



ANNAPOLIS LANDING MARINA

980 AWALD ROAD | ANNAPOLIS, MARYLAND 21403

FOR
LEASE



MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

HIGHLIGHTS:

- Commercial office space available for lease at Annapolis Landing Marina, with 129 boat slips nestled at the edge of Back Creek feeding into the Chesapeake Bay.
- Suite 102: 1,100 sf of available lower-level workshop/showroom space.
- Suite 500: 1,370-2,740 sf of office space within a unique marina-front property
- Zoned Waterfront Maritime Industrial (WMI)
- Example uses: Boat dealer, sail/canvas accessory manufacturing, boat material storage.

AVAILABLE:

SUITE 102: 1,100 SF ±
SUITE 500: 1,370-2,740 SF ±

LOT SIZE:

3.69 ACRES ±

YEAR BUILT:

1982

STORIES:

2

ZONING:

WMI

RENTAL RATE:

WITHHELD

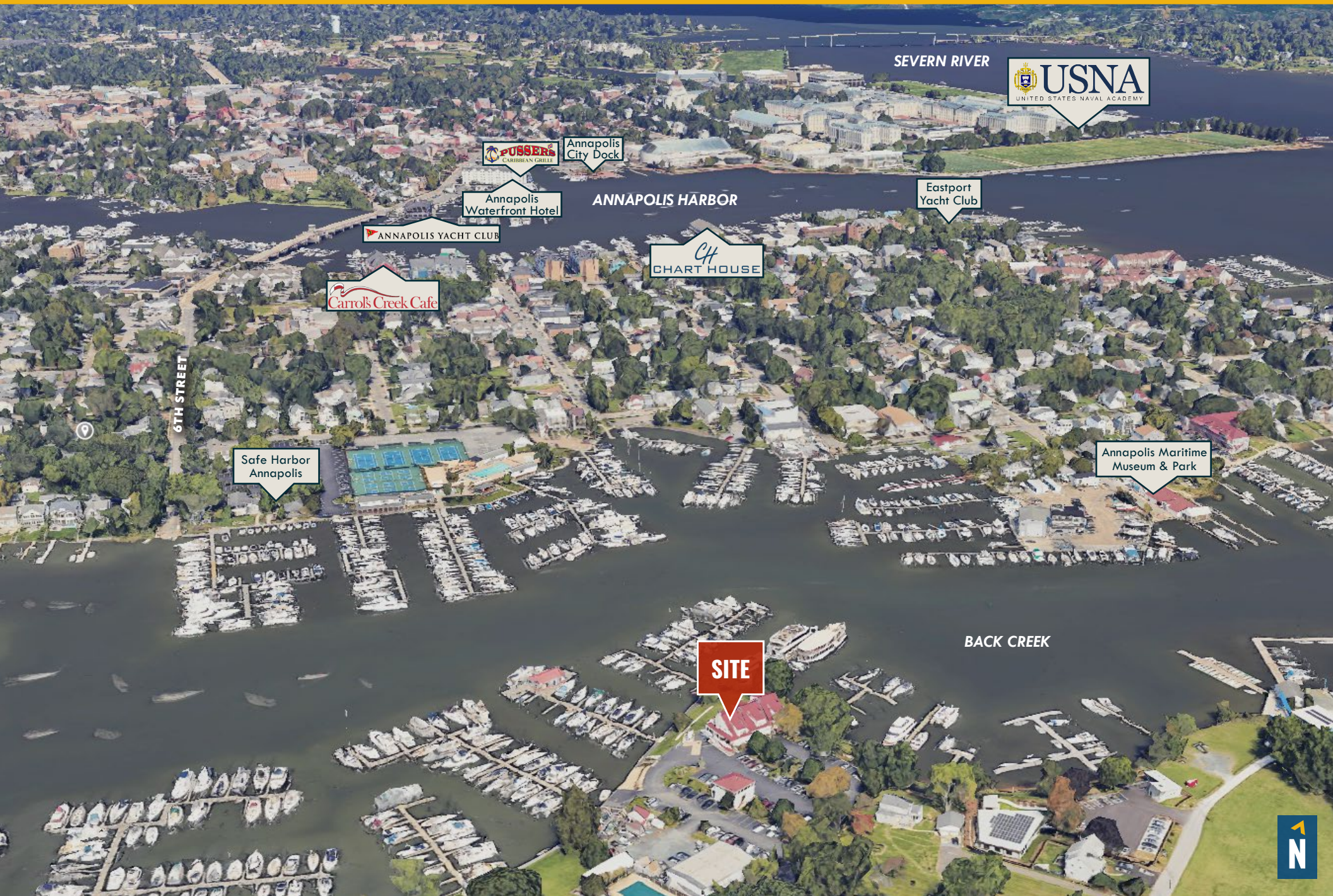


GOOGLE STREET VIEW

SITE PLAN



LOCAL BIRDSEYE



SEVERN RIVER



Annapolis City Dock

Annapolis Waterfront Hotel

ANNAPOLIS HARBOR

Eastport Yacht Club

ANNAPOLIS YACHT CLUB

CH
CHART HOUSE

Carroll's Creek Cafe

Safe Harbor Annapolis

Annapolis Maritime Museum & Park

SITE

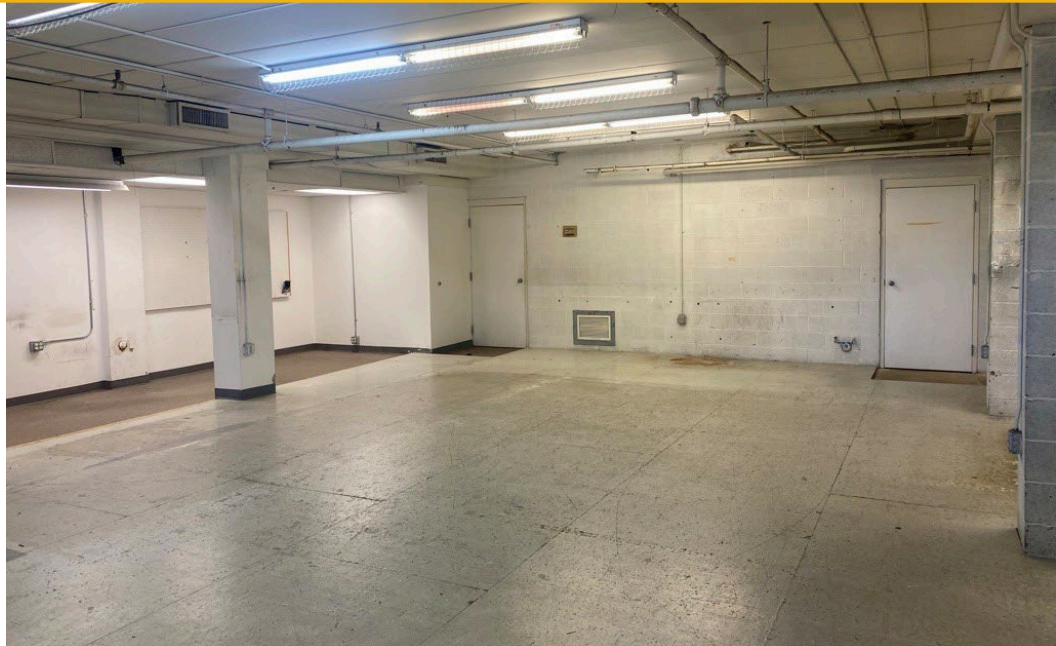
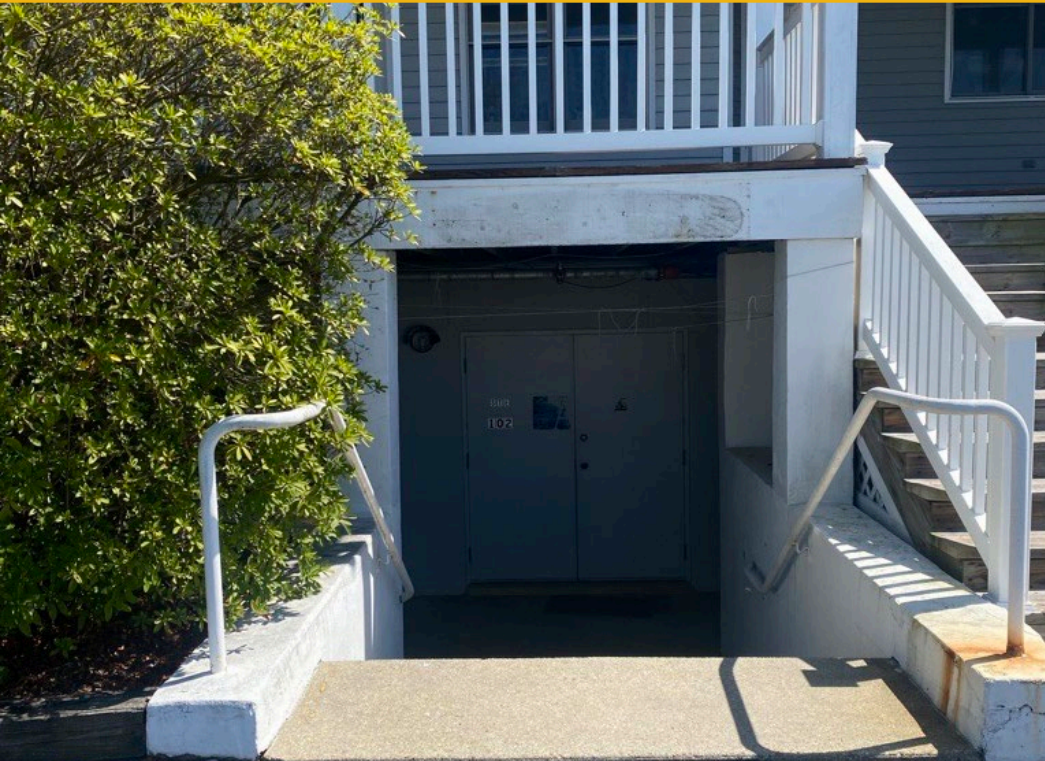
BACK CREEK

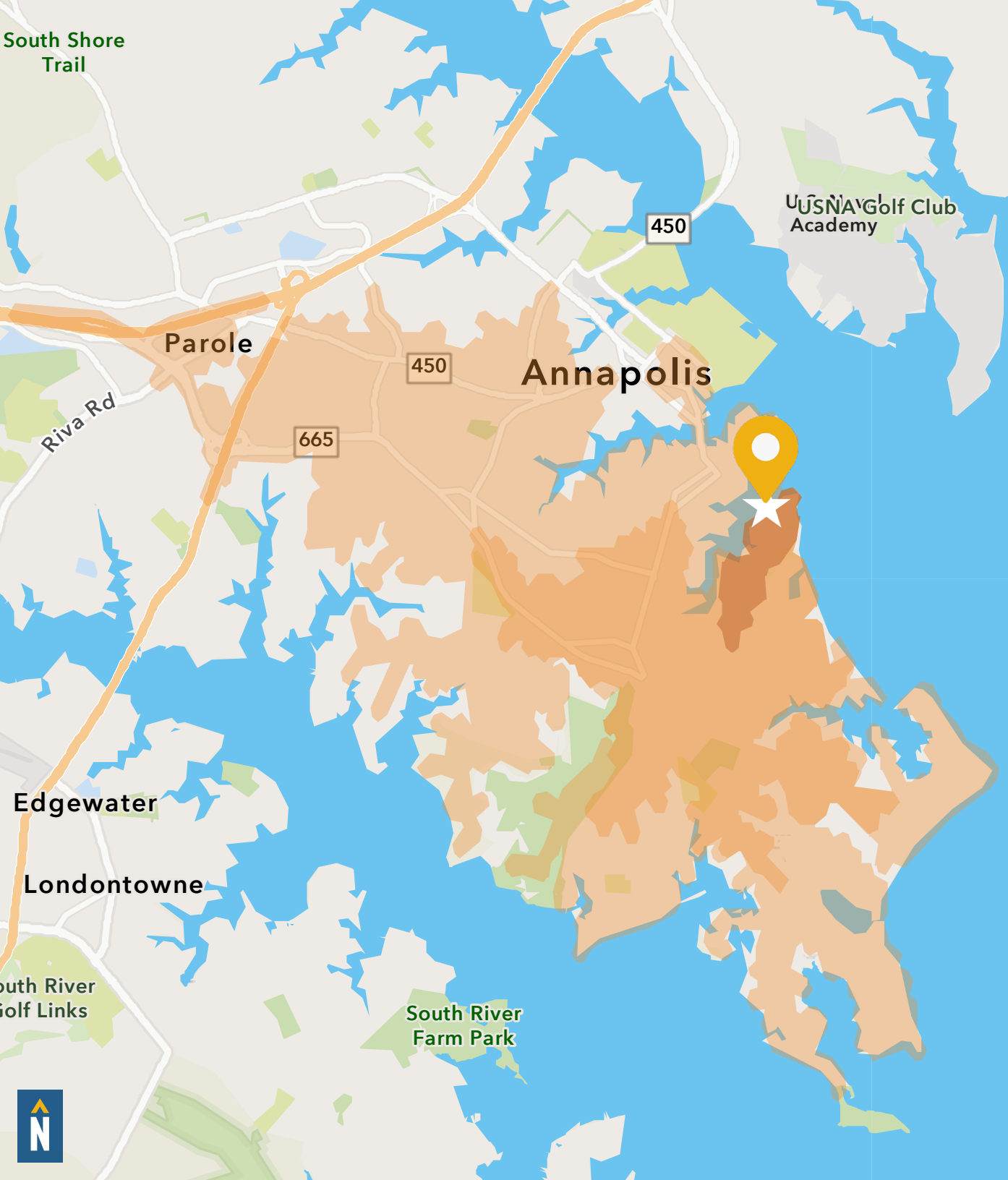


SPACE PHOTOS **SUITE 500**



SPACE PHOTOS **SUITE 102**





DEMOGRAPHICS

2023

RADIUS: 5 MIN 10 MIN 15 MIN

RESIDENTIAL POPULATION



664	14,324	44,685
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DAYTIME POPULATION



785	11,178	49,554
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AVERAGE HOUSEHOLD INCOME



\$90,315	\$130,689	\$156,869
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NUMBER OF HOUSEHOLDS



318	5,783	18,735
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MEDIAN AGE



43.3	41.3	41.0
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FULL DEMOS REPORT

FOR MORE INFO **CONTACT:**



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VISIT **PROPERTY PAGE** FOR MORE INFORMATION.



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