



8214 NORTH POINT RD

EDGEMERE, MD 21219

FOR
SALE



MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

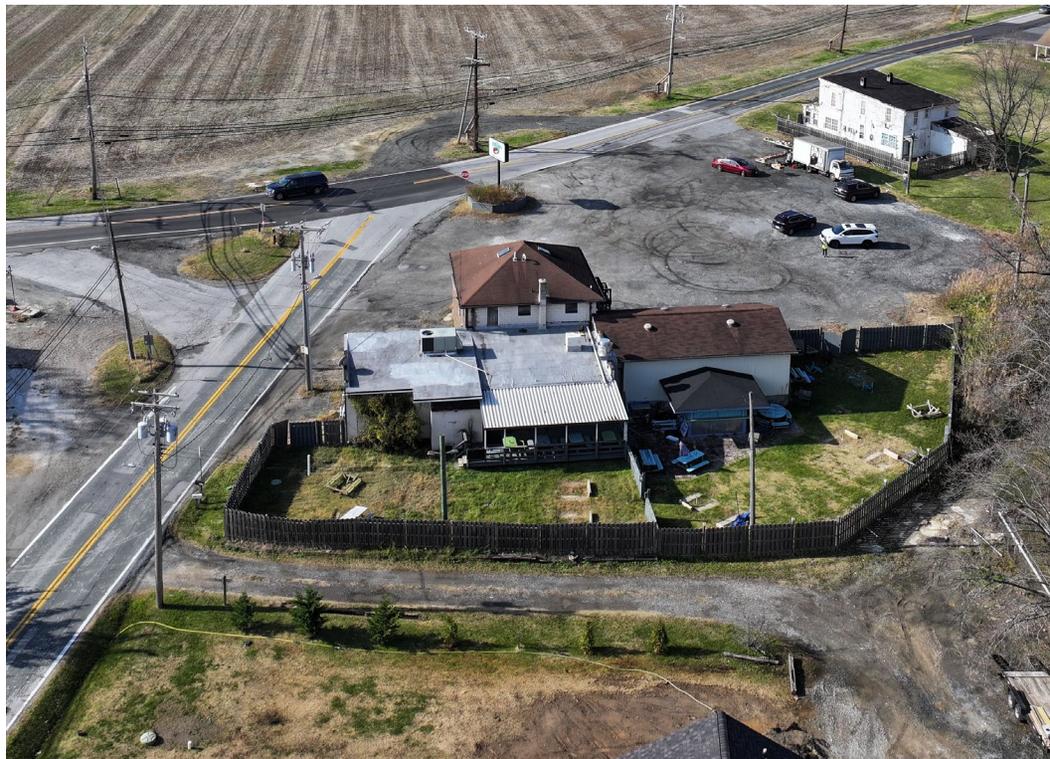
HIGHLIGHTS:

- Two full-service loading docks support efficient deliveries and operational flow
- Public utilities provide reliable access to water, sewer, and essential services
- Approximately 2,000 SF of warehouse space supports a variety of industrial uses
- Approximately 2,000 SF of restaurant or office space provides flexible commercial options.
- Existing refrigeration and freezer units offer turnkey readiness for cold storage or food service operations
- Ample on-site parking accommodates employees, customers, and delivery vehicles
- 7 days a week carry out liquor license in place

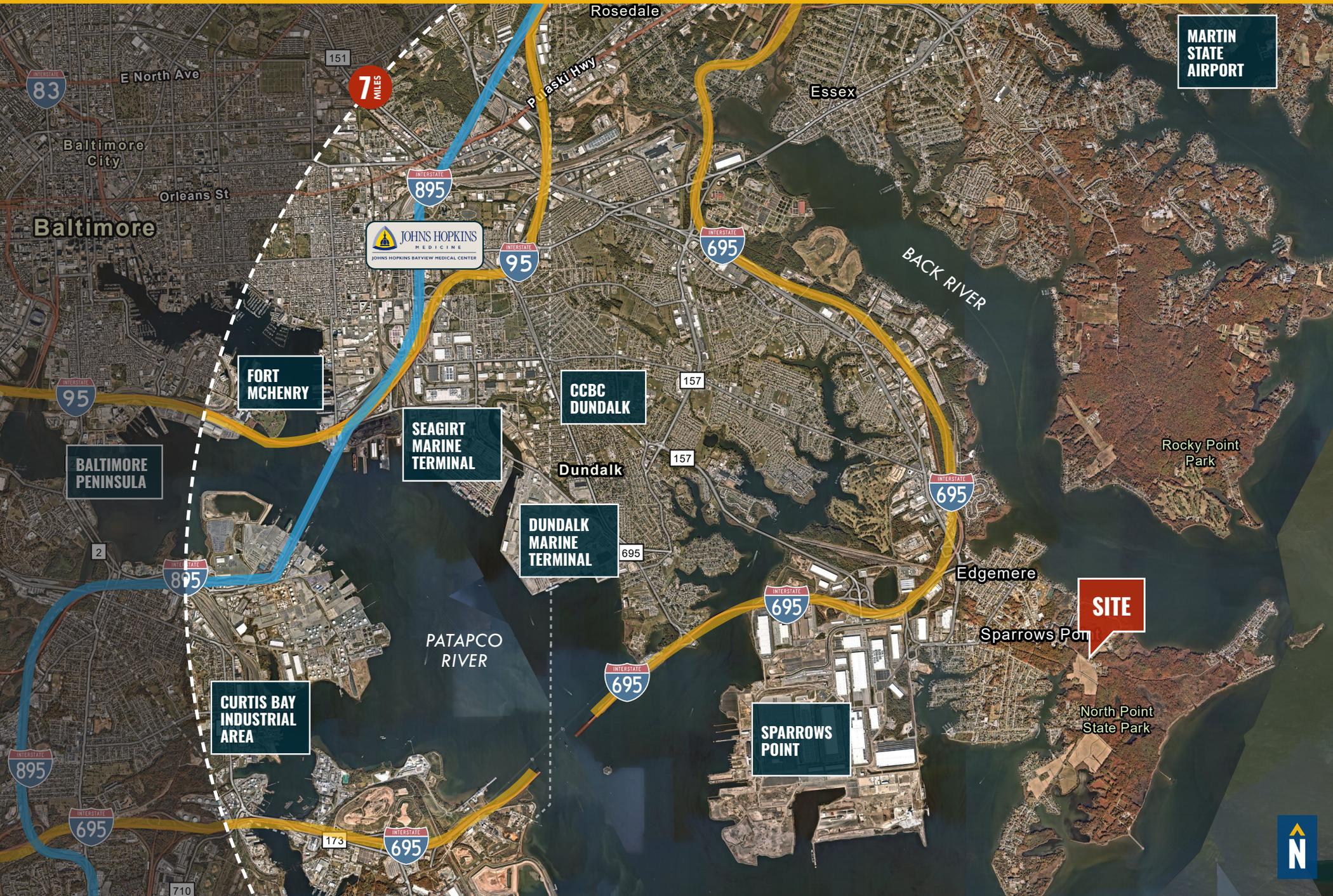
BUILDING SIZE:	4,032 SF ±
LOT SIZE:	0.77 ACRES ±
LOADING:	2 DOCKS
CLEAR HEIGHT:	12'
ZONING:	BL
SALE PRICE:	\$600,000



ADDITIONAL PHOTOS



LOCAL BIRDSEYE



MARTIN STATE AIRPORT

7 MILES

JOHNS HOPKINS MEDICINE
JOHNS HOPKINS BAYVIEW MEDICAL CENTER

FORT MCHENRY

CCBC DUNDALK

SEAGIRT MARINE TERMINAL

Dundalk

DUNDALK MARINE TERMINAL

BALTIMORE PENINSULA

Edgemere

SITE

Sparrows Point

CURTIS BAY INDUSTRIAL AREA

SPARROWS POINT

North Point State Park



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VISIT **PROPERTY PAGE** FOR MORE INFORMATION.



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