

Hanover Logistics Center

LEED Certified New Construction



INDUSTRIAL FOR LEASE | IMMEDIATELY AVAILABLE

122,688 SF For Lease

1384 Hanover Road | Hanover, MD 21076



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CABOT |  **RIDGELINE**
PROPERTY GROUP



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PROPERTY GROUP**



Office Space Floor Plan

PROPERTY FEATURES

Total Building Size	122,688 SF
Site Size	12.67 +/- Acres
Office	1,750 +/- SF
Ceiling Height	32' Clear Height
Bay Spacing	53' x 50' w/ 60' Speed bay
Car Parking	122
Docks	21 Loading dock positions
Drive-in Doors	2 (12' x 14')
Zoning	W1 (Industrial park district)
Truck Court Depth	120'
Trailer Drops	20 Positions
Sprinkler System	ESFR
Power	2,500 AMPS
Construction	Tilt-up
LEED	Certified New Construction

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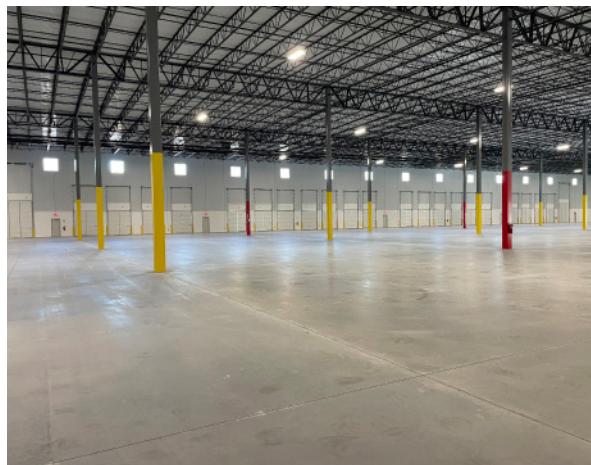
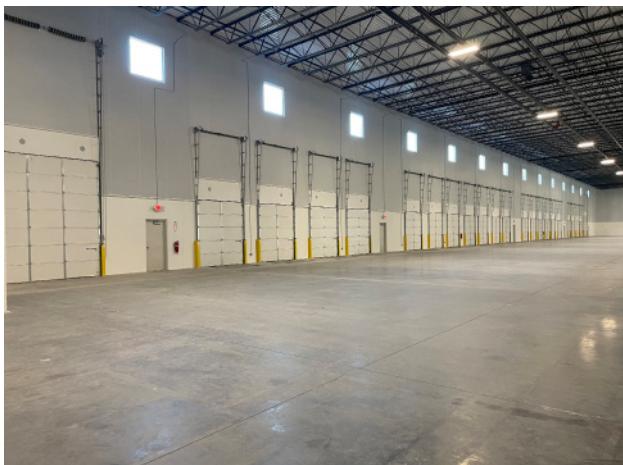
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Delivery Photos



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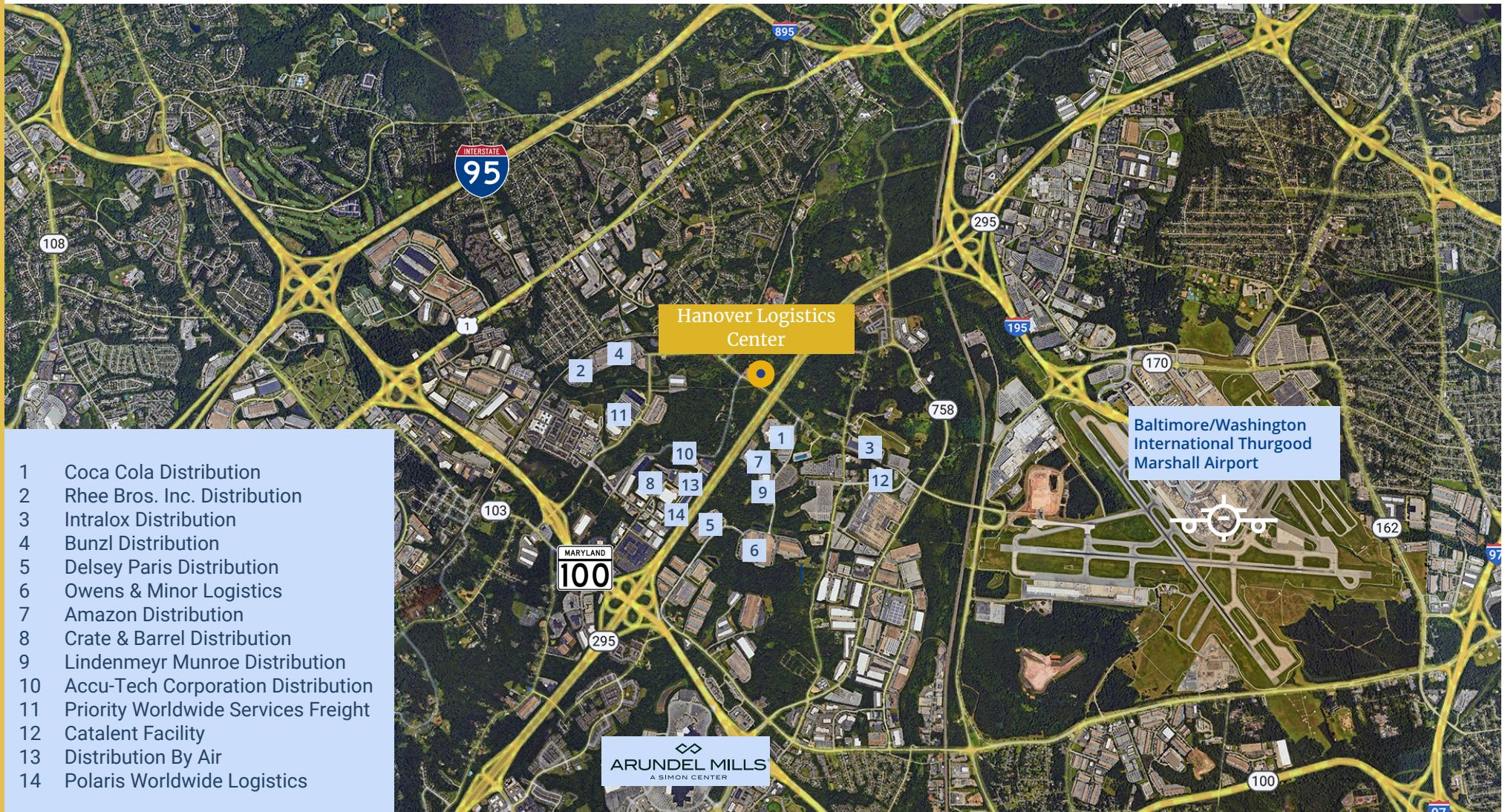
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CABOT

RIDGELINE
PROPERTY GROUP

Corporate Neighbors



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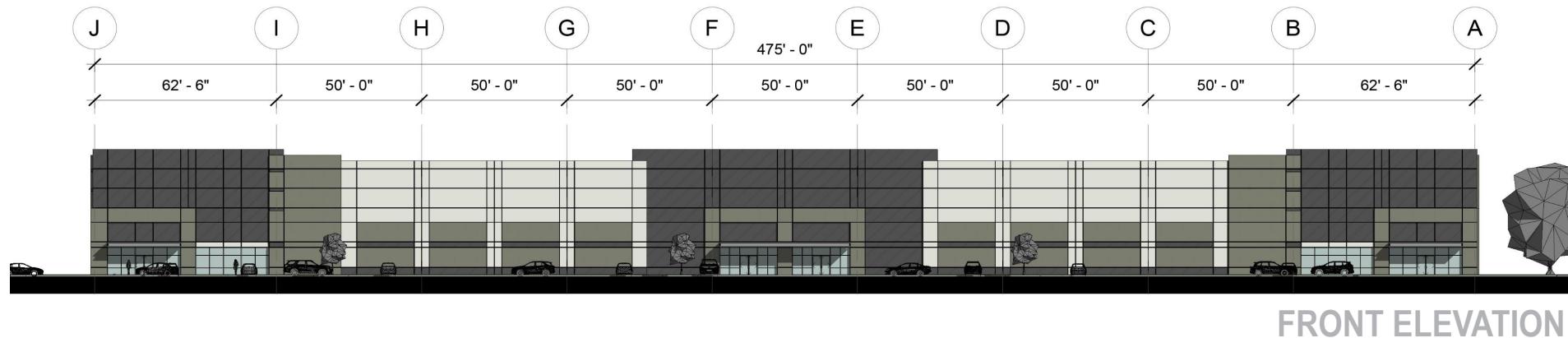
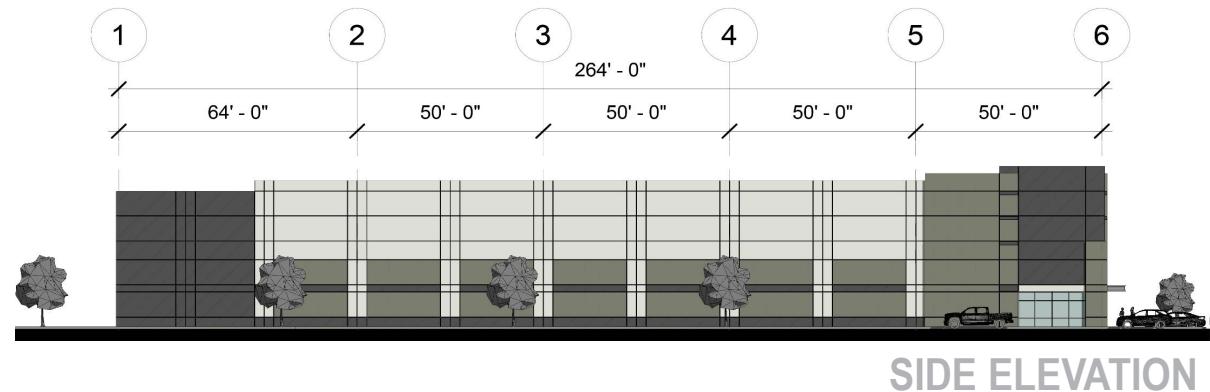
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Building Elevations



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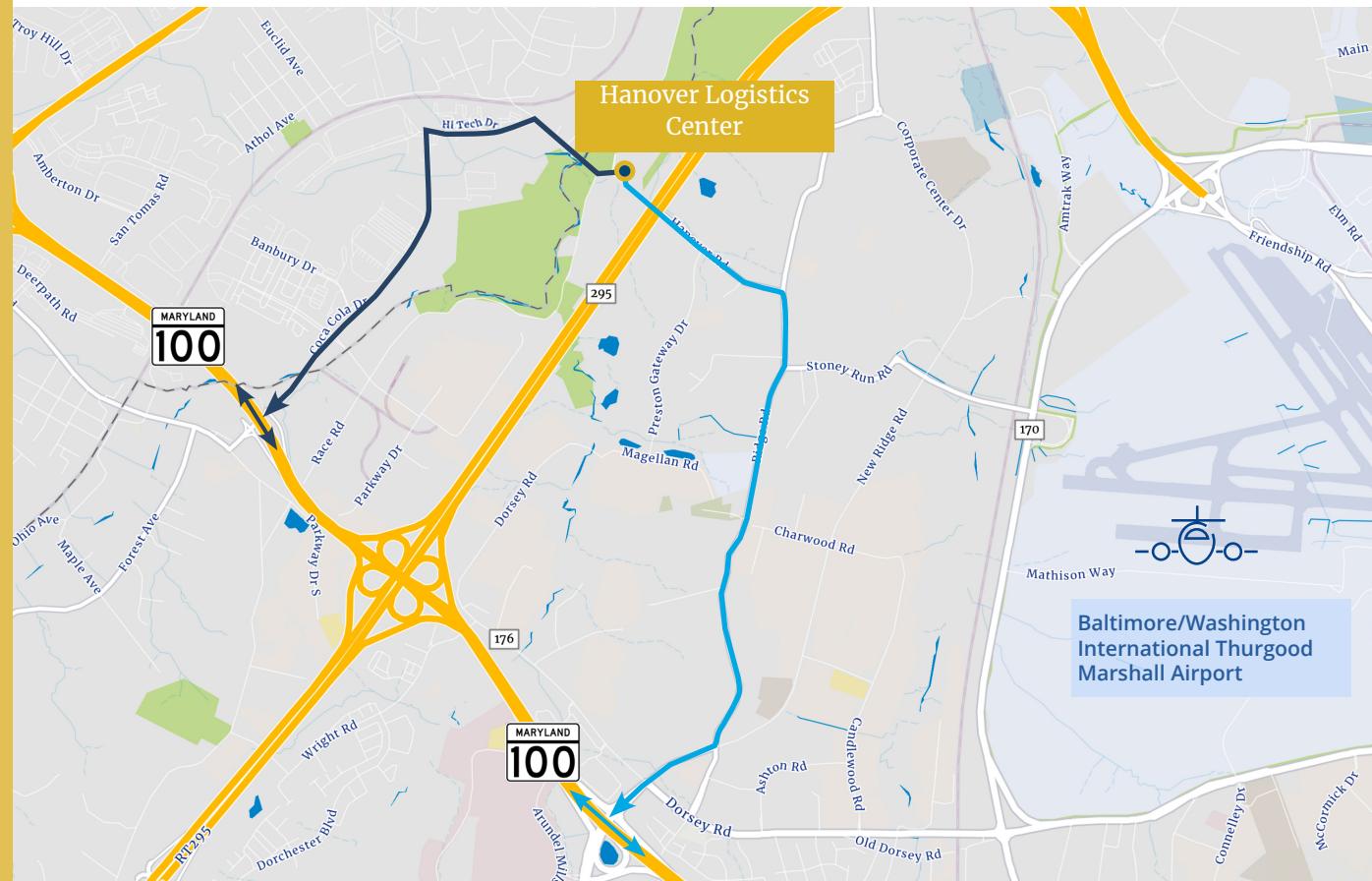
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1.5 miles

Western Route to Rte. 100



2.5 miles

Eastern Route to Rte. 100



LOCATION OVERVIEW

- 3.5 miles to I-95
- 3.5 miles to BWI / Thurgood Marshall Airport
- 13 miles to Port of Baltimore