

FOR LEASE

**DOUGLAS
COMMERCIAL**

5 PARK PLACE UNIT 524, ANNAPOLIS, MD 21401



FLEX/ WAREHOUSE/OFFICE SPACE

1230 Cronson Boulevard
Crofton, MD 21114

Presented By:

Scott Douglas

Principal Broker

301.655.8253

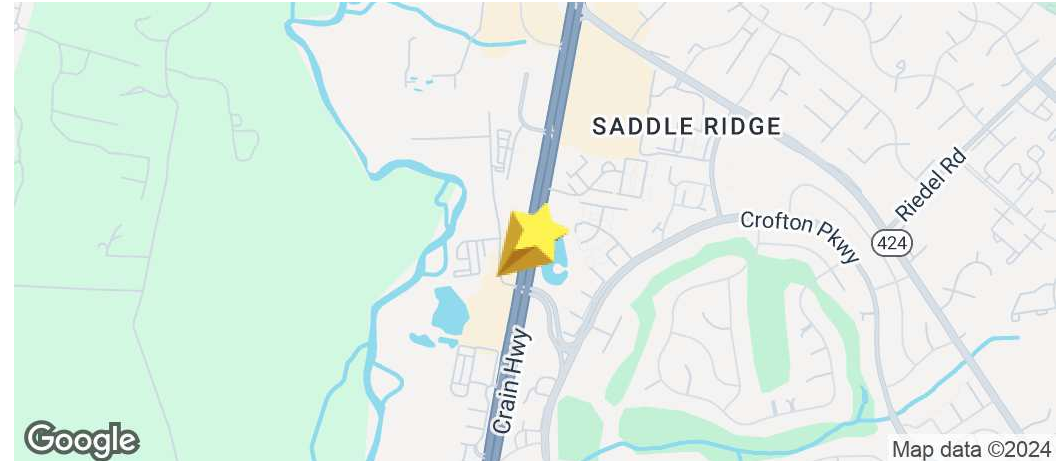
sdouglas@douglascommercial.com

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OFFERING SUMMARY

Available SF: 5,100(+/-) SF

Lease Rate: \$17.50 SF/yr (NNN)

Building Size: 10,000(+/-)-SF

Zoning: W-3

PROPERTY OVERVIEW

Office Warehouse Space: 5,100(+/-) SF over two levels. The lower level features a spacious 3,600(+/-) SF warehouse with three roll-up doors, 540(+/-) SF of office space, and two bathrooms. The upper level offers an additional 960(+/-) SF of office space. Ideal for businesses seeking a functional combination of warehouse and office facilities.

PROPERTY HIGHLIGHTS

- Three Roll Up Doors
- Quick and Easy Access to Rt 3 in Crofton MD, Rt 50 and I97
- Outside Storage Also Available for Lease at \$2.50-\$3.50 psf NNN

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FOR LEASE OFFICE SPACE

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1230 Cronson Boulevard Crofton, MD 21114



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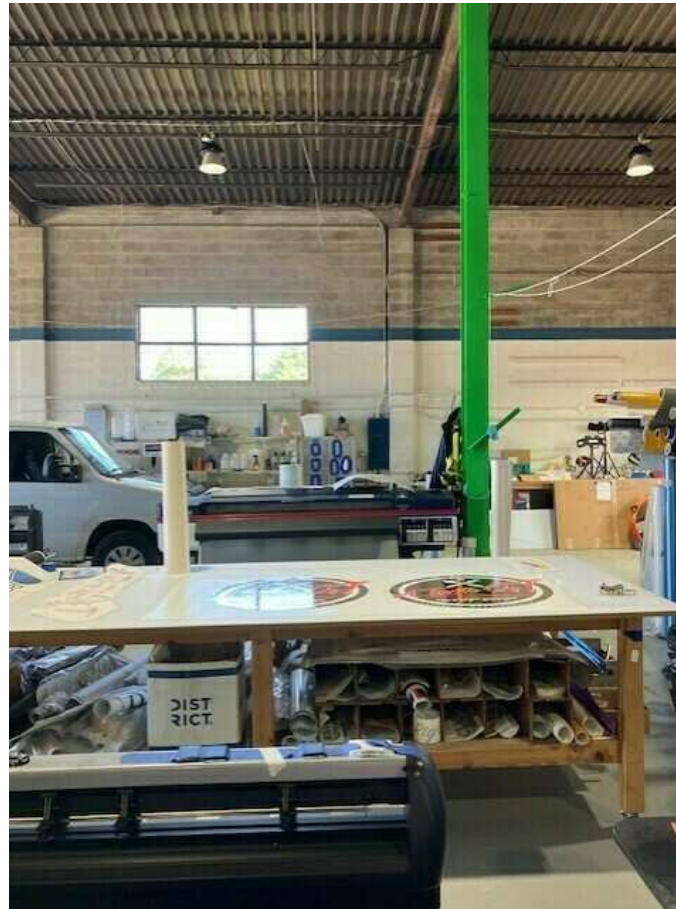
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FOR LEASE WAREHOUSE SPACE

1230 CRONSON BLVD WAREHOUSE

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LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	5,100(+/-) SF	Lease Rate:	\$17.50 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Warehouse/Office/Flex Space For Lease	Available	5,100 SF	NNN	\$17.50 SF/yr	Two levels: Lower Level 3600 sf warehouse 540 sf office 2 bathrooms 3 roll up doors Upper Level 960 sf office

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LOCATION MAP

FLEX/WAREHOUSE/OFFICE SPACE

1230 CRONSON BLVD WAREHOUSE/OFFICE/FLEX SPACE

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