

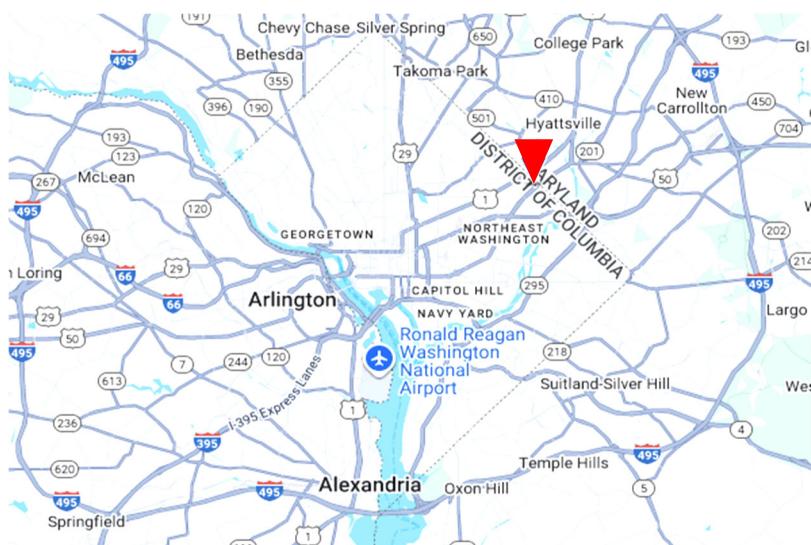
RETAIL / WAREHOUSE / OFFICE SPACE FOR LEASE

NEW TOWN CENTER

3172-3182 Bladensburg Road, NE Washington, DC 20018



Located near the intersection of Bladensburg Road & Eastern Avenue
Convenient to I-495, BW Parkway, downtown D.C, Baltimore, and commuter bus routes



Building Size: 93,475 SF; Built in 1976

Free surface parking

Tenancy Includes DC Brau, Roaming Rooster, US Post Office

AVAILABILITY

Warehouse 3172-74 B, 13,875 SF*

- 3 loading docks
- 18 ft ceiling height

Warehouse & Office 3176 B, 9,875 SF*

- 3 loading docks
- 18 ft ceiling height
- 2 bathrooms and kitchenette area

**3172 B - 3176 B may be leased together for a contiguous 23,750 SF*

Retail & Storage 3172 A, 5,367 SF

- 2,775 SF of retail / conditioned space
- 2,592 SF of warehouse / storage

Bladensburg Road signage available



For Leasing Opportunities Contact **Bobby Kravitz** Office: 301.795.1457 • BKravitz@PromarkPartners.com

451 Hungerford Drive, Suite 700 • Rockville, MD 20850 301.795.1400 • PromarkPartners.com

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