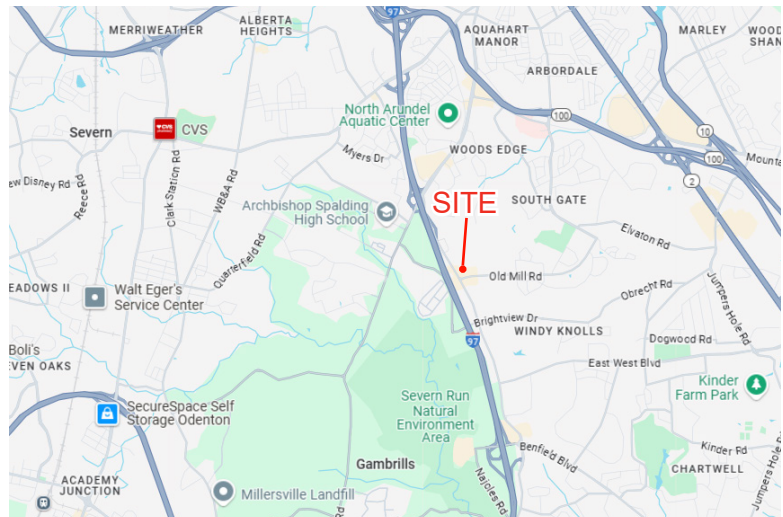
- ± 6,352 sqft fully conditioned and mostly office - 14'6" clear w/3 Docks
- Converts to warehouse, distribution, manufacturing, R&D, services & more
- C4 Zoning - Allows for a wide range of Commercial uses including Contractors, Services, Warehouse, Showroom, Professional Office, and Retail
- Brick, Block and Steel Construction with glass front
- 5 Mile radius population: **280,100** – Median Household Income: **\$115,300**
- Just off Veterans Hwy to Rt.97 – 10 Minutes to Baltimore Beltway and BWI Airport, 25 minutes to Annapolis and 40 minutes to Washington D.C.
- **Sale Price: \$1,050,000**



**TODD BAILEY**  
Associate Broker

**443-336-6973**  
tbailey@friendre.com

**JOHN FRIEND**  
Commercial Salesperson  
**410-449-1145**  
jfriend@friendre.com



**Main: 410-449-1144 · Fax: 410-983-3956 · friendre.com**  
Friend Commercial Real Estate: 8436 Veterans Hwy, Millersville, MD 21108

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