



# Business Center at Owings Mills

11436-11521 Cronridge Drive &  
11403-11459 Cronhill Drive

Owings Mills, MD 21117





## About Business Center at Owings Mills

St. John Properties manages Owings Mills I, II, III and IV, totaling 393,000 sq. ft. of flex/R&D and office space within The Business Center at Owings Mills. The business community, with its campus-like environment, generous free parking and modern office layouts, is surrounded by strip shopping centers and business amenities, including banks, hotels, and a branch of the U.S. Postal Service.

The Baltimore County business center offers quick connections to Baltimore, Columbia, and BWI Airport via I-795, I-695, and I-70, and is just minutes from the Owings Mills Metro stop and Metro Centre at Owings Mills.



For more information on Business Center at Owings Mills, visit: [sjpi.com/businesscenter](http://sjpi.com/businesscenter)



### FLEX / R&D SPACE

#### SINGLE-STORY FLEX / R&D BUILDINGS

11403 Cronhill Drive	20,088 SF
11409 Cronhill Drive	44,443 SF
11447 Cronhill Drive	41,591 SF
11459 Cronhill Drive	55,900 SF
11438 Cronridge Drive	72,009 SF
11436 Cronridge Drive	29,774 SF
11515 Cronridge Drive	42,161 SF
11521 Cronridge Drive	25,235 SF

#### FLEX / R&D SPECIFICATIONS

Suite Sizes	1,500 - 30,000 SF
Ceiling Height	
11403-11409 Cronhill Dr.	16 ft. clear minimum
11447 Cronhill Dr.	16 ft. clear minimum
11459 Cronhill Dr.	18 ft. clear minimum
11438-11521 Cronridge Dr.	16 ft. clear minimum
Offices	Built to suit
Parking	4 spaces per 1,000 SF
11403 - 11409 Cronhill Dr.	3.2 per 1,000 SF
Heat	Gas
Roof	EPDM rubber
Exterior Walls	Brick on block
Loading	Dock or drive-in
Zoning	ML-IM



### BULK / WAREHOUSE SPACE

#### BULK / WAREHOUSE BUILDING

11407 Cronhill Drive	91,720 SF
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#### BULK / WAREHOUSE SPECIFICATIONS

Suite Sizes	1,500 - 36,750 SF
Ceiling Height	22 ft. clear minimum
Offices	Built to suit
Parking	3.5 spaces per 1,000 SF
Heat	Gas
Roof	EPDM rubber
Exterior Walls	Brick on block
Loading	Dock or drive-in
Zoning	ML-IM







# Business Center at Owings Mills







**Distances to:**

- Baltimore (Downtown)..... 14 miles
- Columbia, MD..... 18 miles
- Hunt Valley, MD (I-83 & Shawan Rd)..... 9 miles
- Interstate 70..... 11 miles
- Interstate 95 ..... 15 miles
- Interstate 695 (Baltimore Beltway) ..... 5 miles
- Owings Mills Town Center ..... 4 miles

**About St. John Properties**

St. John Properties, Inc. is a full-service real estate company headquartered in Baltimore, Maryland. The company owns, manages and has developed more than 18 million square feet of commercial real estate, including flex/R&D, warehouse, office and retail space.



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