

1811 Cabin Branch Drive
Landover, MD

INSIDE-THE-BELTWAY

INDUSTRIAL VACANCY



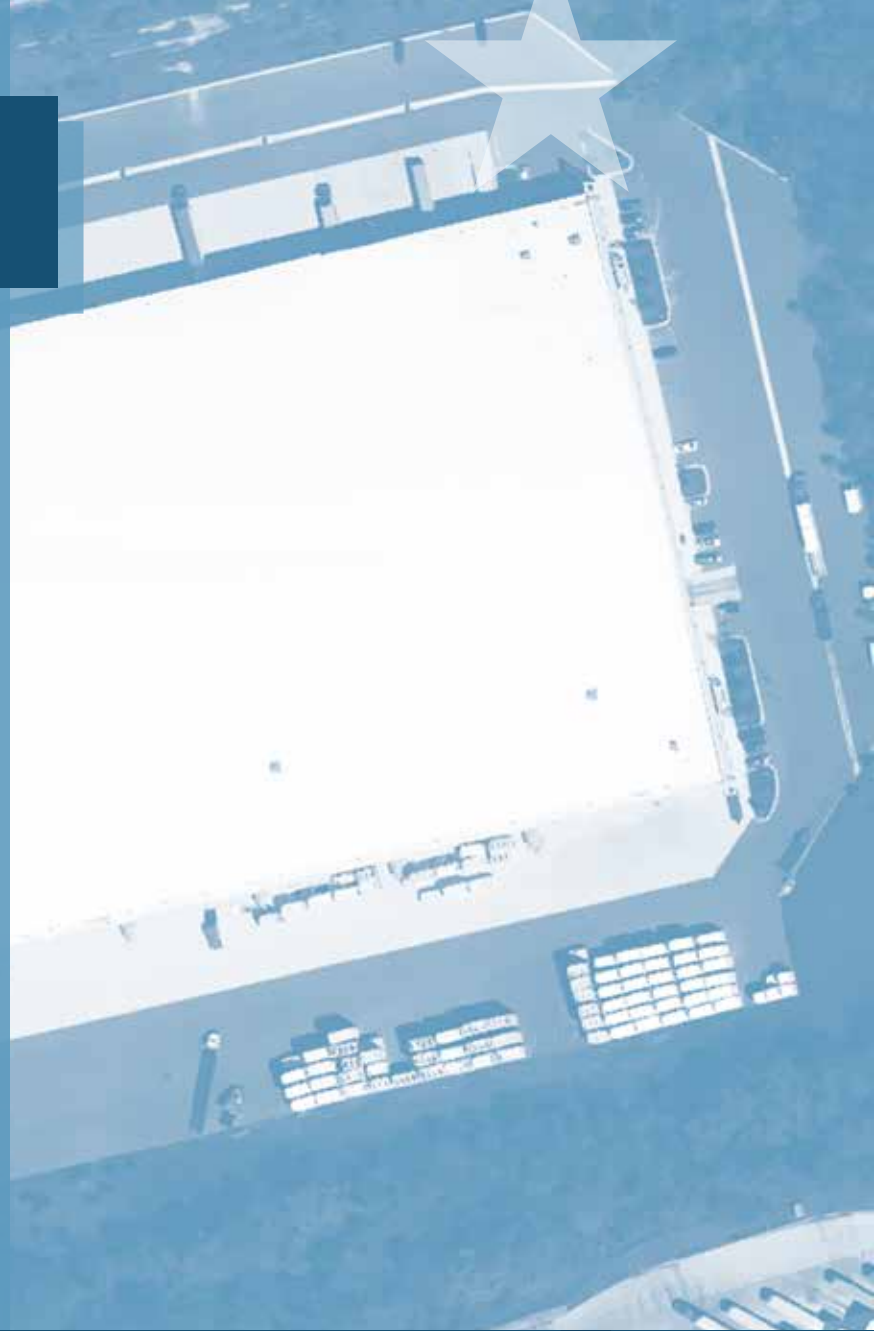
★ ★ ★
DC
LOGISTICS CENTER

57,444 SF END CAP
AVAILABLE IMMEDIATELY

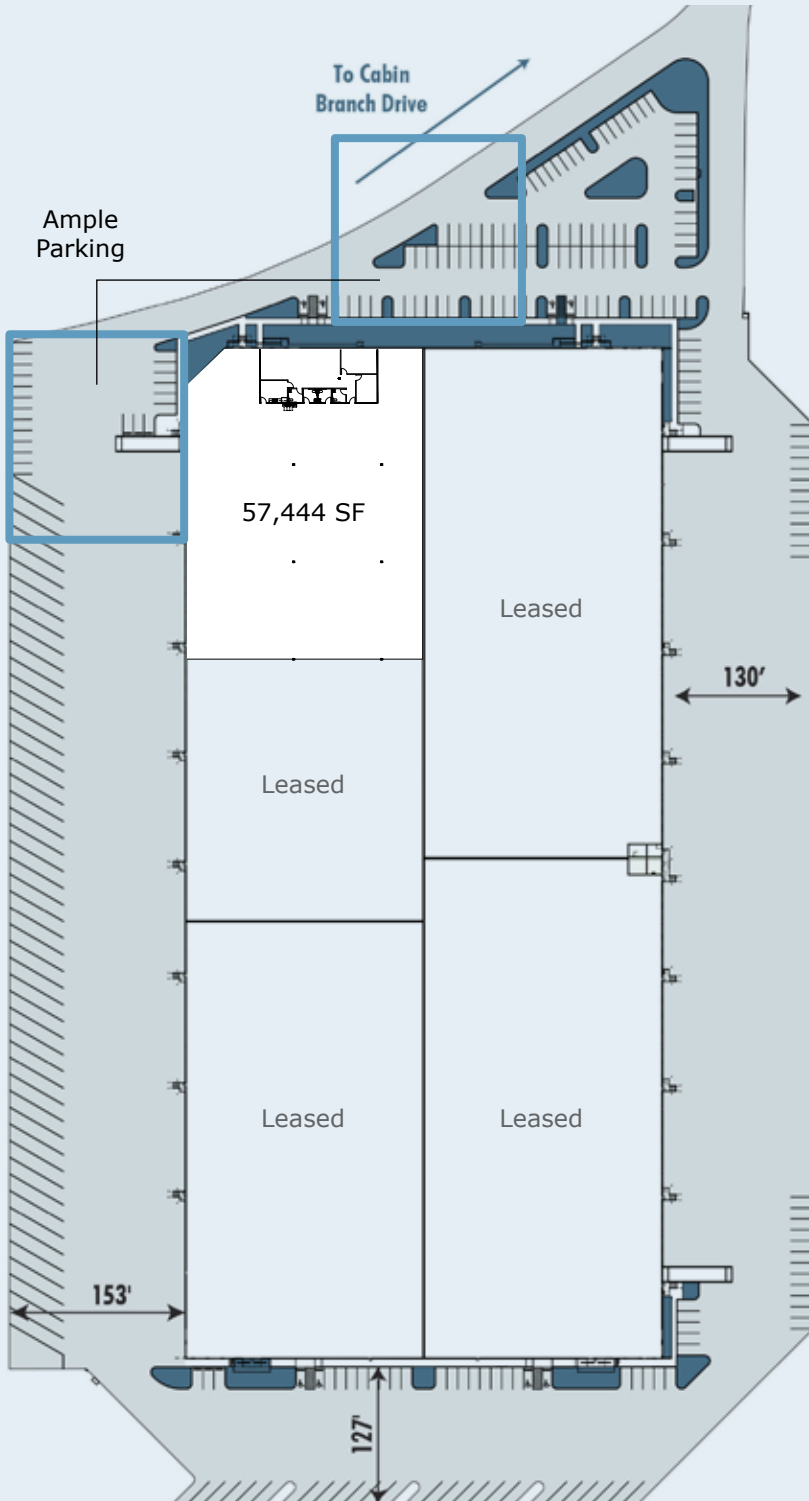
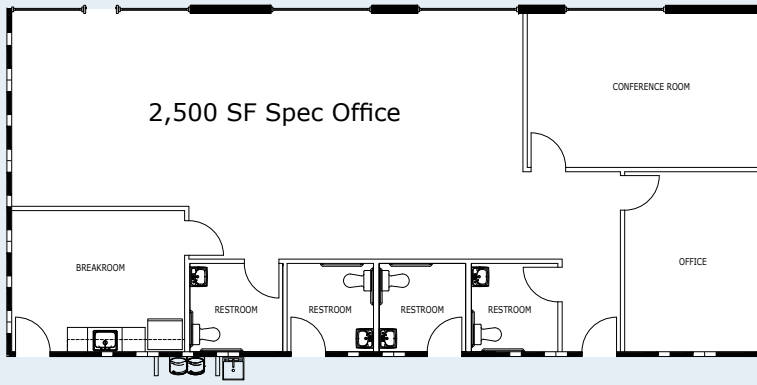
57,444 END CAP
AVAILABLE IMMEDIATELY

PROPERTY INFORMATION

- 2.5 miles to Washington, DC line
- I-1 zoning
- Institutional ownership by **nuveen**
- **5.5 acres of adjacent trailer parking coming soon**
- **Focus Area Enterprise Zone**

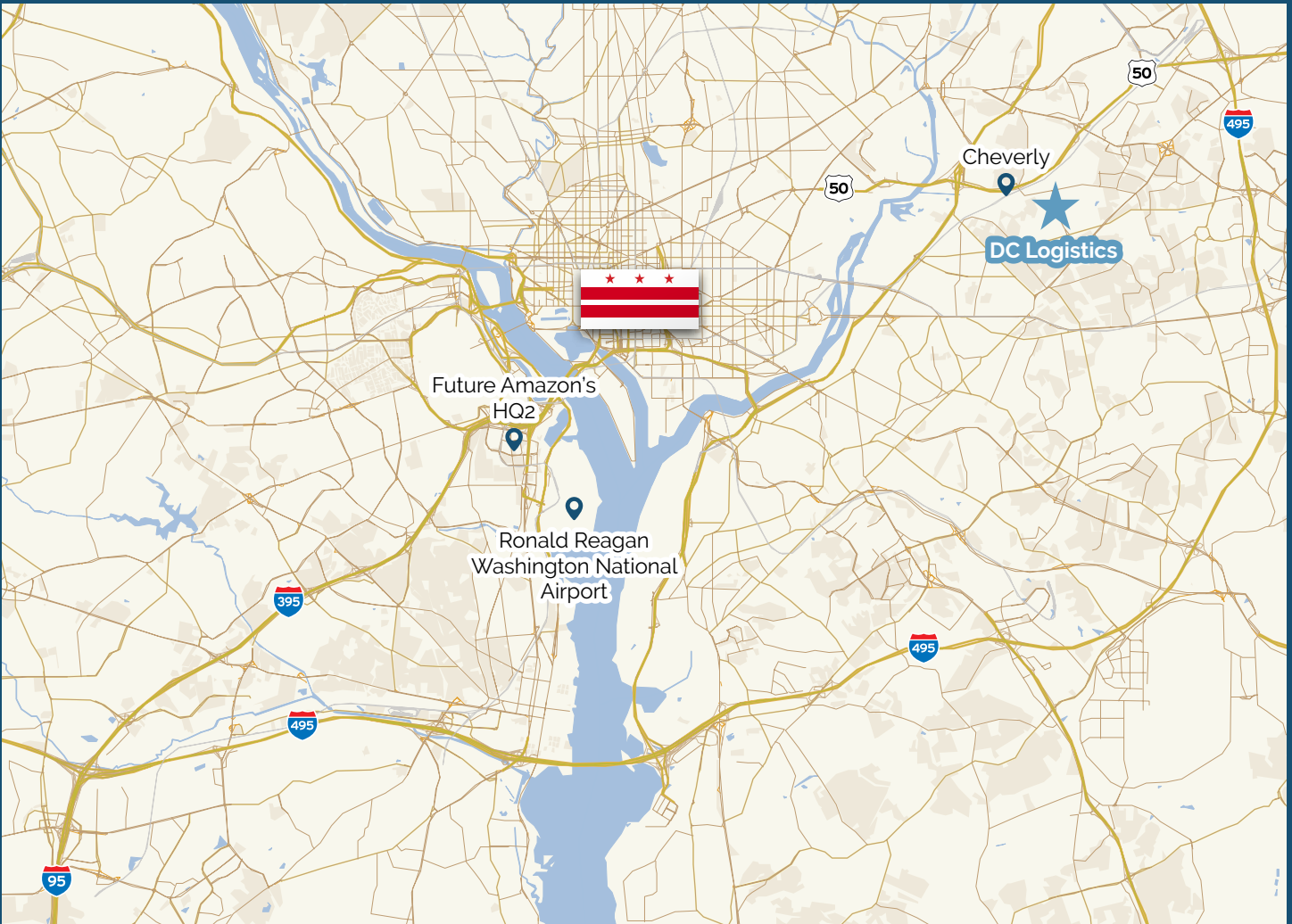


CLASS A
INDUSTRIAL SPACE



SPACE INFORMATION

- 2,500 SF spec office under construction
- 10 docks
- 1 drive-in
- 13 trailer drops
- Ample parking



DISTANCES

- 0.9** miles to Cheverly Metro Station
- 2.4** miles to the Beltway
- 2.5** miles to the Washington, DC line
- 12** miles to Reagan National Airport
- 28** miles to BWI Airport

- 35** miles to Port of Baltimore
- 38** miles to Washington Dulles Airport
- 83** miles to Virginia Inland Port
- 149** miles to Port of Philadelphia
- 209** miles to Port of Norfolk



FOR MORE INFORMATION, CONTACT:

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