

FOR LEASE
 **BALTIMORE**



Avenue
REAL ESTATE

6603 YORK ROAD

BALTIMORE, MD | 21212

FOR LEASE



LOCATION REVIEW

6603 YORK ROAD BALTIMORE, MD | 21212

LEASE PRICE:
\$15 PSF/NNN

TOTAL LOT SIZE:
0.29 ACRES

AVAILABLE SF:
4,000SF

BUILDING SIZE:
4,000 SF

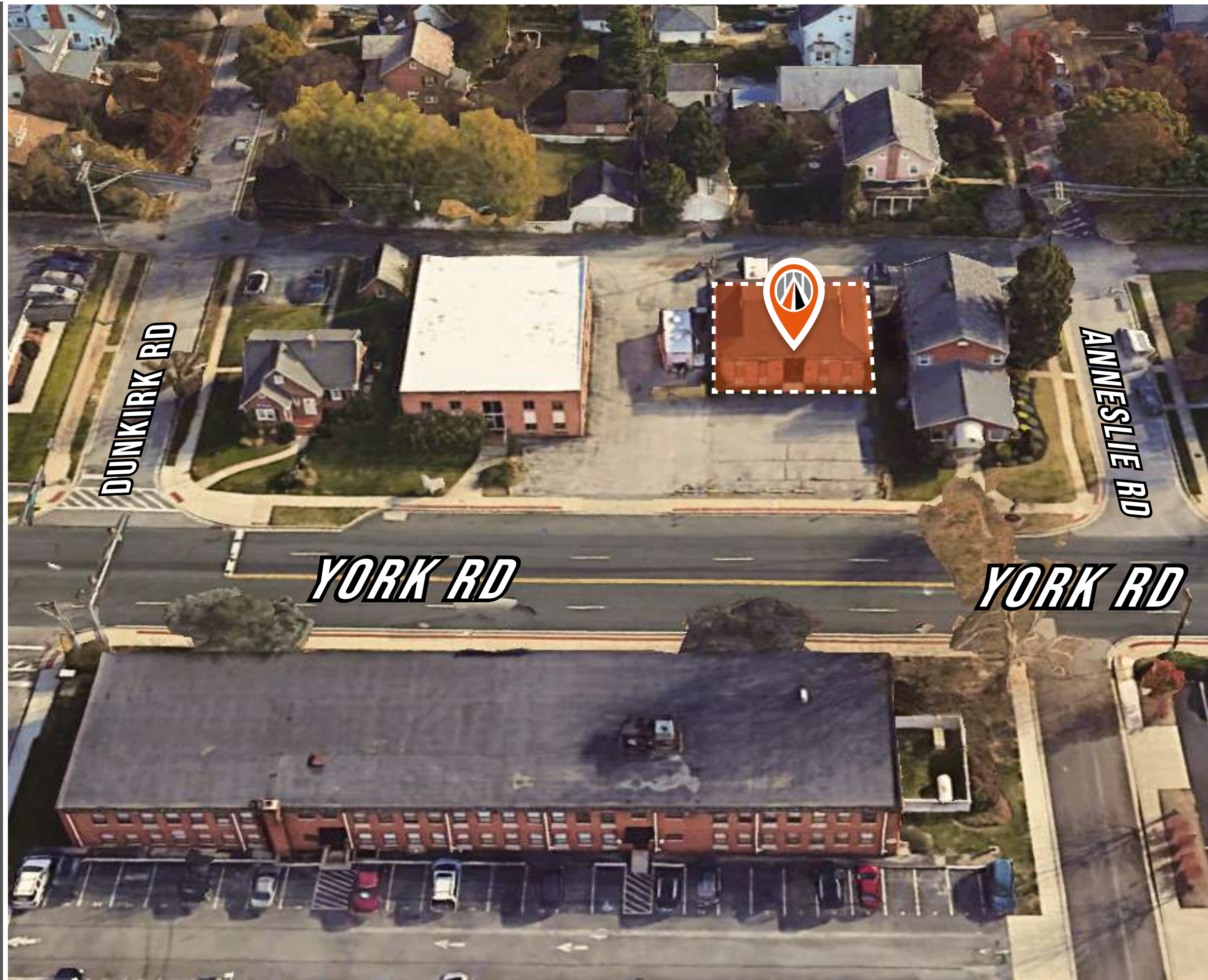
PROPERTY TYPE:
OFFICE

YEAR BUILT:
1985

PARKING:
\$150/ MO PER SPACE

HIGHLIGHTS:

- > 2 FLOORS IN THIS FREESTANDING BUILDING.
- > GREAT VISIBILITY ON YORK ROAD.
- > PERFECT FOR MEDICAL, RETAIL, DENTISTS, MUSIC SCHOOLS, FITNESS, GYMS, FAMILY USES, AND OFFICE TENANTS.

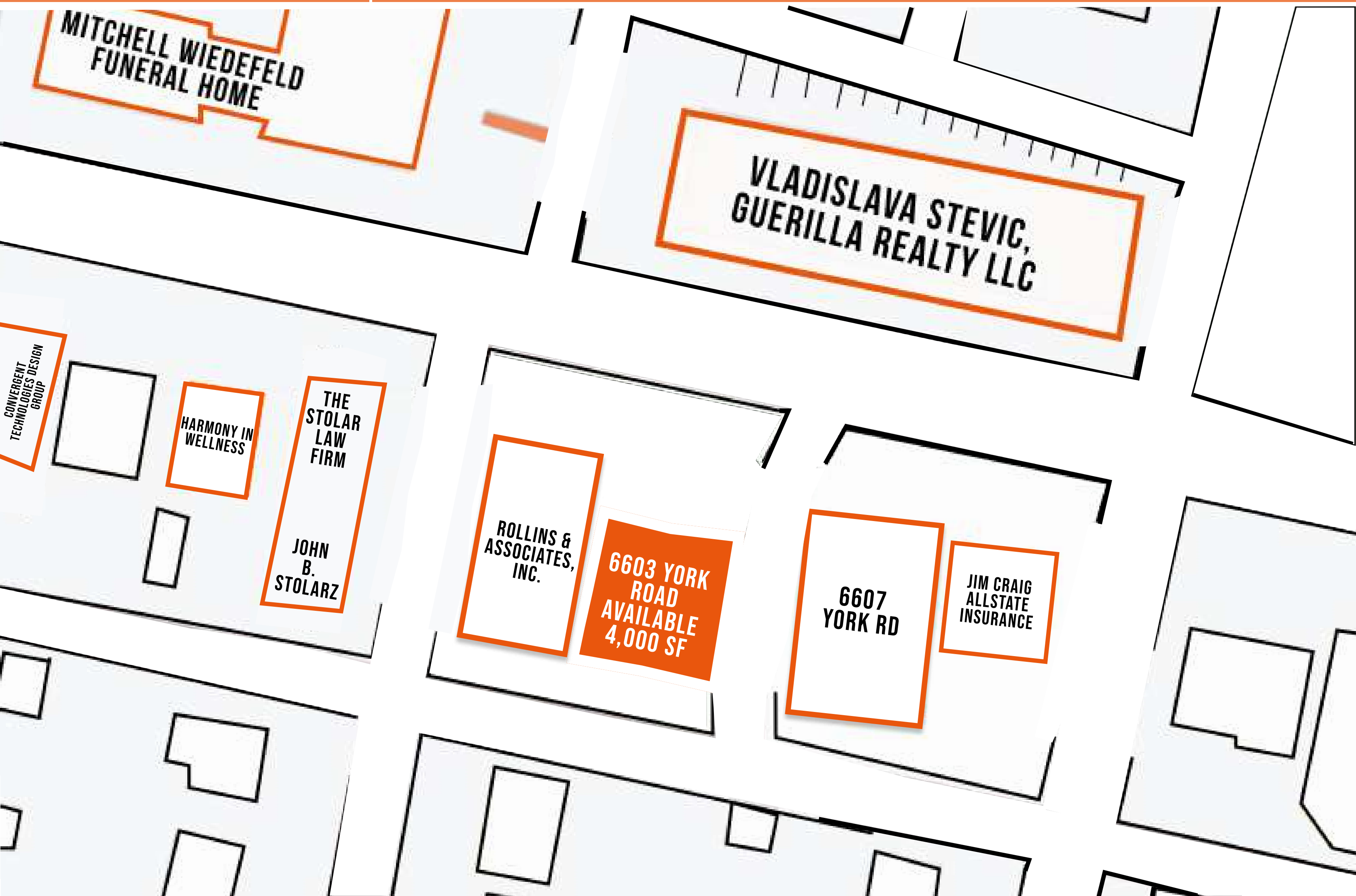


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SITE PLAN

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RETAIL MAP

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DEMOGRAPHICS

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HOUSEHOLDS & INCOME

1 MILE

2 MILES

3 MILES

TOTAL POPULATION

23,222

81,028

176,847

AVERAGE AGE

35.8

35.5

35.1

AVERAGE AGE (MALE)

33.4

33.7

32.9

AVERAGE AGE (FEMALE)

39.4

37.3

36.7

HOUSEHOLDS & INCOME

1 MILE

2 MILES

3 MILES

TOTAL HOUSEHOLDS

9,319

30,822

67,425

OF PERSONS PER HH

2.5

2.6

2.6

AVERAGE HH INCOME

\$103,641

\$91,023

\$85,503

AVERAGE HOUSE VALUE

\$359,754

\$355,459

\$338,533

