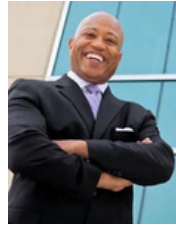


5503 Reisterstown Rd

5503-5505 Reisterstown Rd, Baltimore, MD 21215

**BERKSHIRE
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Will Ferguson
The Ferguson Group
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410-505-9700 Office
240-731-8935 Cell



5503-5505 Reisterstown Rd

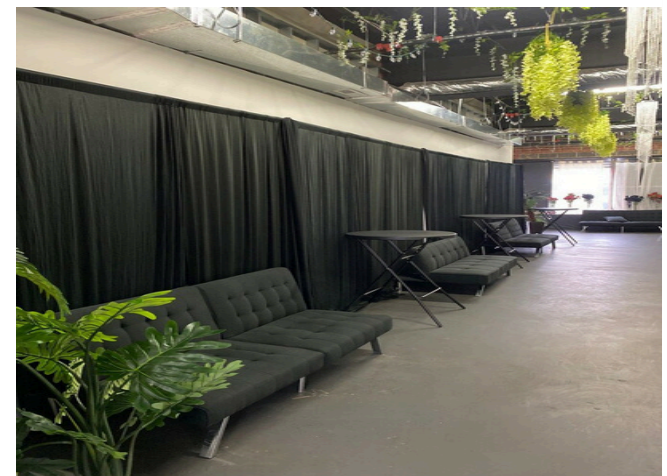
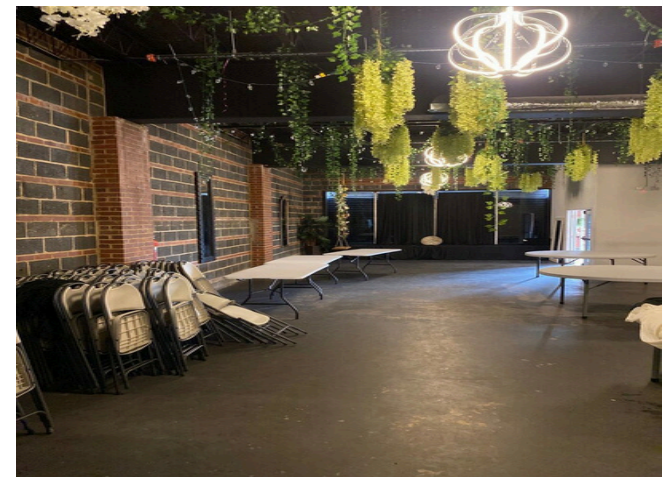
\$15.50/SF/YR

Prime first-floor commercial space available on a high-traffic roadway with excellent visibility and easy access. Ideal for office, medical, professional services, or retail use.

Formerly used as an event space, this venue consists of

- Ground-level entrance
- Flexible layout suitable for office or retail
- Strong street presence & signage opportunity
- Central Heating and Air Conditioning
- On-site Storage
- High daily traffic counts
- Central Location: Easily accessible by Mass Transit and Car. Convenient to 695, Rt. 83.
- Private fenced parking for 12 vehicles
- High-Speed Wi-Fi Available: Fully wired and equipped with all the tech you need for presentations, entertainment, or virtual events.

This space is perfect for businesses seeking convenience, visibility, and accessibility



Rental Rate:	\$15.50 /SF/YR
Property Type:	Retail
Property Subtype:	Freestanding
Gross Leasable Area:	5,835 SF
Year Built:	1950
Walk Score ®:	78 (Very Walkable)
Transit Score ®:	79 (Excellent Transit)

1st Floor

Space Available	3,630 SF
Rental Rate	\$15.50/SF/YR
Date Available	May 30, 2025
Service Type	Triple Net
Space Type	(NNN) Relet
Lease Term	Retail 3 Years

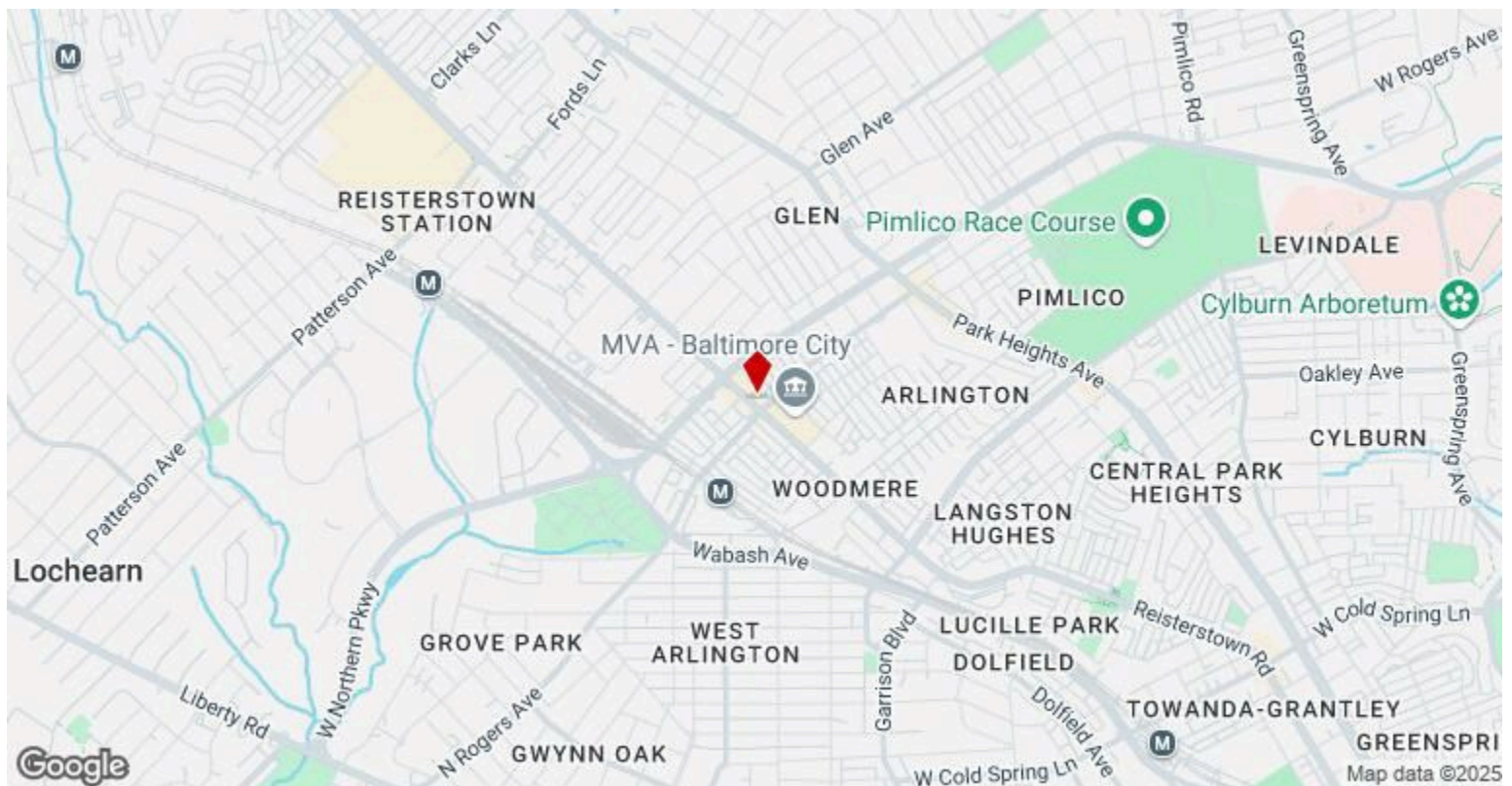
Cost Breakdown:

Rental Rate 15.50 X 3630 square ft= \$56,265 a year for 1st year or \$4,688.75 per month

Expenses \$5.35 per square ft= \$19,420 a year for 1st year or \$1,618.38 per month

Total cost per month is = \$6,307.13 per month, the 1st year

*Tenant /Buyers to confirm ALL zoning and potential usage.



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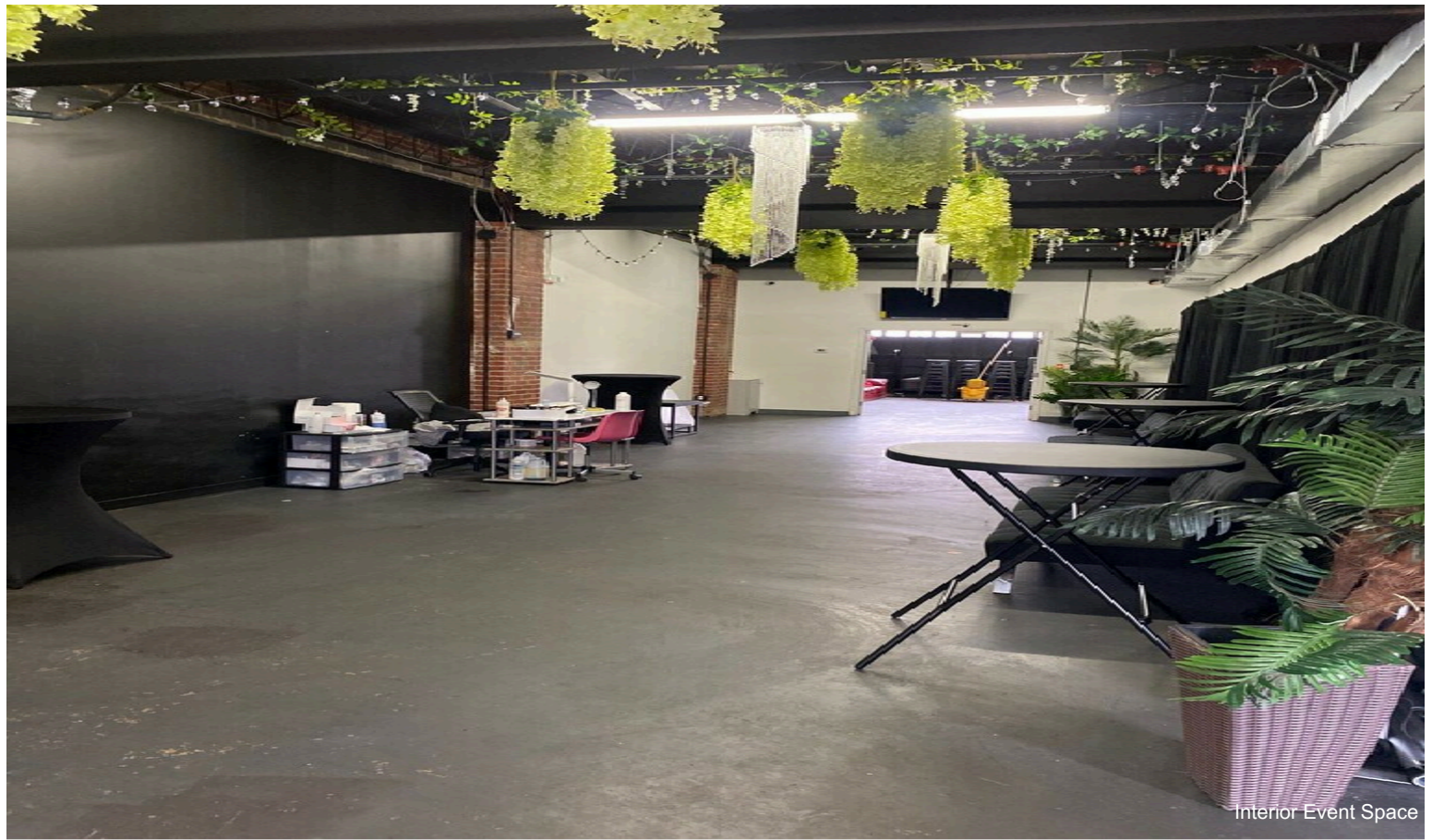
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Property Photos



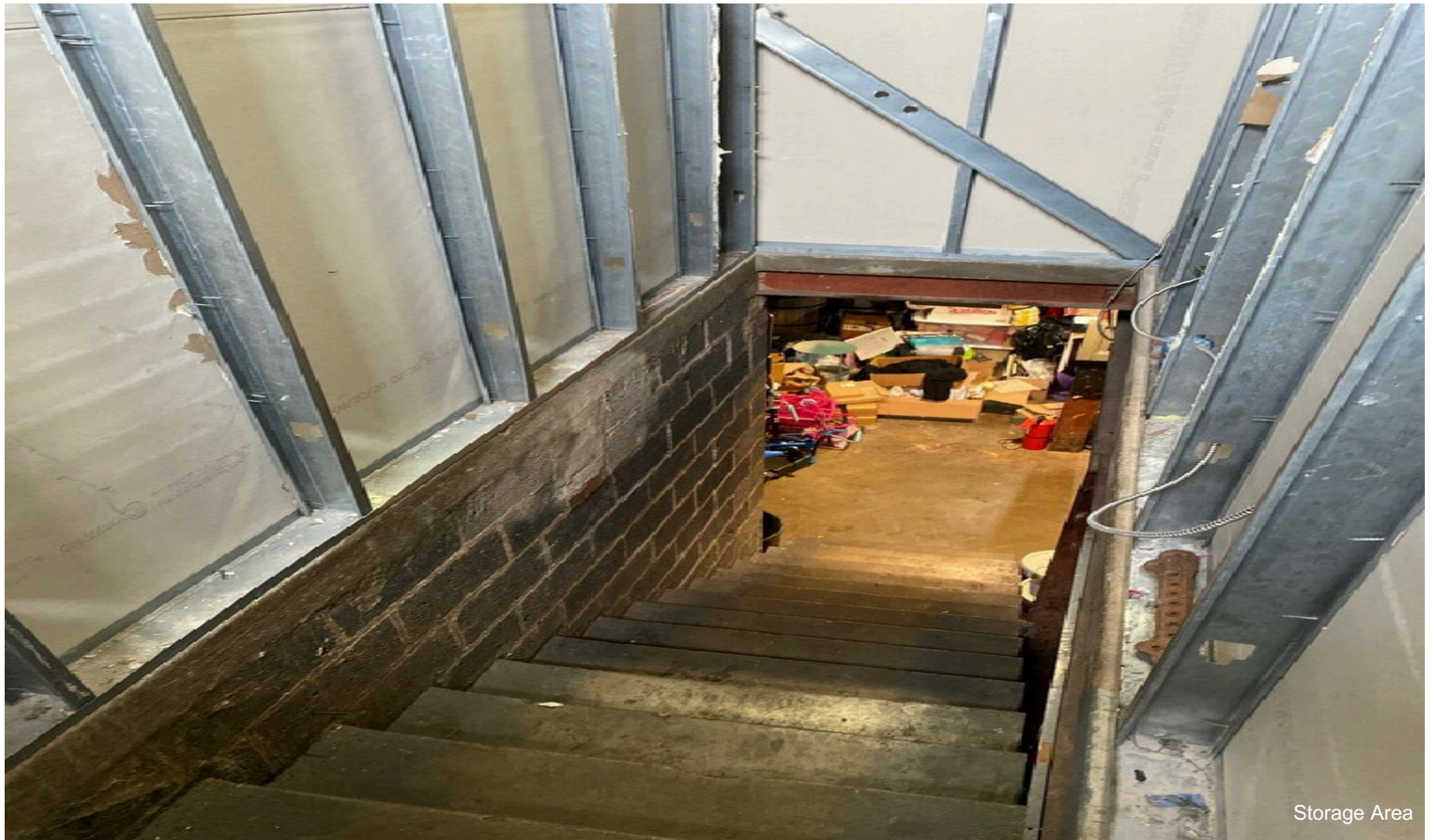
Property Photos



Property Photos



Interior



Storage Area

Property Photos



Property Photos



Exterior



Parking Area