

FOR LEASE RETAIL PROPERTY

TOWER PLAZA - 14707 BALTIMORE BLVD.

14707 Baltimore Ave.
Laurel, MD 20707



OFFERING SUMMARY

Available SF: Up to 10,194 SF (+/-)

Lease Rate: \$30.00 SF/yr (NNN)

Lot Size: 0.0 Acres

Building Size: 40,000(+/-)

Zoning: C4

PROPERTY OVERVIEW

Tower Plaza is a 40,000(+/-) square foot mixed-use shopping center offering various retail shopping opportunities and multiple dining and entertainment options. Convenient and well located community-oriented shopping center on Baltimore Avenue, providing easy access to I-95, Route 32 and the Capital Beltway. Over 38,000 vehicles per day on Baltimore Avenue, providing a major thoroughfare between College Park and North Laurel.

PROPERTY HIGHLIGHTS

- Prime Location
- Ample Parking
- Easy Access to I-95, Route 32 and the Capital Beltway
- Padsite with Drive Thru available

Presented By:

Scott Douglas

301.655.8253

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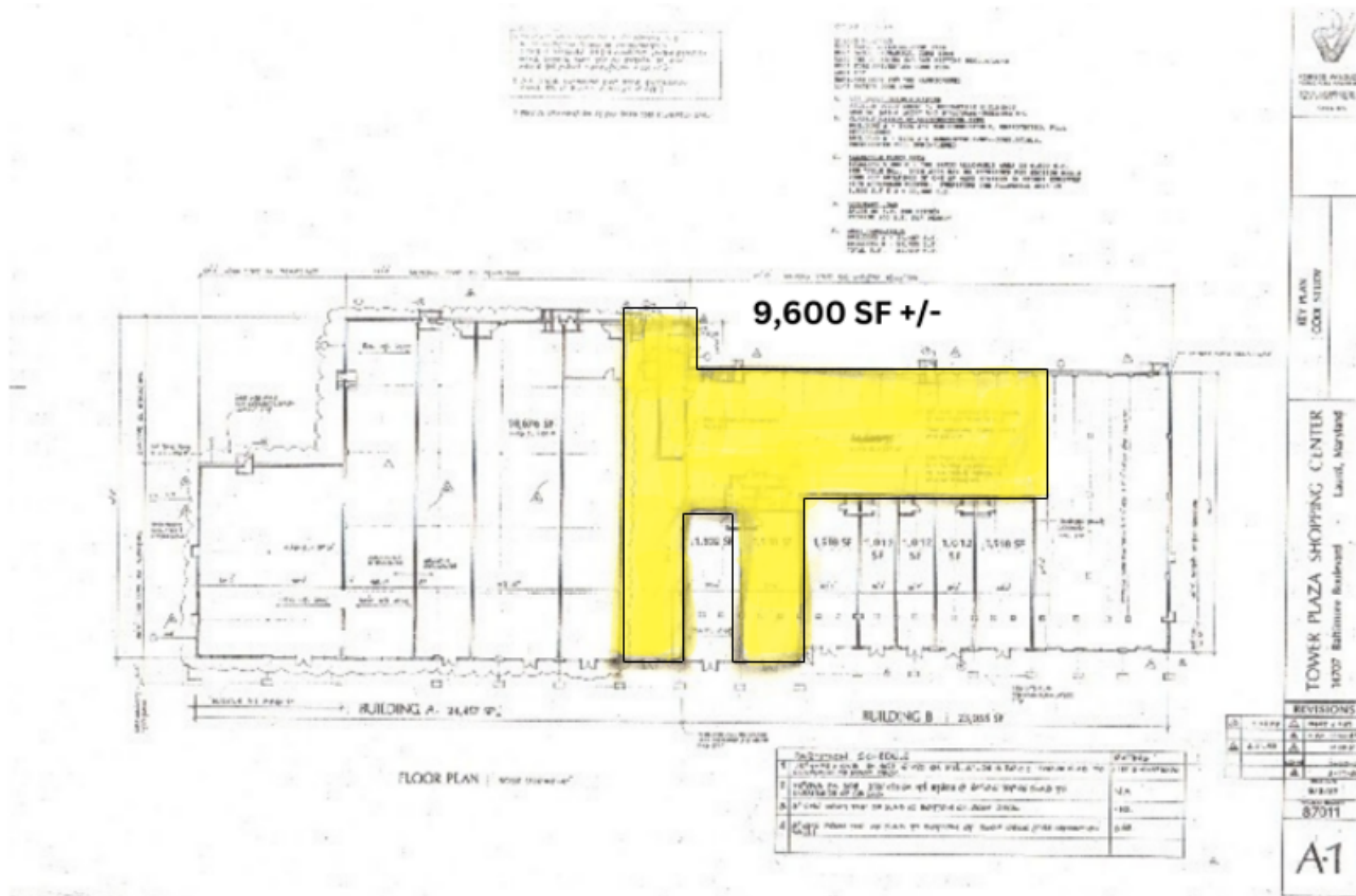
5 PARK PLACE UNIT 524, ANNAPOLIS, MD 21401

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FLOOR PLAN RETAIL PROPERTY

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LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	1,595(+/-) - 10,194(+/-) SF	Lease Rate:	\$30.00 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
14707 Baltimore Blvd. - Suite C	Available	4,166 - 10,191 SF	NNN	\$30.00 SF/yr
D	Available	2,668 - 10,194 SF	NNN	\$30.00 SF/yr
E	Available	1,765 - 10,194 SF	NNN	\$30.00 SF/yr
F	Available	1,595 - 10,194 SF	NNN	\$30.00 SF/yr
G	Available	5,000 SF	NNN	\$30.00 SF/yr

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FOR LEASE PAD SITE

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LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	3,000 (+/-)SF	Lease Rate:	Negotiable

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
Padsite	Available	3,000 SF	NNN	Negotiable



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