

# OFFICE CONDO FOR SALE OR LEASE

Adjacent to MedStar Franklin Square Medical Center  
9106 Philadelphia Road - Rosedale, MD 21237



Building is located at the entrance to Seven Square Office Park

Onsite pharmacy and deli

Excellent access to I-695 and I-95 and within close proximity to MedStar Franklin Square Medical Center and Essex Community College, just minutes from White Marsh Town Center and business community

Condo Fee - \$410; Taxes - \$4,063.40

## AVAILABILITY

- Suite 107: 1,686 square feet
- First floor space in a high visibility building
- Sale: \$337,000 (\$220 PSF)
- Lease: \$21.00 plus utilities, janitorial and condo fees



## FOR MORE INFORMATION PLEASE CONTACT:

Gail Chrzan | 443-330-4807 | [gchrzan@blueobrecht.com](mailto:gchrzan@blueobrecht.com)

Matt McKnelly | 443-330-4809 | [mmcknelly@blueobrecht.com](mailto:mmcknelly@blueobrecht.com)



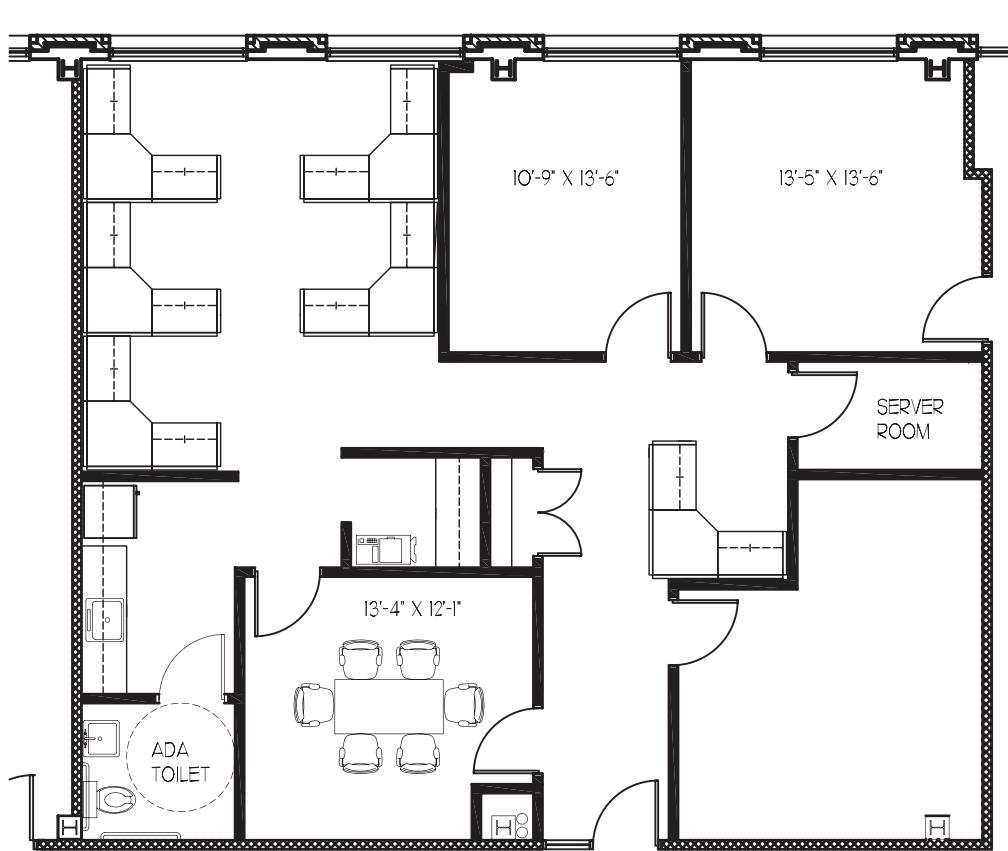
[instagram.com/blueobrecht](https://instagram.com/blueobrecht)

[linkedin.com/company/blue&obrecht](https://linkedin.com/company/blue&obrecht)

410-561-5568

# OFFICE CONDO FOR SALE OR LEASE

## 9106 PHILADELPHIA ROAD



Information is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof. Information is submitted subject to errors, omissions, prior sale, or lease withdrawal without notice.