

# THE LANGFORD BUILDING

182-198 LOG CANOE CIR. • STEVENSVILLE, MD 21666

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## CHESAPEAKE BAY BUSINESS PARK



- Flex Space
- Available for Immediate Occupancy
  - Interior Finished to Suit
- Conveniently Located Right Off Route 50
  - Locally Owned and Managed

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Premier Location • Affordable Rates • Various Size Spaces for Lease



*The Regional Leader  
In Quality Business Space*

165 Log Canoe Cir., Suite J • Stevensville, MD 21666 • 410.604.2622 • [www.krm-dev.com](http://www.krm-dev.com)

# LANGFORD BUILDING

## GENERAL

Zoning: Suburban Industrial Business  
Employment District (SIBE)  
Uses: Office/Warehouse  
Parking: Ample

## AMENITIES

General: Nature Trails  
Public Transportation: County Ride  
Additional Amenities: Close proximity to banking, restaurants, miscellaneous shopping, and Route 50.

## CONSTRUCTION

Construction: Brick  
Ceiling Height: 22' Clear Warehouse  
Loading Type: 8x10 Dock High or Ramp  
Loading Area: Ample  
Roof: Metal  
Flooring: Concrete in warehouse, carpet and vinyl in offices.  
HV/AC Type: Heat pumps in offices  
Fire Sprinkler: Wet  
Ext. Lighting: Yes  
Water: Public  
Sewer: Public

## BUILDING SIZE

Square Footage: 46,200

## MILEAGE TO LANDMARKS

Bay Bridge: 1 Mile  
Washington: 43 Miles  
Annapolis: 12 Miles  
Easton: 28 Miles



*Located in the Chesapeake Bay Business Park, this is a flex space facility. Well suited for manufacturers, research development, warehousing, & other similar businesses.*



For Leasing Information Call or Visit:  
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