

GROUND LEASE

801 East Patrick Street

Frederick, MD 21701

FREDERICK
COMMERCIAL
REAL ESTATE



GENERAL COMMERCIAL!

3± Acre Ground Lease, Minutes from
Downtown Frederick and Interstate 70

CHRIS KLINE JR. | BROKER OF RECORD

MOBILE 301.401.4106 | OFFICE 240.457.4802

ckline@FredCommercial.com | www.Frederick-Commercial.com

801 East Patrick Street

Frederick, MD 21701



PROPERTY OVERVIEW

3 Acre \pm Ground lease

Zoned: City of Frederick General

Property can be divided into smaller sections

Offering Ground Lease \$160,000 (1st year):
Entire 3 acres

FEATURES

Located on signalized intersection of
East Patrick St. and Monroe Ave.

Land is reasonably level

East Patrick St. frontage 300 Ft \pm
Monroe Ave. frontage 451 Ft \pm

Seconds from I-70, Monocacy Blvd.,
Downtown Frederick

CHRIS KLINE JR. | BROKER OF RECORD
MOBILE 301.401.4106 | OFFICE 240.457.4802
ckline@FredCommercial.com | www.Frederick-Commercial.com


FREDERICK
COMMERCIAL
REAL ESTATE

*NOTE: THE STATEMENTS AND FIGURES CONTAINED HEREIN, WHILE NOT GUARANTEED, ARE SECURED FROM SOURCES WE BELIEVE AUTHORITATIVE.