



GOLD AND COMPANY, LLC

COMMERCIAL REAL ESTATE IN THE BALTIMORE METROPOLITAN AREA

INVESTMENT PORTFOLIO SALE

7348 RITCHIE HWY
OFFICE (TAX/ATTORNEY)

7346 RITCHIE HWY
HONEY BEE DINER

7352 RITCHIE HWY
RETAIL (RENT-A-WRECK)



7346-7352 RITCHIE HIGHWAY, GLEN BURNIE, MD 21061

JIM CHIVERS - JIM@GOLDCOMMERCIAL.NET - 443.928.7522

WILL MCCULLOUGH - WILL@GOLDCOMMERCIAL.NET - 410.292.2985



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HONEY BEE DINER - 7346 RITCHIE HWY

- 3,263 SF popular restaurant/diner
- 25 parking spaces
- Direct frontage & visible signage on Ritchie Highway
- Zoned C-3 (Retail/Commercial)
- Includes business sale opportunity

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FULLY LEASED OFFICE - 7348 RITCHIE HWY

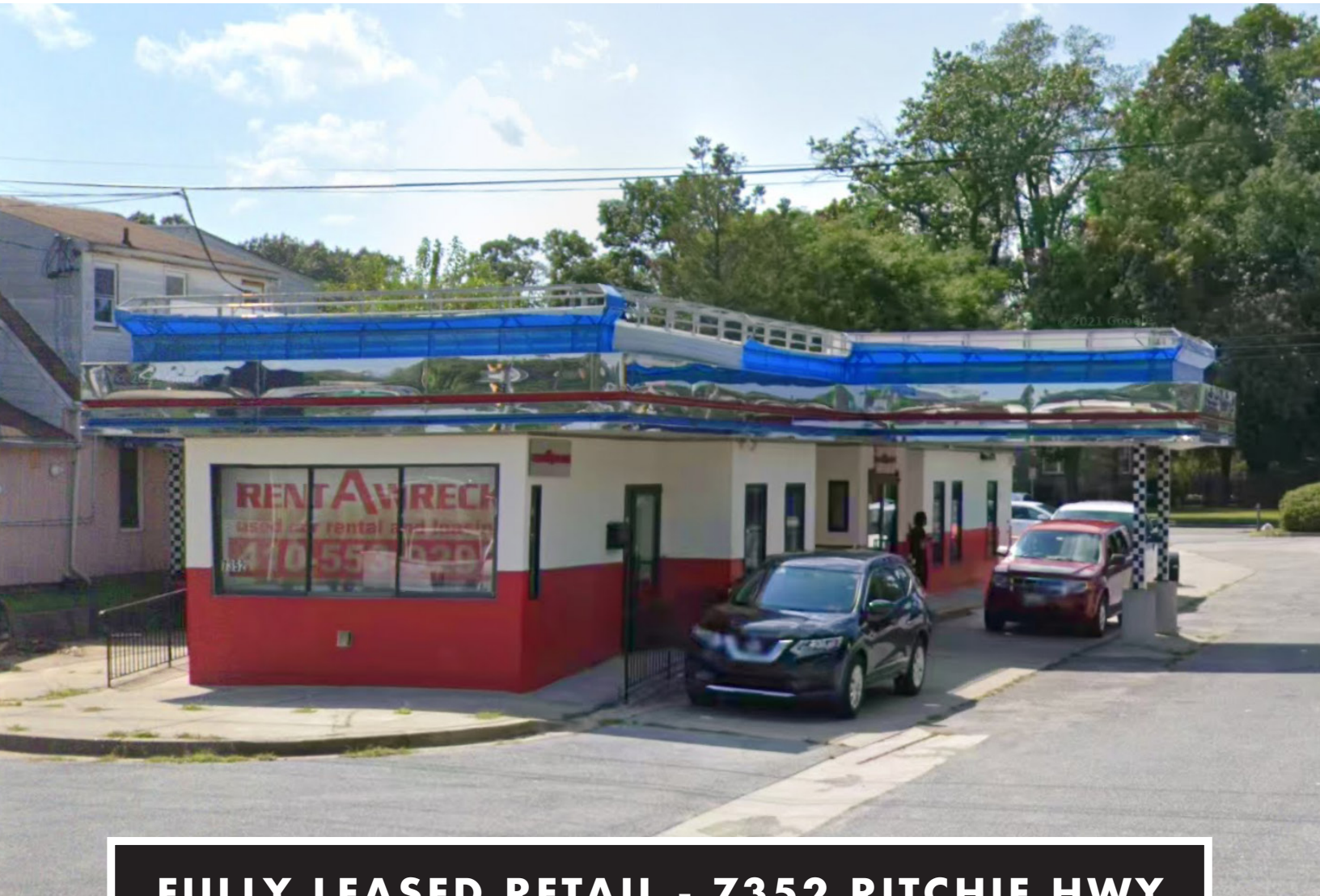
- 3,350 SF single story office
- Fully leased to accounting firm through 2028
- Future divisibility
- Zoned C-3 (Retail/Commercial)
- Ample parking & multiple entrances

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FULLY LEASED RETAIL - 7352 RITCHIE HWY

- 1,339 SF single story retail property
- .60 acres with ample parking
- Signage and direct access onto Rt.2 & Crain Highway
- Zoned C-3 (Retail/Commercial)
- Leased to Rent-A-Wreck through 2028

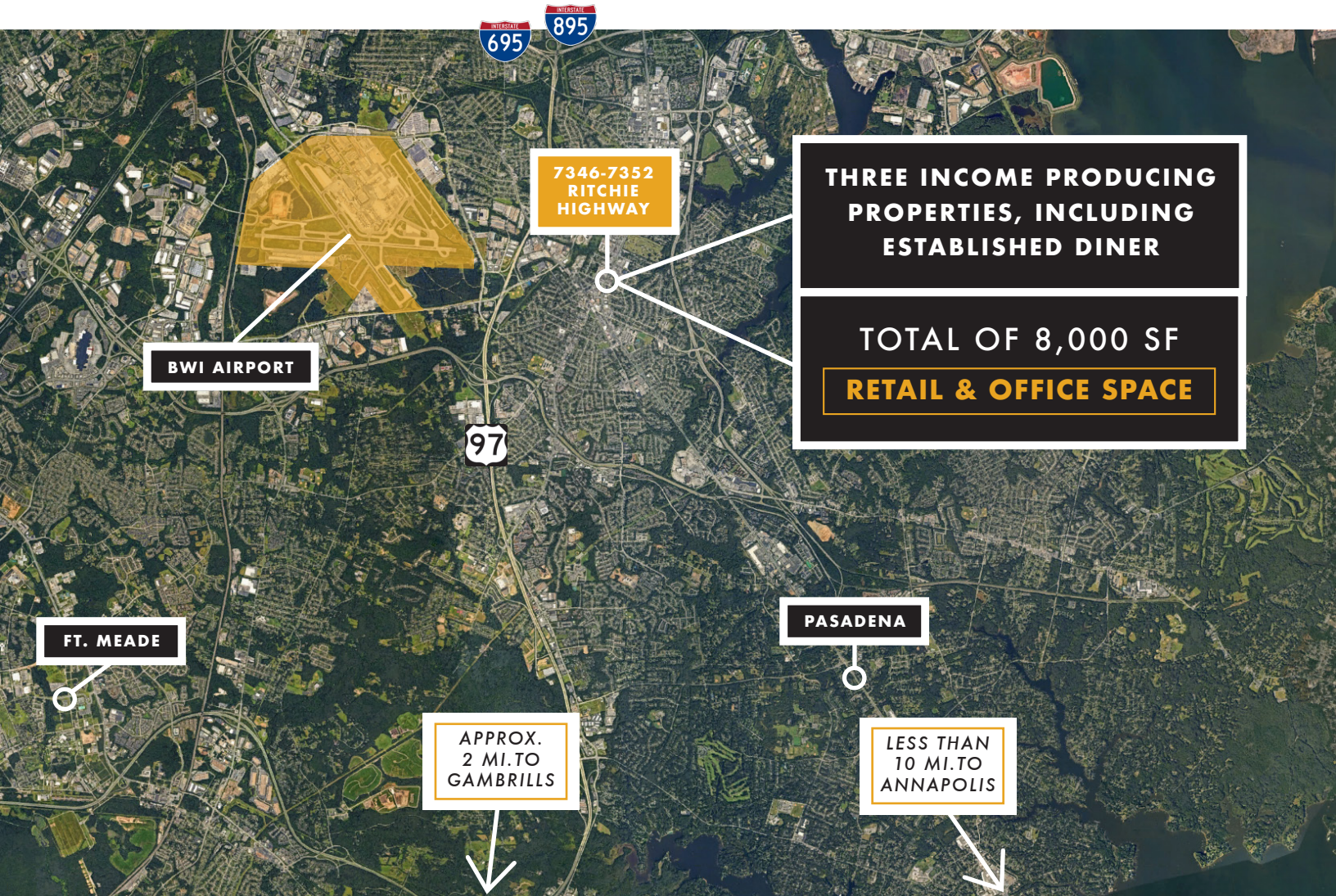
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**THREE INCOME PRODUCING
PROPERTIES, INCLUDING
ESTABLISHED DINER**

TOTAL OF 8,000 SF

RETAIL & OFFICE SPACE

- Located in Glen Burnie with Ritchie Highway frontage and visibility
- 1.25 acres with paved parking
- Zoned C-3 (Retail/Commercial)
- Opportunity to purchase Honey Bee Diner business
- 40,000 cars per day on heavily traveled Rt.2/Ritchie Highway
- Minutes from I-695, I-97, I-895 and BWI Airport
- Multiple entrances from both Rt.2 and Rt.3/Crain Highway

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