

OFFICE BUILDING
FOR LEASE

LISTING# 22 - 95 N LESLIE RD, NORTH EAST, MD



OFFERING SUMMARY

Lease Rate:	\$2,500.00 per month (MG)
Available SF:	2,100 SF
Lot Size:	0.46 Acres
Year Built:	2001
Zoning:	M1 - Light Industrial

PROPERTY OVERVIEW

SB Real Estate is proud to offer this nice freestanding office building in North East, MD just 1 mile from Interstate 95. Private and tucked into the front corner of Peninsula Industrial Park it features many rooms, a grassy area and paved parking lot. Perfect for contractors or a small business needing easy access to the interstate and local highways.

PROPERTY HIGHLIGHTS

- Approx. 2,100 SF office building (freestanding, conference room, lobby, 5 offices, 2 restrooms, kitchenette, server room)
- Paved parking lot
- 1 mile from Interstate 95, Exit 100
- Central air and heat

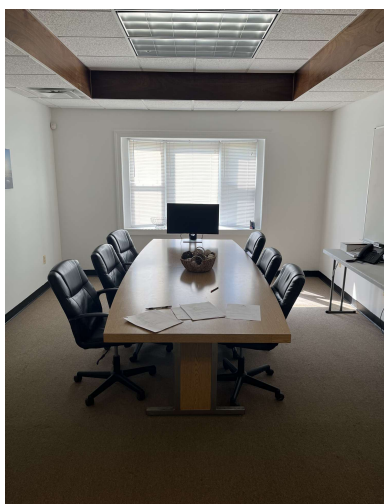
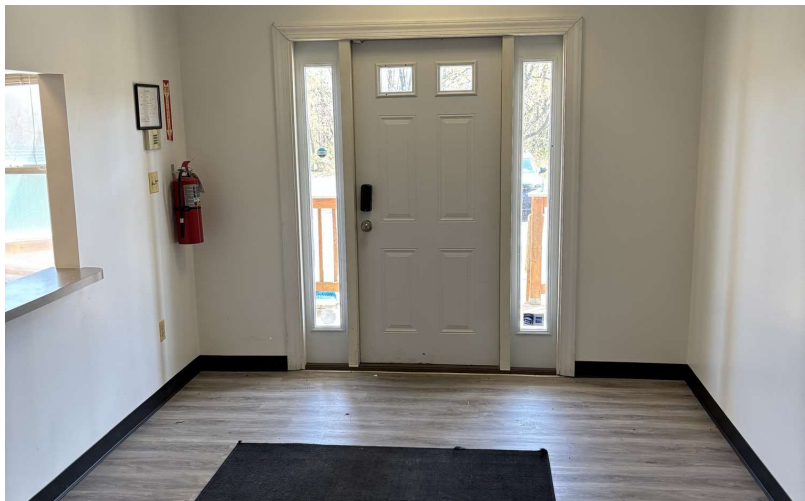
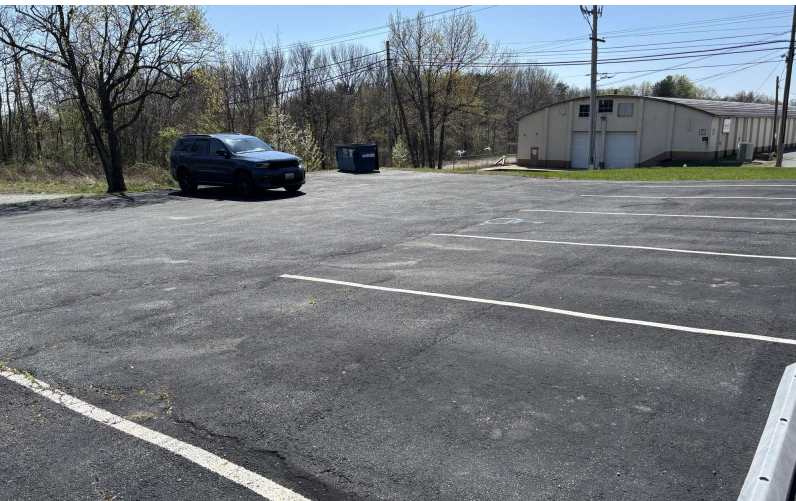
JEFF SELLERS

302.275.5566

sellers@sbrealtyco.com

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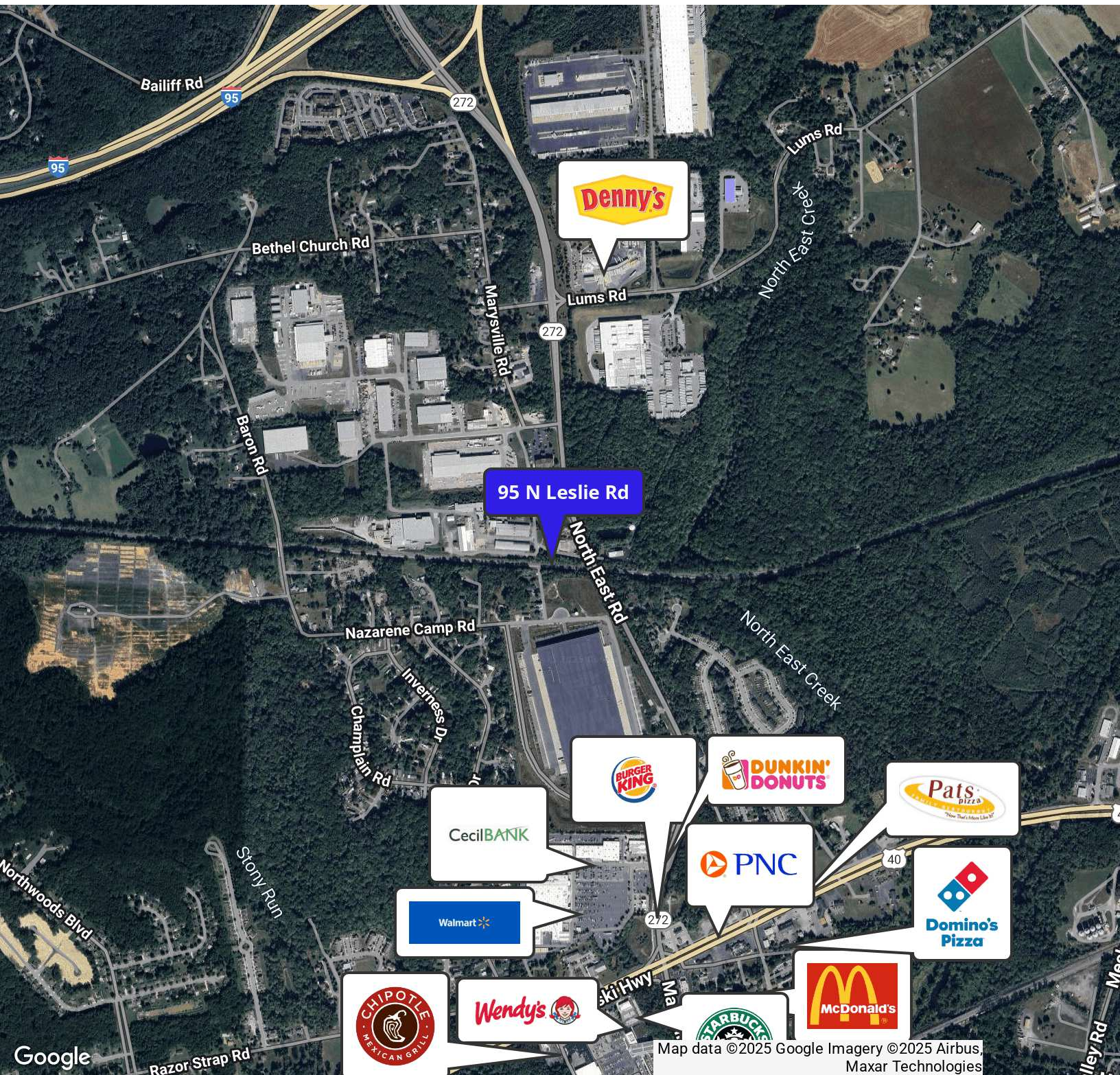
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SB REAL ESTATE, LLC | 5307 LIMESTONE RD, SUITE 204 | WILMINGTON, DE 19808



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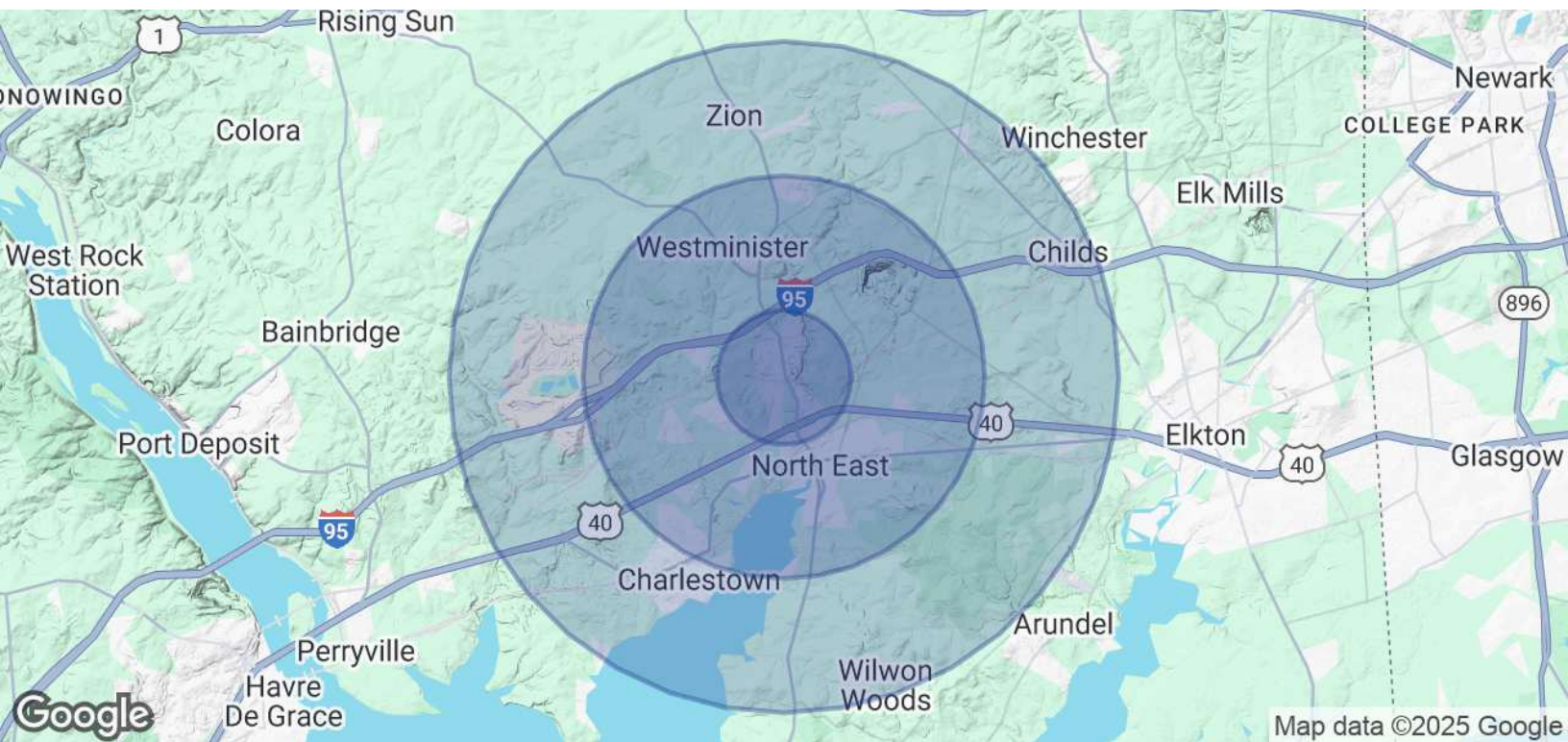
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	1,750	11,511	23,742
Average Age	31.6	37.7	39.7
Average Age (Male)	30.1	36.7	38.6
Average Age (Female)	36.1	40.1	41.5
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	731	4,743	9,707
# of Persons per HH	2.4	2.4	2.4
Average HH Income	\$48,701	\$77,331	\$83,686
Average House Value	\$161,727	\$223,710	\$251,087

2020 American Community Survey (ACS)

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