



FOR LEASE

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LOCAL ACCESS

3.3 MILES
TO PORT OF BALTIMORE

14 MILES
TO BWI AIRPORT

44 MILES
WASHINGTON, DC

98 MILES
PHILADELPHIA, PA

184 MILES
NEW YORK, NY



PROPERTY HIGHLIGHTS

| | |
|------------------------------|---|
| Available: | 60,858 SF |
| Acreage: | 2.25 AC |
| Office: | Three stories, mezzanine office totaling 8,049 SF |
| Clear Height: | 16' - 26' |
| Dock Doors: | 6 docks |
| Drive-ins: | 1 drive-in |
| Sprinkler: | ESFR |
| Parking: | 20 spaces |
| Zoning: | I-2 |
| Electric Service: | 2,800 amps, 277/480 existing |
| Signage: | Visibility from I-95 |
| Recent Capital Improvements: | New roof underway |



SITE PLAN

60,858 SF AVAILABLE

