



9920 FRANKLIN SQUARE DR.

BALTIMORE, MD 21236

FOR LEASE



RENTAL RATE

\$19.50 "As-Built"

FULL SERVICE NET OF JANITORIAL

AVAILABLE SPACES

Ste 140: 3,920 RSF

Ste 200: 3,214 RSF

Ste 235: 3,066 RSF

Ste 240: 1,848 RSF

PROPERTY HIGHLIGHTS

- I-95 Frontage/Signage Available
- Minutes to I-95, I-695, Rt.43, Rt. 40 & Rt. 7
- Surrounded By Major Medical & 2M SF of Walkable Retail
- Expansive Window Line Throughout
- High End Existing Finishes/Builds For Turnkey Solutions

LEASING CONTACT

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DBM Real Estate Group LLC.
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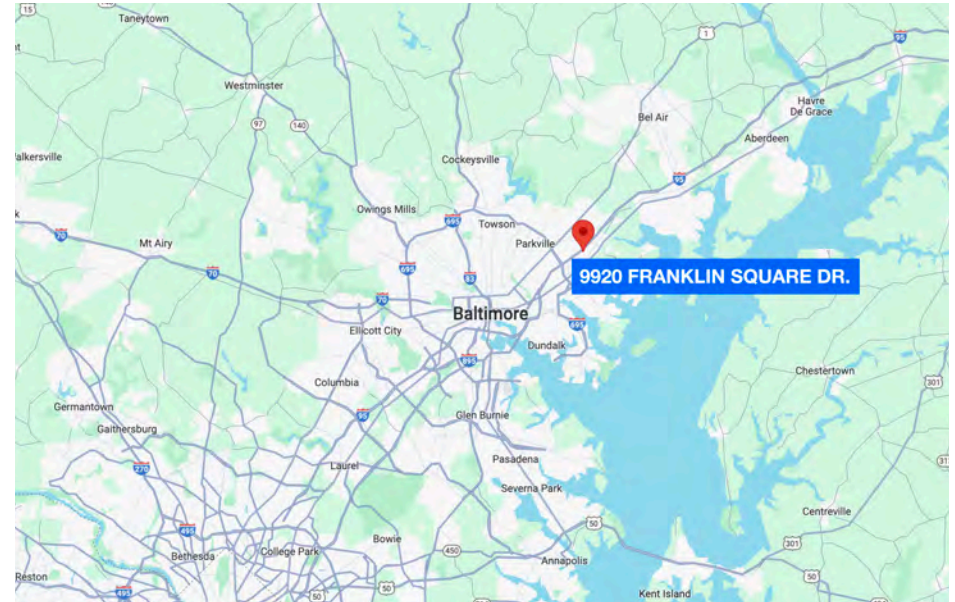


OVERVIEW

9920 FRANKLIN SQUARE DR. | BALTIMORE, MD 21236



Franklin Ridge is a high-image office/medical campus in the heart of the White Marsh Business Community. Strategically located just off I-95 & Campbell Blvd; the site offers ease of access for employees, customers & patients alike. Walkable to over 2 million square feet of retail amenities, and among the growing residential & senior housing density within the immediate area; Franklin Ridge offers a top location for businesses & medical practitioners to establish a presence in the White Marsh market.



Minutes to I-95, I-695, Rt.43, Rt 40 & Rt 7; the location is centrally located. The building sits at the epicenter of an established medical destination for the surrounding communities and is within miles of MedStar Franklin Square Hospital (a 350-bed hospital and the third largest in Maryland), Kaiser Permanente's White Marsh Medical Center, & Johns Hopkins Health and Surgery Center.

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AERIAL VIEW

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INTERIOR STE 140 PHOTOS

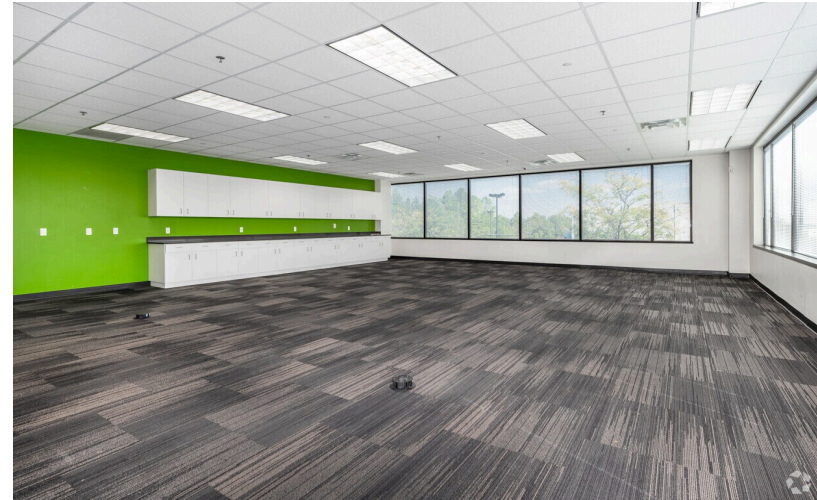
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INTERIOR STE 200/235 PHOTOS

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STE 140 "AS-BUILT" PLAN

Ste 140

3,920 RSF



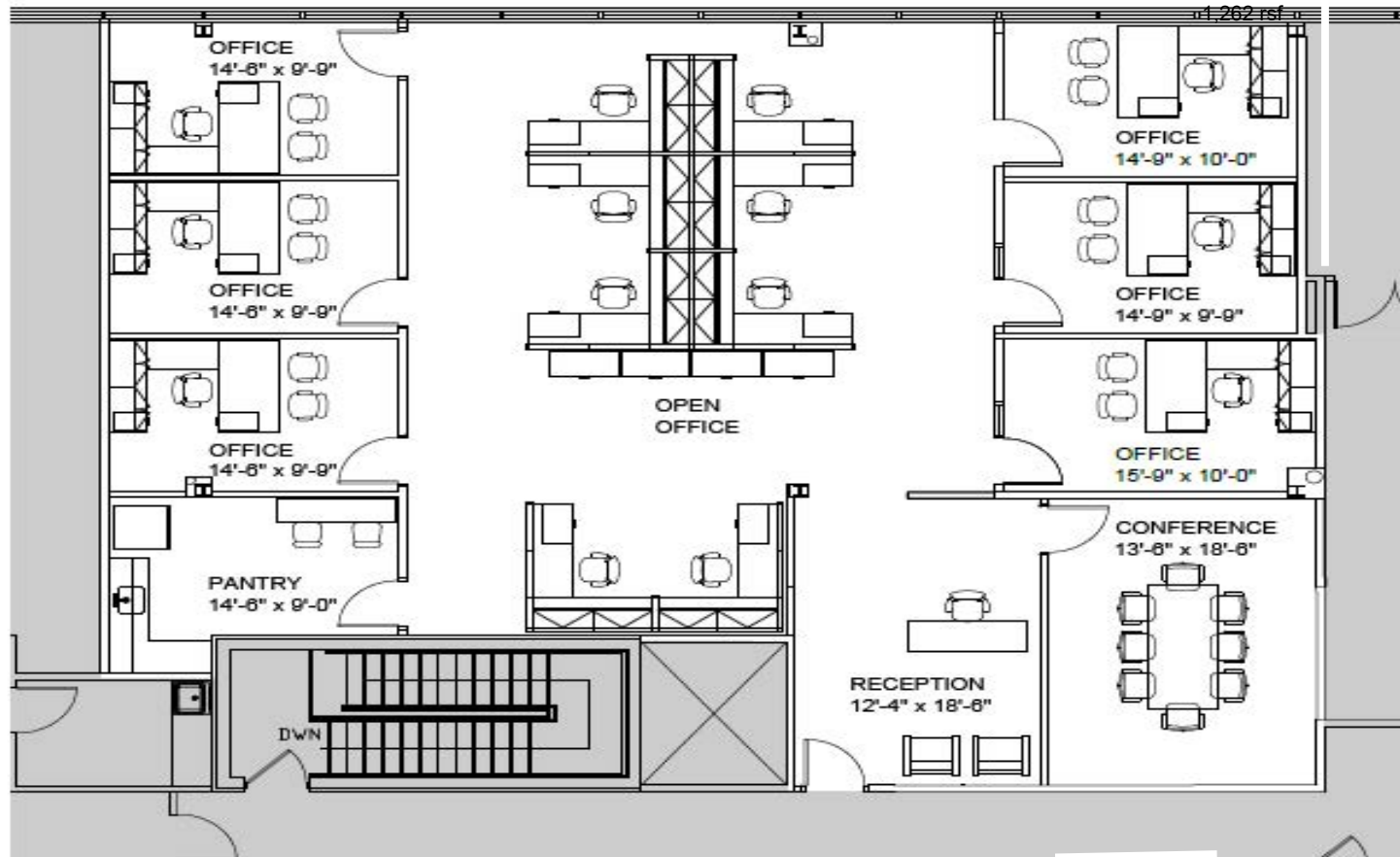


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SPECULATIVE STE 235 LAYOUT

Ste 235 - 3,066 RSF



DRAWING	DATE	03/31/25
	DRAWN BY	AM6
	SHEET	

SUITE H

9920 FRANKLIN SQUARE DRIVE
SUITE H
3,066 RSF
PROJECT NO.
579-0525

SCALE
1/8" = 1'-0"

Arris DESIGN

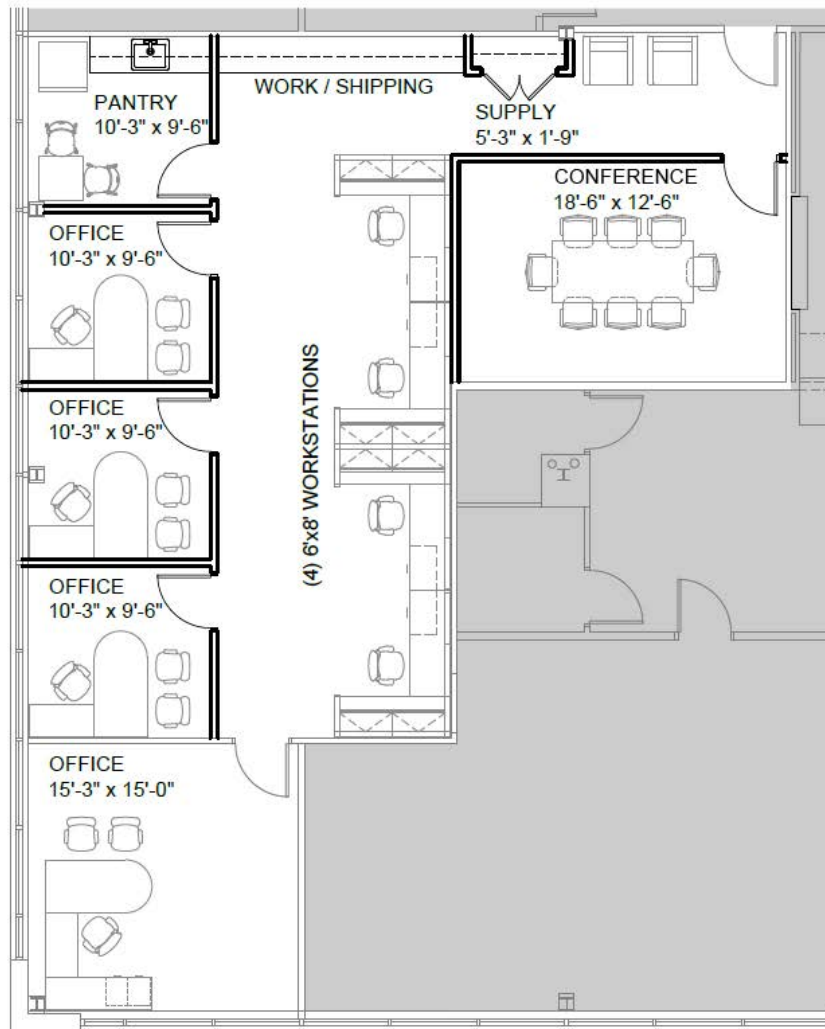
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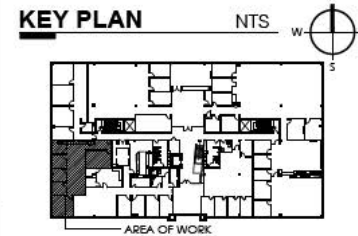


SPECULATIVE STE 240 LAYOUT

Ste 240 - 1,848 RSF



LEGEND	
SYMBOL	DESCRIPTION
	EXISTING CONSTRUCTION
	NEW CONSTRUCTION



APPROVAL	
<input type="checkbox"/>	APPROVED AS SHOWN
<input type="checkbox"/>	APPROVED WITH COMMENTS
<input type="checkbox"/>	REVISE AND RESUBMIT
_____	SIGNATURE
_____	DATE



1629 Thames Street, Suite 400
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PROJECT

9920 FRANKLIN SQ.
NOTTINGHAM, MD

DRAWING

TEST FIT #1

PROJECT NO.
579-1025

SCALE 1/8" = 1'-0"

NOTE: THIS DRAWING IS NOT TO
SCALE UNLESS PRINTED AT ACTUAL
SIZE IN 8 1/2" x 11" FORMAT

THIS DRAWING HAS
BEEN REVIEWED FOR
QUALITY CONTROL AND
CODE COMPLIANCE

DATE 09/23/25

DRAWN BY AMS

SHEET NO.

TF-1.1



SECOND FLOOR "AS-BUILT" LAYOUTS

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410.752.5006 (P)

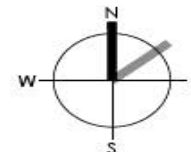
Arris
DESIGN

Baltimore, Maryland 21231
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SECOND FLOOR

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