



FOR SUBLEASE

CHARTWELL PROFESSIONAL PARK

8170 LARK BROWN ROAD | ELKRIDGE, MARYLAND 21075



PROPERTY OVERVIEW

HIGHLIGHTS:

- Lab Space, turn key and impeccably maintained
- First floor, direct access space
- Ample Parking
- Amenity rich area
- Prime Location, immediate access to Rts. 108, 175, and I-95
- Miscellaneous lab equipment: PCR, electrophoresis, osmometer, swinging-bucket centrifuge, dishwasher, sinks, glassware, pipettors, disposables, desks, chairs, conference table, etc

AVAILABLE:	SUITE 101: 2,000 SF ±
BUILDING SIZE:	8,000 SF ±
YEAR BUILT:	2004
STORIES:	2
PARKING:	3.75/1,000 SF
ZONING:	B1 (BUSINESS LOCAL)

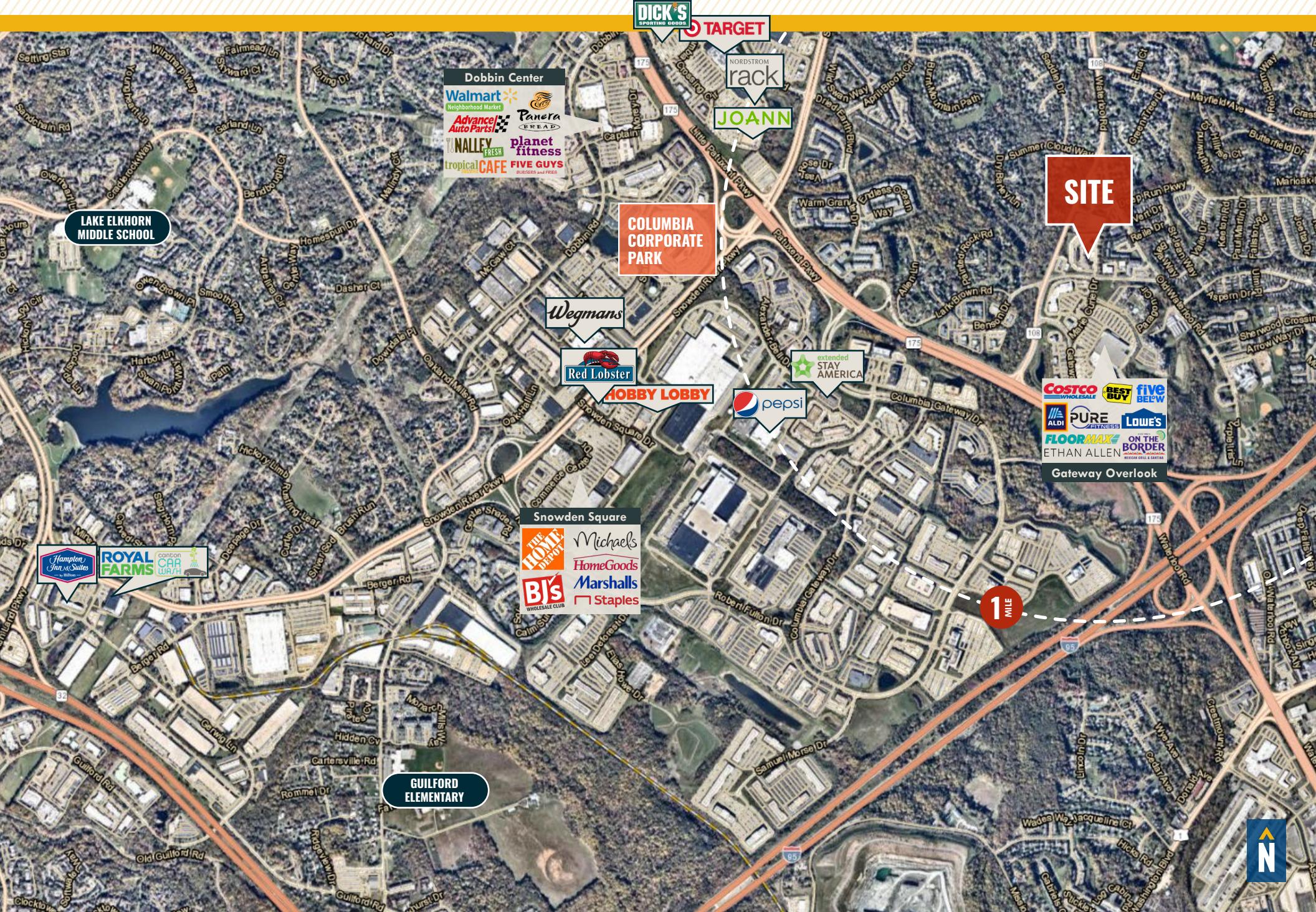


Included Lab Equipment	
(2) Class II biosafety cabinets	(3) Standard microscopes
(2) -80degC freezers	(1) Coulter counter
(1) 20kW diesel backup generator	(1) 18.2 Mohm 1 ultrapure water generator
(1) Beckman Infrared Spectrophotometer	(1) Beckman Refrigerated centrifuge
VWR Laboratory Benches	(2) CO2 incubators
(2) 2 PCR cabinets	(1) Eyewash/shower station
(1) Kodak Image Station 4000mm Pro	(1) Leica-Reichert Polyvar 2 Fluorescence microscope
(1) Yamato Autoclave	(1) Liquid Nitrogen storage tank
(1) Becton Dickinson FacsCalibur Flow cytometer w/sorter	



GOOGLE STREET VIEW

MARKET AERIAL



DEMOGRAPHICS

2025

RADIUS:

1 MILE

3 MILES

5 MILES

RESIDENTIAL POPULATION



13,394

85,041

202,669

DAYTIME POPULATION



17,719

101,515

232,280

AVERAGE HOUSEHOLD INCOME



\$167,252

\$166,508

\$170,290

NUMBER OF HOUSEHOLDS



4,807

30,787

75,336

MEDIAN AGE

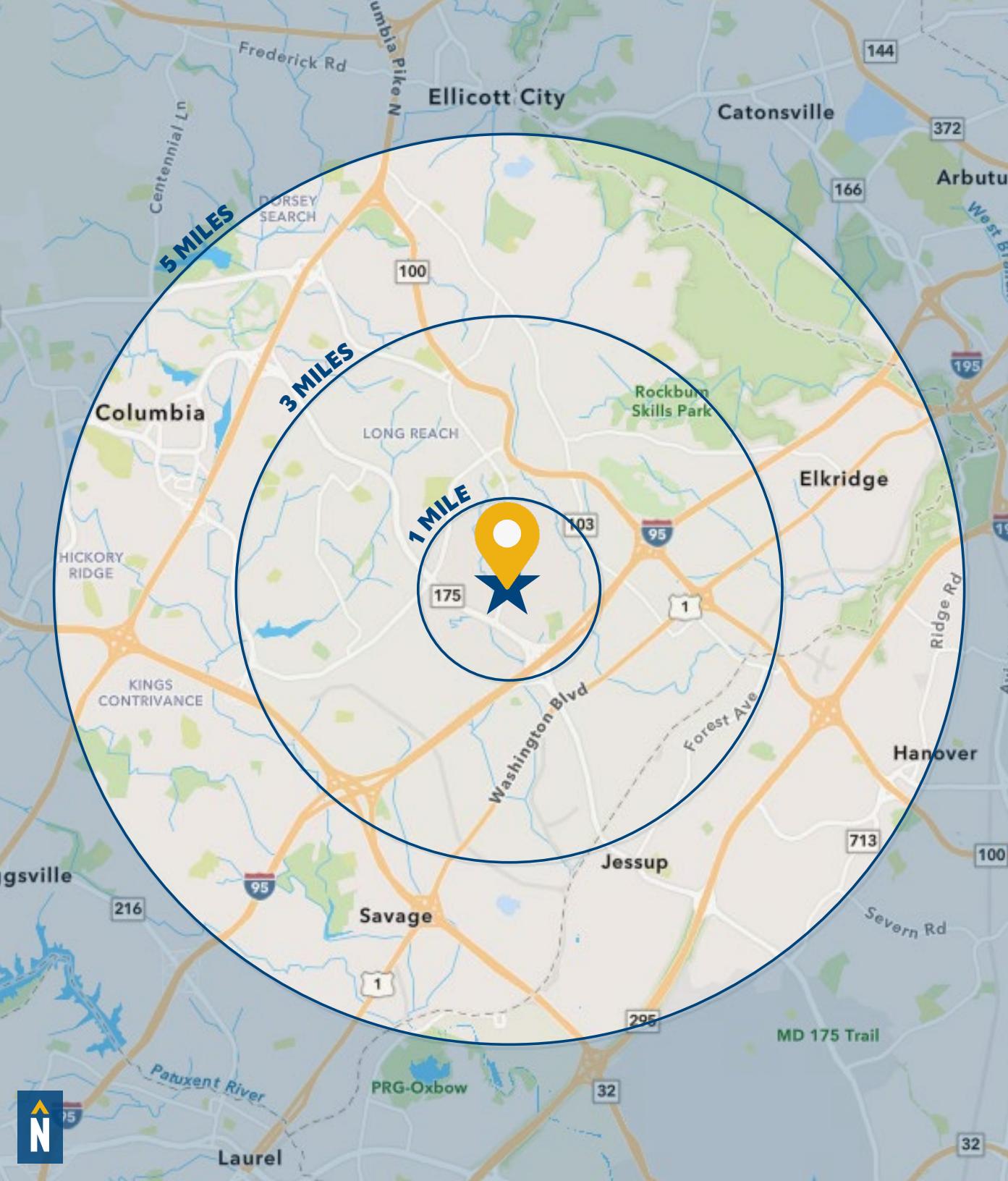


36.3

36.9

37.7

FULL DEMOS REPORT



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VISIT **PROPERTY PAGE** FOR MORE INFORMATION.



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