

# METRO CENTRE



LIVE  
WORK  
GO **HERE**  
PLACES

[METROCENTREOM.COM](http://METROCENTREOM.COM)



Grand Central Ave, Owings Mills, MD 21117

• 410.581.2520

# METRO CENTRE AT OWINGS MILLS



## BUILT

- A1** GARAGE 2  
10450 GRAND CENTRAL AVENUE  
Parking Garage: 2,089 Spaces
- A2** CCBC AND BCPL  
10300 GRAND CENTRAL AVENUE  
Community College: 40,000 SF  
Library: 80,000 SF
- A3** GARAGE 1  
5048 PAINTERS MILL ROAD  
Parking Garage: 2,865 Spaces
- A4** THE MET AT METRO CENTRE  
10500 GRAND CENTRAL AVENUE  
Apartments: 137 Units
- A5** OFFICE AND RETAIL  
10200 GRAND CENTRAL AVENUE  
Office: 140,446 SF  
Retail: 42,466 SF
- A6** METRO CROSSING APARTMENTS  
10301 GRAND CENTRAL AVENUE  
Apartments: 116 Units  
Retail: 24,119 SF
- A7** METRO CROSSING APARTMENTS  
10201 GRAND CENTRAL AVENUE  
Apartments: 116 Units  
Retail: 23,937 SF
- A8** MARRIOTT  
10101 GRAND CENTRAL AVENUE  
Hotel: 229 Rooms
- A9** THE WILLARD  
4800-5000 WAVERLY LANE  
Apartments: 227 Units  
Parking Garage: 401 Spaces

## PROPOSED

- C1** 5018 PAINTERS MILL (NORTH CAMPUS)  
Grocery Store: 46,000 SF  
Office: 660,000 SF  
Parking Garage: 4,517 Spaces
- C2** 10100 GRAND CENTRAL AVENUE  
Office: 220,000 SF
- C3** 10100 GRAND CENTRAL AVENUE  
Hotel: 84,000 SF  
Retail: 4,000 SF
- C4** 10400 GRAND CENTRAL AVENUE  
Office: 93,000 SF  
Retail: 12,000 SF
- C5** 10501 GRAND CENTRAL AVENUE  
Apartments: 165 Units
- C6** 5100-5200 WAVERLY AVENUE  
Apartments: 375 Units  
Parking Garage: 401 Spaces
- C7** 5101 WAVERLY AVENUE  
Apartments: 250 Units
- C8** 5001 WAVERLY AVENUE  
Apartments: 250 Units

# UNIQUELY DESIGNED TO MAXIMIZE WORK LIFE BALANCE

LIVE  
WORK  
GO PLACES

## LIVE HERE

The Apartments at Metro Centre offer the best of both worlds; a city-living communal vibe with the convenience and privacy you can only find in the suburbs.



## WORK HERE

The Offices at Metro Centre offer newly built, Class "A" flexible designs to suit your modern businesses' every need. Plus, you have the ability to host your own visitors, conferences, and corporate events at the on-site Marriott Hotel.



## GO PLACES

Extensive retail space keeps Metro Centre buzzing with activity and excitement, as it offers residents, employees, and visitors plenty of dining, beauty, and shopping options along Grand Central Avenue.



LIVE  
HERE

The Apartments at Metro Centre offer luxuriously modern 1-bedroom and 2-bedroom apartments featuring: walk-in closets, wood grain flooring, and eye-catching floor-to-ceiling windows. Residents have access to several convenient amenities including free garage parking, a state-of-the-art fitness center, pool with pergola and fire pit, catering kitchen and party room, theatre room, and computer lounge.



[METROCENTREOM.COM](http://METROCENTREOM.COM)

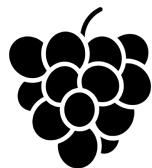


WORK  
HERE

Totaling 1.2 million square feet, the commercial office space in Metro Centre is suitable for a wide variety of industries. The 1,700 residential apartments, diverse dining and retail options, and free connected-garage parking allow businesses residing within The Offices at Metro Centre to hire and retain top talent in their respective industries, who are looking to optimize their work life balance which can best be done in a dynamic mixed-use transit oriented development such as Metro Centre at Owings Mills.



# RETAIL DIRECTORY



**BARREL  
& VINE**  
THE OAK OF OWINGS MILLS

**HONEY  
HOUSE**

**ZERO  
LATENCY**



**THE TONSORIUM**  
GROOMING SHOP FOR MEN

**Toastique**  
GOURMET TOAST  
& JUICE BAR



**TITLE BOXING CLUB**



**WOB**  
WORLD OF BEER



**salontra**  
select suites



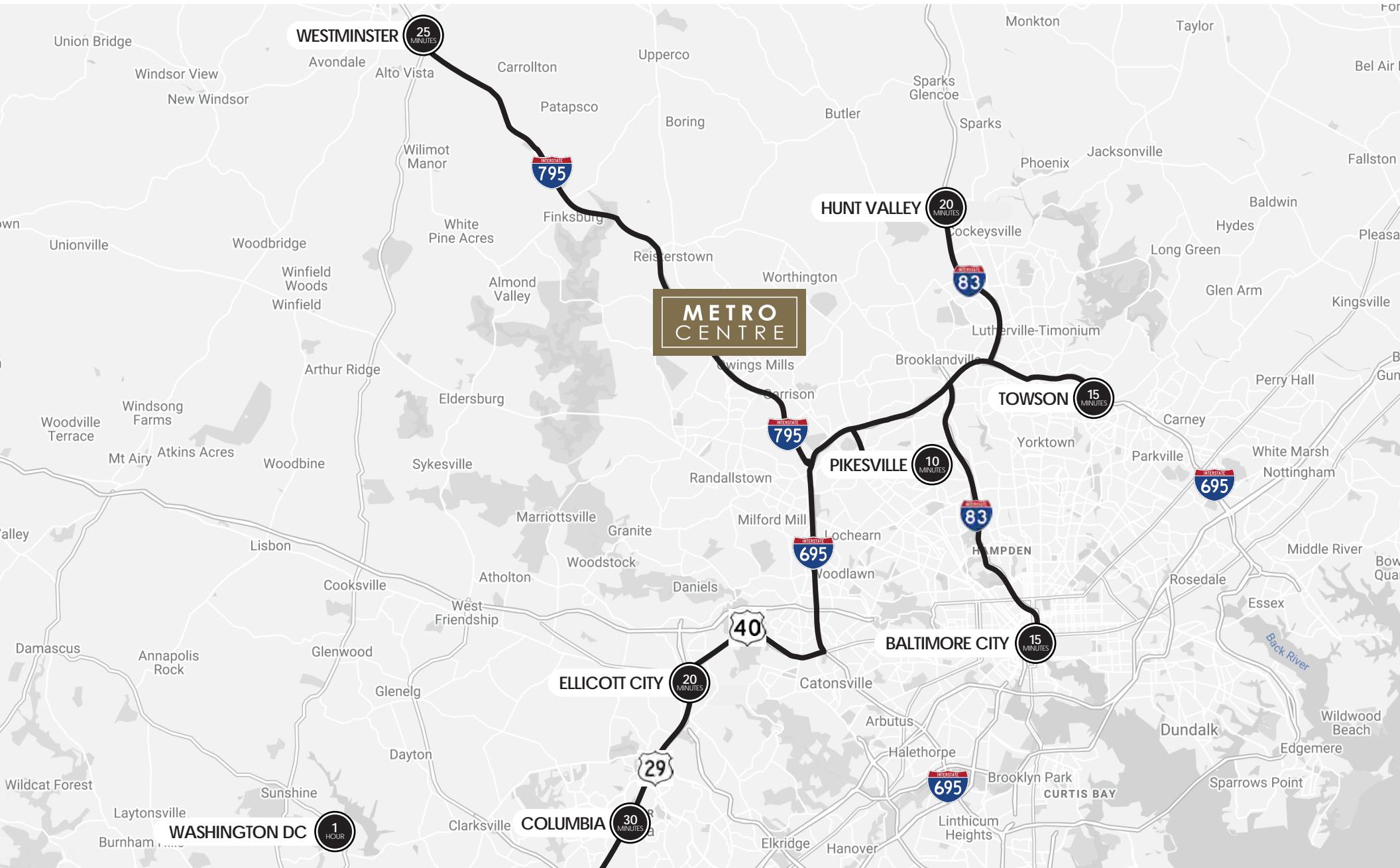
**METRO NAILS & SPA**



**SUBWAY**

**THE TILLERY**

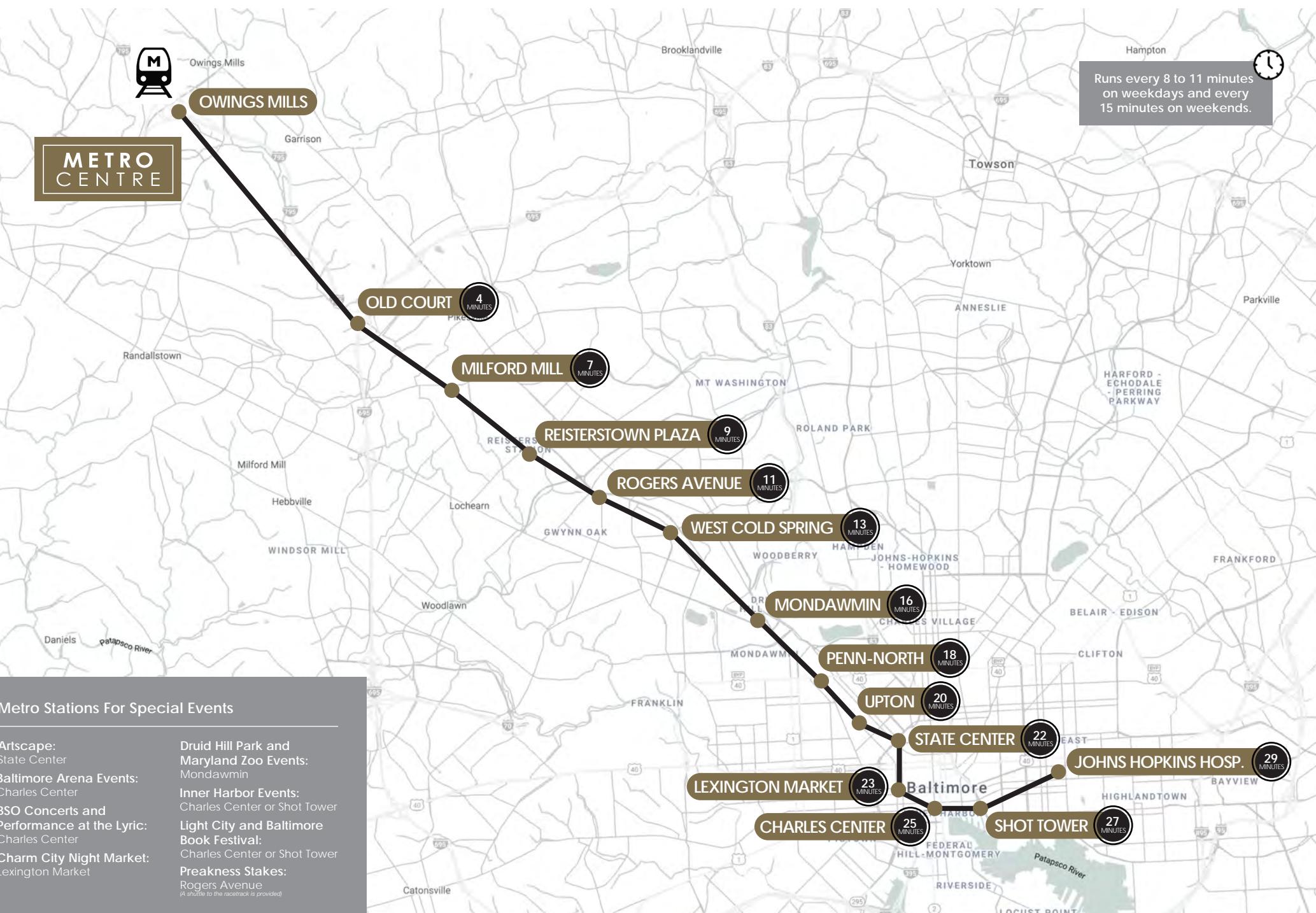
Metro Centre's centralized location and easy access to several major transportation hubs is unparalleled. Take the Metro downtown to catch an O's or Ravens game, hop on I-795 and make your way to Towson or Ellicott City in less than 20 minutes, or turn onto Painters Mill Road to access Reisterstown Road. The possibilities are endless -- GO PLACES at Metro Centre.



# TRANSPORTATION MAP



# METRO RAIL TRANSIT MAP



# SOUTH CAMPUS OVERVIEW

## METRO CENTRE STATS

Retail SQ FT  
**300k**

Office SQ FT  
**1.2M**

Residential Units  
**1,700**

Daily Riders  
**3,500**

Hotel Rooms  
**229**

South Campus at Metro Centre sits directly along Painters Mill Road, highlighted by the Grand Central Avenue streetscape and diverse, street-level retail and dining establishments. A serene, landscaped public plaza serves as the ideal backdrop for relaxing during lunch or after work with friends and colleagues. South Campus is bookended by the impressive Met at Metro Centre and the newly constructed, 229-room Marriott Hotel and Conference Center.

Also located within South Campus are branches of the Community College of Baltimore County and the Baltimore County Public Library.

Upon completion, South Campus will contain over 1,700 apartments, 560,000+ SF of office space, 150,000+ SF of retail space, and 5,700+ parking spaces.



# SOUTH CAMPUS SITE PLAN



10101 Grand Central Ave,  
Owings Mills, MD 21117

THE MARRIOTT  
HOTEL



METRO  
CENTRE

JOEL WEISS

General  
Manager  
410.363.0660  
[joel.weiss@marriott.com](mailto:joel.weiss@marriott.com)

RENEE UHLMAN

Director of Sales  
& Marketing  
443.940.8822  
[renee.uhlmam@marriott.com](mailto:renee.uhlmam@marriott.com)

B

# NEW EXTENDED STAY HOTEL IN DEVELOPMENT



# THE APARTMENTS AT METRO CENTRE



THE MET  
AT METRO CENTRE

THE WILLARD



METRO  
CENTRE

[www.TheApartmentsAtMetroCentre.com](http://www.TheApartmentsAtMetroCentre.com)

B

5000 Waverly Ln,  
Owings Mills, MD 21117

THE WILLARD APARTMENTS  
Newest Addition to Apartments at Metro Centre



METRO  
CENTRE

[www.TheApartmentsAtMetroCentre.com](http://www.TheApartmentsAtMetroCentre.com)

B

# THE OFFICES AT METRO CENTRE



**METRO OFFICE I**  
10100 Grand Central Ave

**METRO OFFICE II**  
10200 Grand Central Ave



**METRO OFFICE III**  
10400 Grand Central Ave

10100 Grand Central Ave,  
Owings Mills, MD 21117

BUILDING  
SPECS



**KEVIN KEANE**

Senior Vice President  
of Office Leasing  
410.581.2519  
[kevin@davidsbrown.com](mailto:kevin@davidsbrown.com)

**BRENT MANGUM**

Vice President  
of Office Leasing  
410.581.2518  
[brent@davidsbrown.com](mailto:brent@davidsbrown.com)

**NOAH ADLER**

Leasing Associate  
410.581.2510  
[nadler@davidsbrown.com](mailto:nadler@davidsbrown.com)



**METRO  
CENTRE**

## Overview

- Proposed Class A office building
- 270,000 total RSF
- 260,000 SF of office space
- 12,000 SF of street-level retail space
- Located directly along Painters Mill Road
- Directly across the street from 229-room full-service Marriott Hotel and The Tillery Restaurant & Lounge
- 2,900 attached garage parking spaces
- Exterior signage available. Visible to 140k cars daily
- Direct access to all Metro Centre Amenities

## Total RSF - 270,000 RSF

|         |                                    |
|---------|------------------------------------|
| LEVEL 1 | 12,000 SF RETAIL/ 15,000 SF OFFICE |
| LEVEL 2 | 34,000 SF OFFICE                   |
| LEVEL 3 | 34,000 SF OFFICE                   |
| LEVEL 4 | 34,000 SF OFFICE                   |
| LEVEL 5 | 28,500 SF OFFICE                   |
| LEVEL 6 | 28,500 SF OFFICE                   |
| LEVEL 7 | 28,500 SF OFFICE                   |
| LEVEL 8 | 28,500 SF OFFICE                   |
| LEVEL 8 | 28,500 SF OFFICE                   |
| LEVEL 9 | 28,500 SF OFFICE                   |

**Column spacing**  
30'

**Parking - Office**  
Attached Garage - 2,865 Spaces

**Celing Height**  
10'-0" AFF

**Architect**  
Curry Architects

**Delivery**  
Proposed

**General Contractor**  
David S Brown Enterprises

**Owner/Developer/Property Managers**  
David S Brown Enterprises

**Transportation**  
Direct access to I-795  
Direct access to Owings Mills Metro Station

### KEVIN KEANE

Senior Vice President  
of Office Leasing  
410.581.2519  
kevin@davidsbrown.com

### BRENT MANGUM

Vice President  
of Office Leasing  
410.581.2518  
brent@davidsbrown.com

### NOAH ADLER

Leasing Associate  
410.581.2510  
nadler@davidsbrown.com

10200 Grand Central Ave,  
Owings Mills, MD 21117

BUILDING  
SPECS



**KEVIN KEANE**

Senior Vice President  
of Office Leasing  
410.581.2519  
[kevin@davidsbrown.com](mailto:kevin@davidsbrown.com)

**BRENT MANGUM**

Vice President  
of Office Leasing  
410.581.2518  
[brent@davidsbrown.com](mailto:brent@davidsbrown.com)

**NOAH ADLER**

Leasing Associate  
410.581.2510  
[nadler@davidsbrown.com](mailto:nadler@davidsbrown.com)



**METRO  
CENTRE**

## Overview

- Existing four-story mid-rise Class A mixed-use office/retail building
- 178,000 total RSF
- 142,000 SF of office space
- 36,000 SF of street-level retail space
- Attached, enclosed bridge entry directly into the building from the free, parking garage
- Fitness Center within building
- Exterior signage available. Visible to 140k cars daily
- Direct access to Metro subway station

## Total RSF - 178,000 RSF

|         |                             |
|---------|-----------------------------|
| LEVEL 1 | RETAIL - ALL LEASED         |
| LEVEL 2 | 1,460 SF OFFICE - AVAILABLE |
| LEVEL 3 | 2,388 SF OFFICE - AVAILABLE |
| LEVEL 4 | OFFICE - ALL LEASED         |

**Column spacing**  
35'

**Celing Height**  
10'-0" AFF

**Delivery**  
Available Now

**Owner/Developer/Property Managers**  
David S Brown Enterprises

**Parking - Office**  
Attached Garage - 2,865 Spaces

**Architect**  
Curry Architects

**General Contractor**  
David S Brown Enterprises

**Transportation**  
Direct access to I-795  
Direct access to Owings Mills Metro Station

### KEVIN KEANE

Senior Vice President  
of Office Leasing  
410.581.2519  
kevin@davidsbrown.com

### BRENT MANGUM

Vice President  
of Office Leasing  
410.581.2518  
brent@davidsbrown.com

### NOAH ADLER

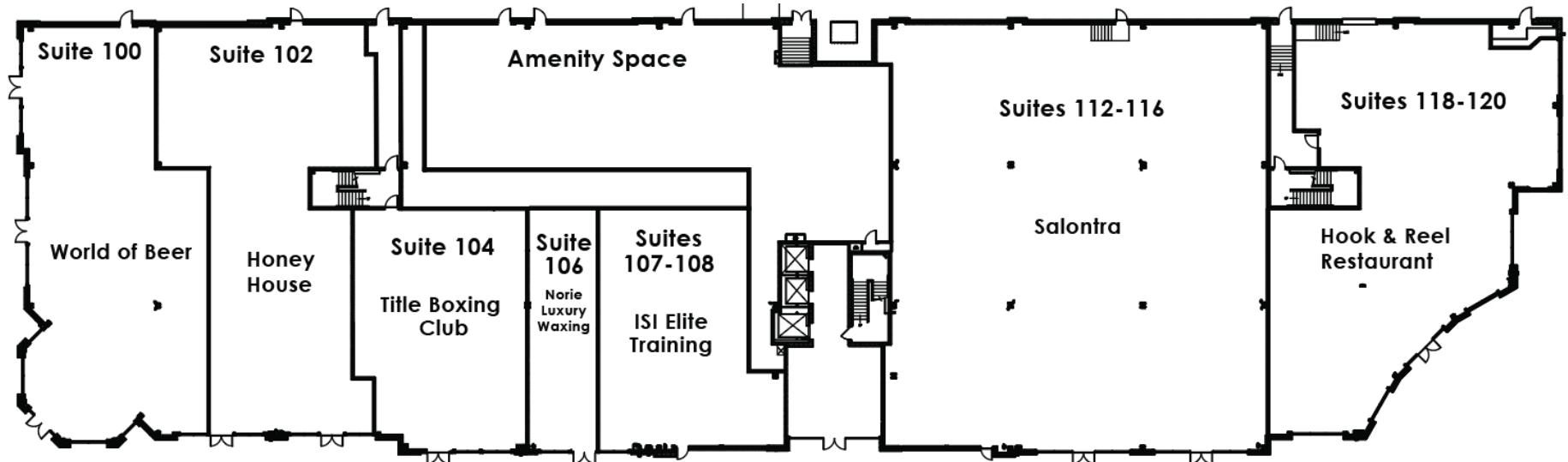
Leasing Associate  
410.581.2510  
nadler@davidsbrown.com

10200 Grand Central Ave,  
Owings Mills, MD 21117

SITE  
PLAN

No Vacancy

Revised November 2022



**KEN BERNSTEIN**

Senior Vice President  
of Retail Leasing  
410.581.2437

[kbernstein@davidsbrown.com](mailto:kbernstein@davidsbrown.com)

**METRO  
CENTRE**

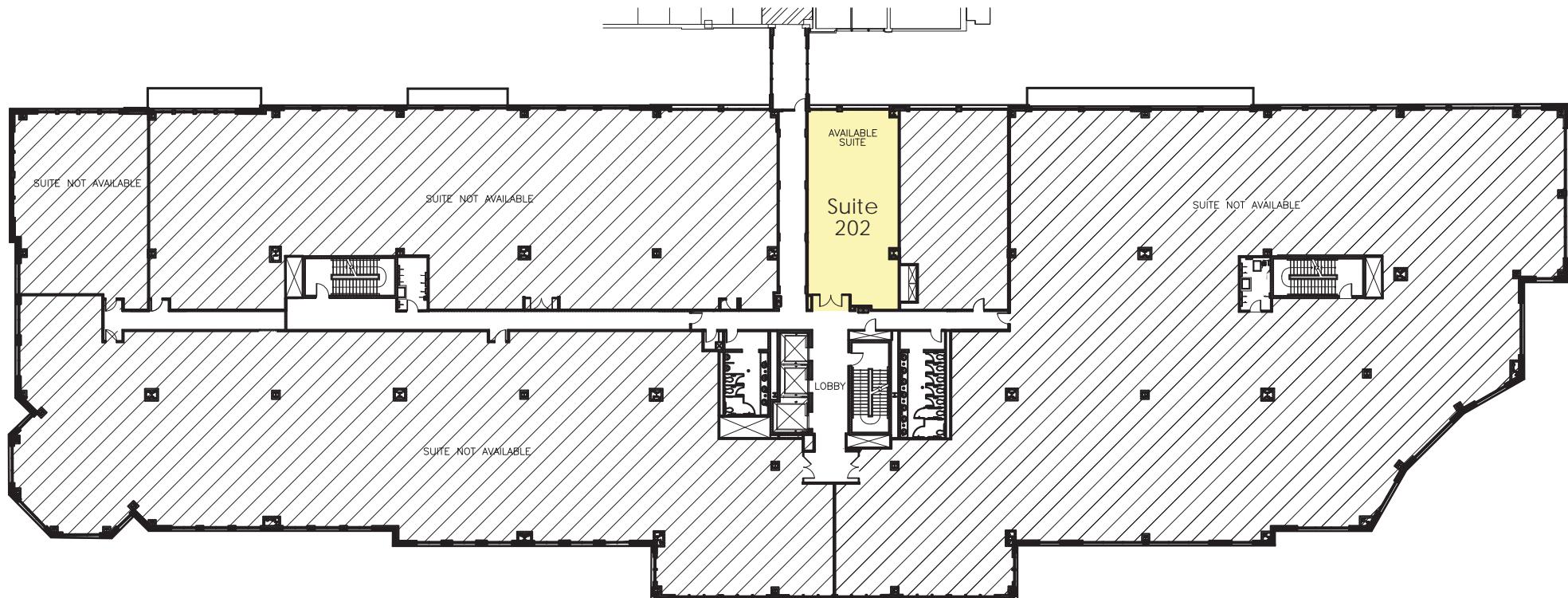
**B**

10200 Grand Central Ave,  
Owings Mills, MD 21117

LEVEL  
2

**Available**

Suite 202: 1,460 SF



**KEVIN KEANE**

Senior Vice President  
of Office Leasing  
410.581.2519  
[kevin@davidsbrown.com](mailto:kevin@davidsbrown.com)

**BRENT MANGUM**

Vice President  
of Office Leasing  
410.581.2518  
[brent@davidsbrown.com](mailto:brent@davidsbrown.com)

**NOAH ADLER**

Leasing Associate  
410.581.2510  
[nadler@davidsbrown.com](mailto:nadler@davidsbrown.com)

**METRO  
CENTRE**

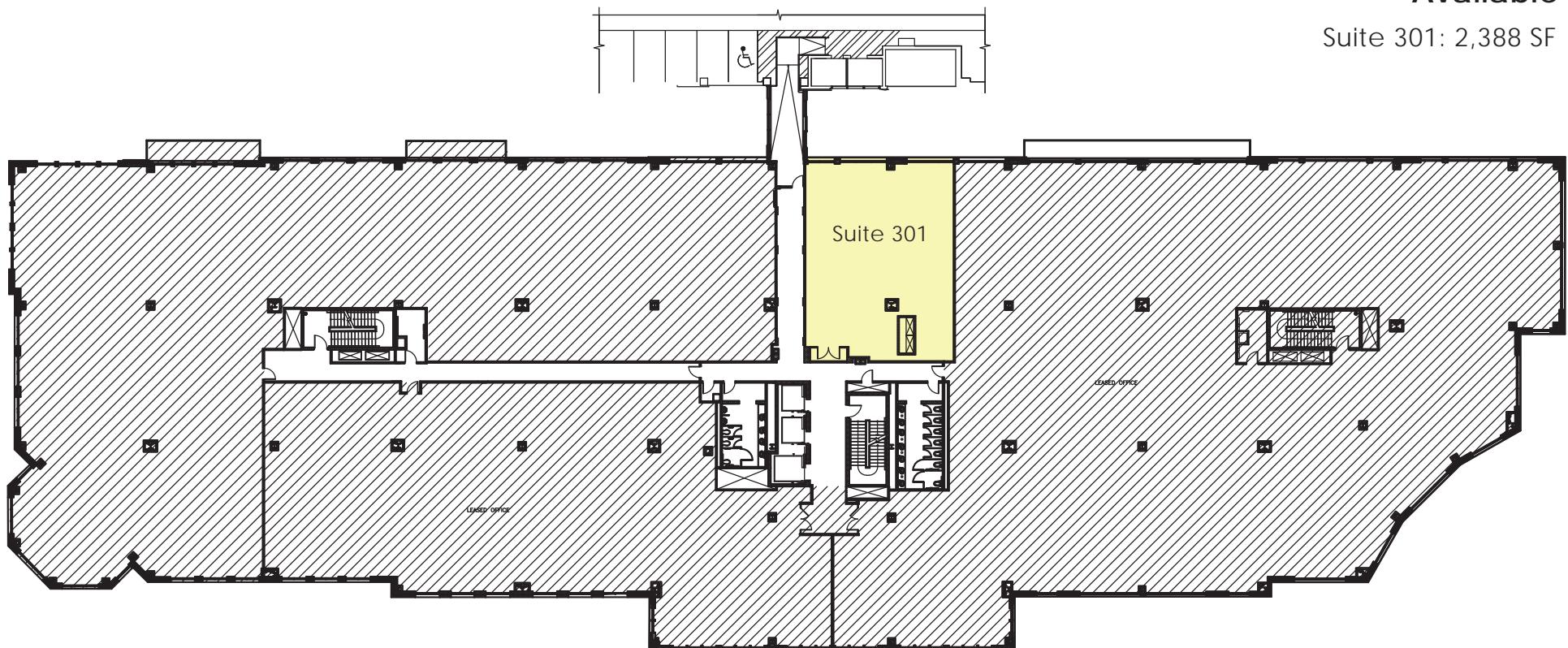


10200 Grand Central Ave,  
Owings Mills, MD 21117

LEVEL  
3

Available

Suite 301: 2,388 SF



**KEVIN KEANE**

Senior Vice President  
of Office Leasing  
410.581.2519  
[kevin@davidsbrown.com](mailto:kevin@davidsbrown.com)

**BRENT MANGUM**

Vice President  
of Office Leasing  
410.581.2518  
[brent@davidsbrown.com](mailto:brent@davidsbrown.com)

**NOAH ADLER**

Leasing Associate  
410.581.2510  
[nadler@davidsbrown.com](mailto:nadler@davidsbrown.com)

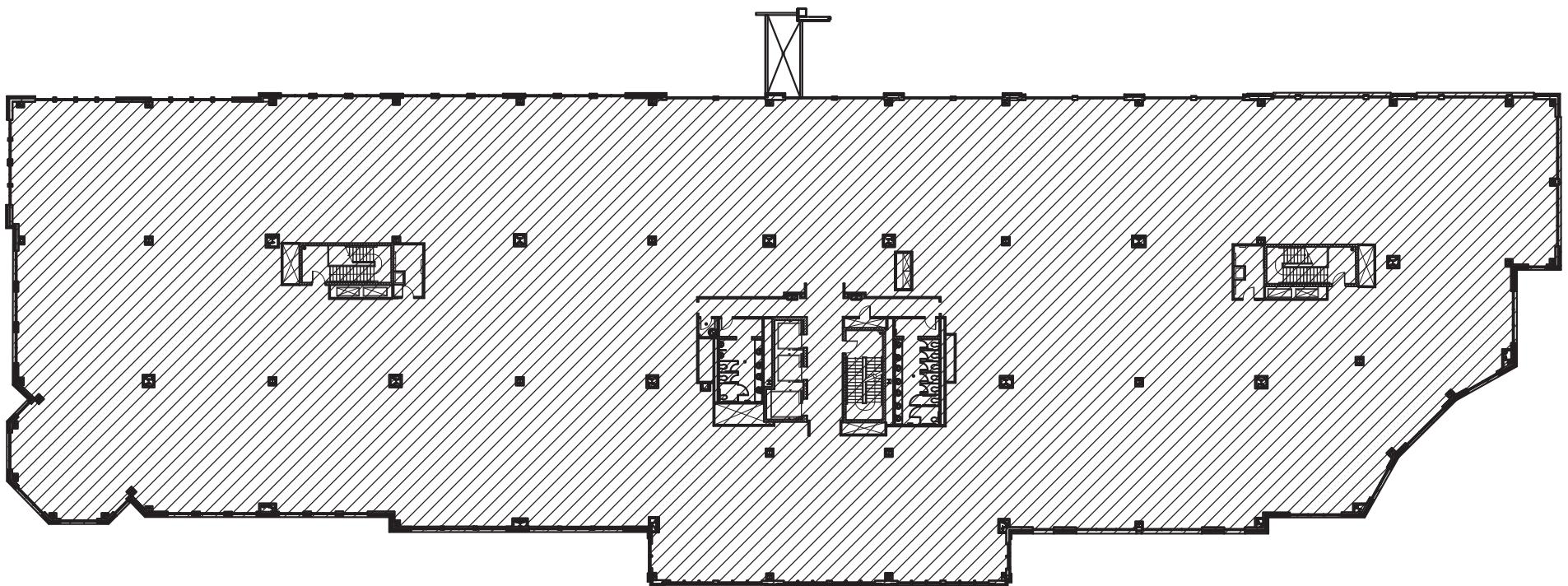
**METRO  
CENTRE**



10200 Grand Central Ave,  
Owings Mills, MD 21117

LEVEL  
4

Entire Floor: LEASED



**KEVIN KEANE**

Senior Vice President  
of Office Leasing  
410.581.2519  
[kevin@davidsbrown.com](mailto:kevin@davidsbrown.com)

**BRENT MANGUM**

Vice President  
of Office Leasing  
410.581.2518  
[brent@davidsbrown.com](mailto:brent@davidsbrown.com)

**NOAH ADLER**

Leasing Associate  
410.581.2510  
[nadler@davidsbrown.com](mailto:nadler@davidsbrown.com)

**METRO  
CENTRE**



10209 Grand Central Ave,  
Owings Mills, MD 21117

BUILDING  
SPECS



**KEN BERNSTEIN**

Senior Vice President  
of Retail Leasing  
410.581.2437  
[kbernstein@davidsbrown.com](mailto:kbernstein@davidsbrown.com)

**METRO  
CENTRE**

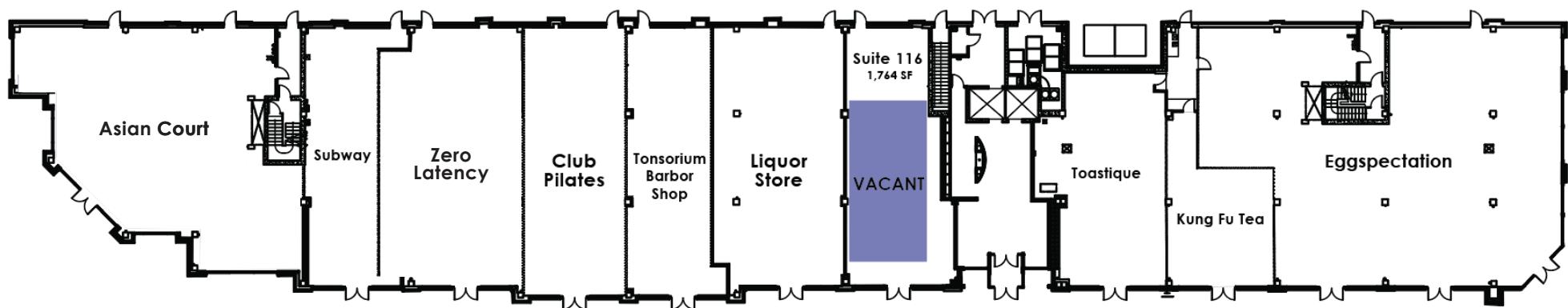
**B**

10209 Grand Central Ave,  
Owings Mills, MD 21117

SITE  
PLAN

**1,764 SF Available**

Revised November 2023



**KEN BERNSTEIN**

Senior Vice President  
of Retail Leasing  
410.581.2437  
kbernstein@davidsbrown.com

**METRO  
CENTRE**

**B**

10309 Grand Central Ave,  
Owings Mills, MD 21117

BUILDING  
SPECS



**KEN BERNSTEIN**

Senior Vice President  
of Retail Leasing  
410.581.2437  
[kbernstein@davidsbrown.com](mailto:kbernstein@davidsbrown.com)

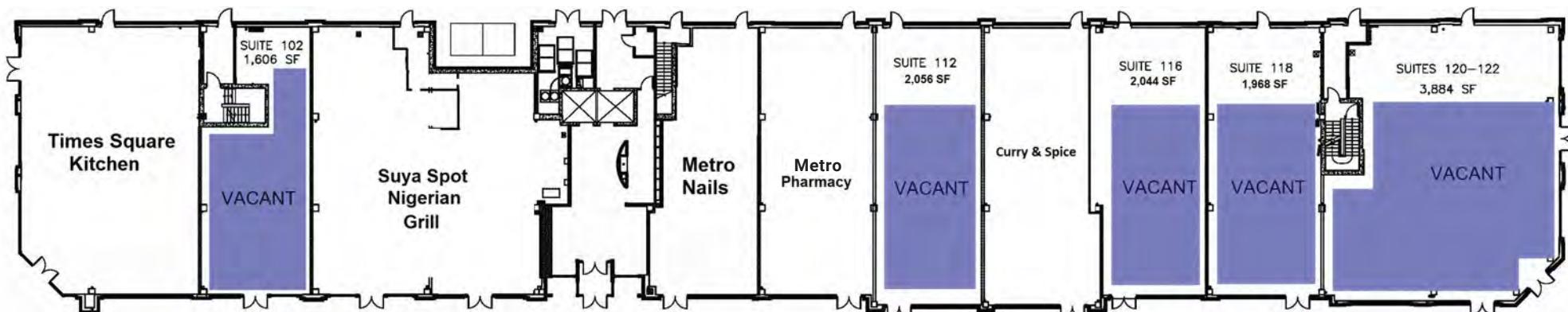
METRO  
CENTRE

B

10309 Grand Central Ave,  
Owings Mills, MD 21117

SITE  
PLAN

1,606 SF to 3,884 SF Available  
Revised August 2023



**KEN BERNSTEIN**

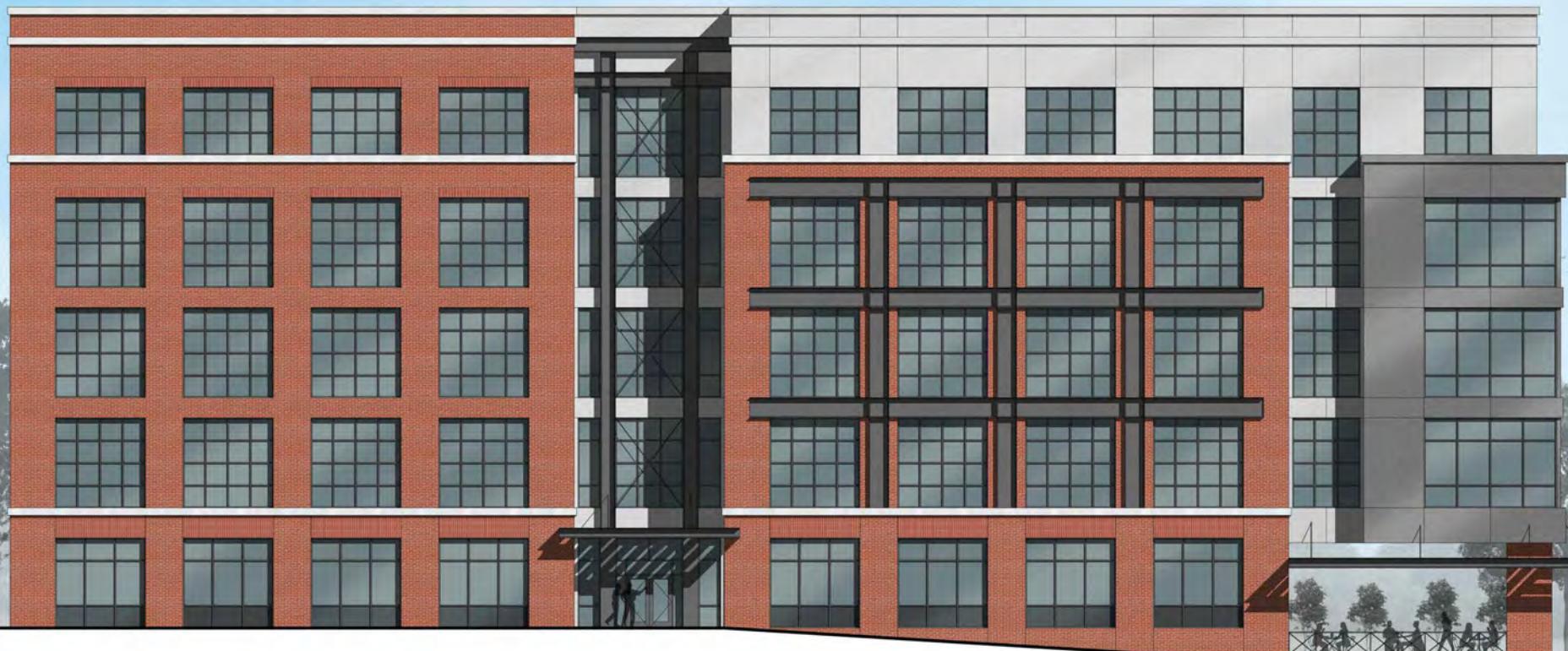
Senior Vice President  
of Retail Leasing  
410.581.2437  
kbernstein@davidsbrown.com

**METRO**  
CENTRE

B

10400 Grand Central Ave,  
Owings Mills, MD 21117

RENDERING



**KEVIN KEANE**

Senior Vice President  
of Office Leasing  
410.581.2519  
[kevin@davidsbrown.com](mailto:kevin@davidsbrown.com)

**BRENT MANGUM**

Vice President  
of Office Leasing  
410.581.2518  
[brent@davidsbrown.com](mailto:brent@davidsbrown.com)

**NOAH ADLER**

Leasing Associate  
410.581.2510  
[nadler@davidsbrown.com](mailto:nadler@davidsbrown.com)

**METRO  
CENTRE**



## Overview

- Proposed five-story mid-rise Class A mixed-use office/retail building.
- Total RSF - Up to 105,676 SF
- Total Office - Up to 89,521 SF
- Street Level Retail - 16,155 SF
- Free, garage parking with enclosed bridgeway. Connection to building on two floors.
- Green design and system/program cost effective components.
- Exterior signage available. Visible to 140k cars daily.
- Owings Mills Metro Station is on-site.

## Total RSF - 105,676 RSF

|         |                              |
|---------|------------------------------|
| LEVEL 1 | 16,155 SF RETAIL - AVAILABLE |
| LEVEL 2 | 22,538 SF OFFICE - AVAILABLE |
| LEVEL 3 | 22,538 SF OFFICE - AVAILABLE |
| LEVEL 4 | 22,490 SF OFFICE - AVAILABLE |
| LEVEL 5 | 21,955 SF OFFICE - AVAILABLE |

**Column spacing**  
35'

**Celing Height**  
Floors 1 & 5: 12'  
Floors 2 - 4: 10'

**Delivery**  
September 2024

**Developer/Property Managers**  
David S Brown Enterprises

**Parking - Office**  
Attached Garage - 2,089 Free Spaces  
EV Charging Stations

**Architect**  
Curry Architects

**General Contractor**  
David S Brown Enterprises

**Transportation**  
Accessible to/from I-795 with zero traffic signals  
Direct connection to Owings Mills Metro Station

### KEVIN KEANE

Senior Vice President  
of Office Leasing  
410.581.2519  
kevin@davidsbrown.com

### BRENT MANGUM

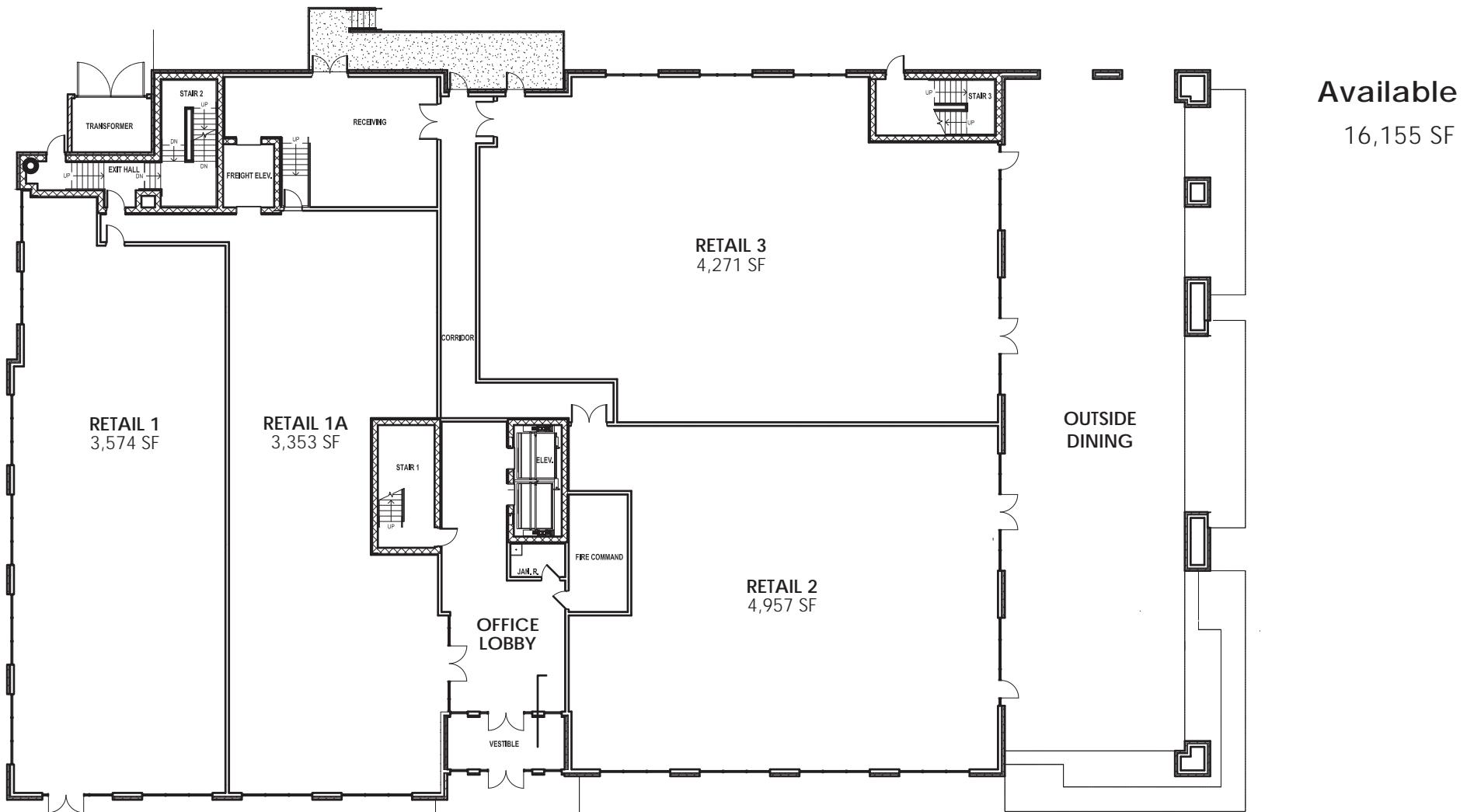
Vice President  
of Office Leasing  
410.581.2518  
brent@davidsbrown.com

### NOAH ADLER

Leasing Associate  
410.581.2510  
nadler@davidsbrown.com

10400 Grand Central Ave,  
Owings Mills, MD 21117

STREET LEVEL RETAIL  
LEVEL 1



KEN BERNSTEIN

Senior Vice President  
of Retail Leasing

410.581.2437

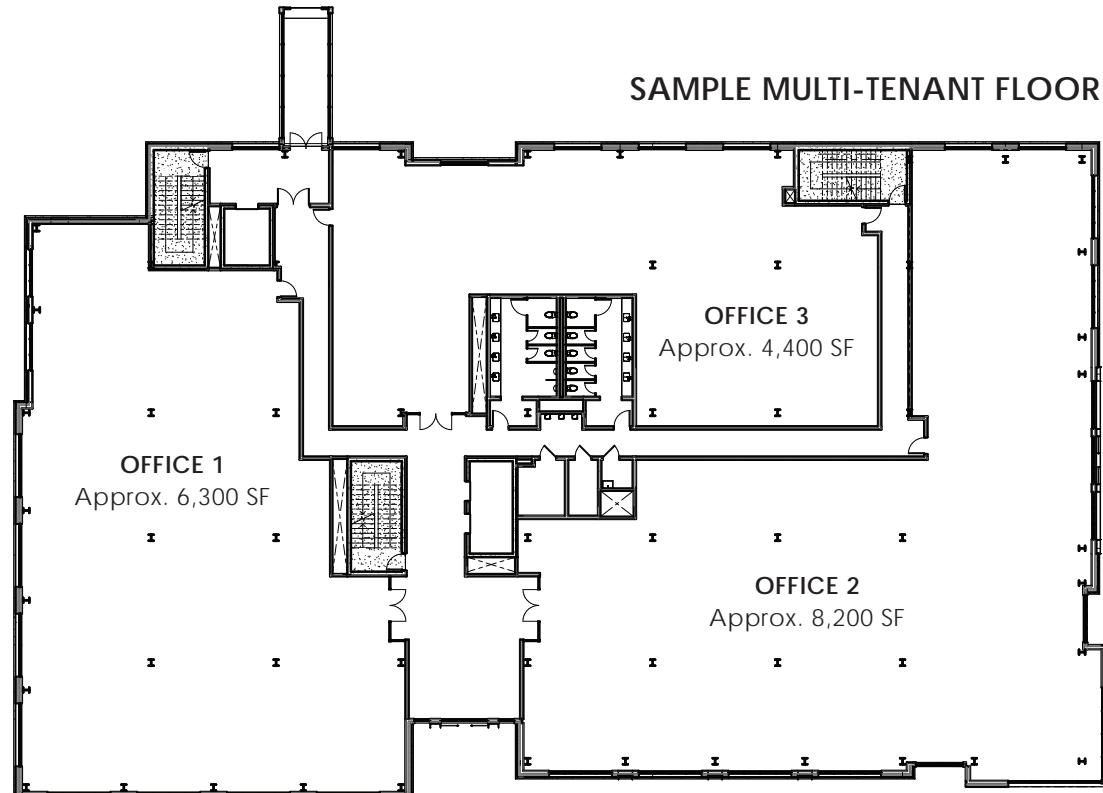
[kbernstein@davidsbrown.com](mailto:kbernstein@davidsbrown.com)

METRO  
CENTRE

B

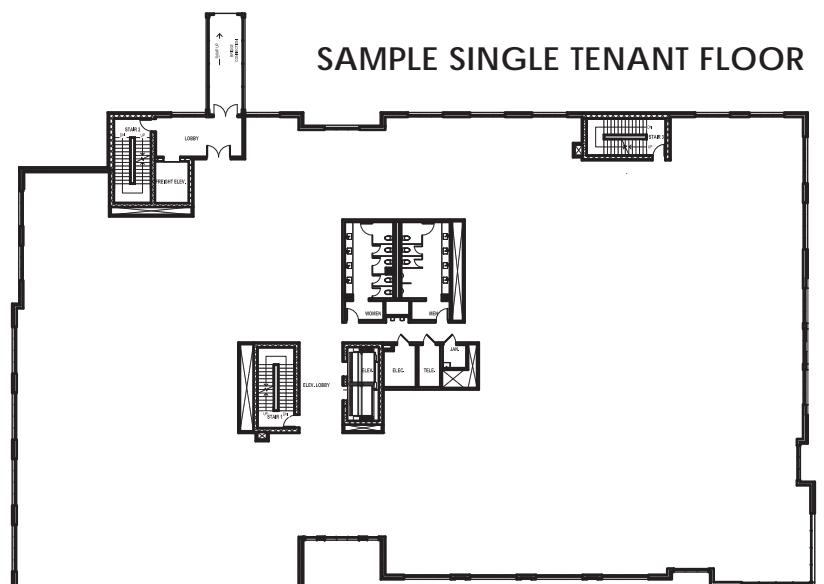
10400 Grand Central Ave,  
Owings Mills, MD 21117

SAMPLE FLOOR PLAN  
LEVELS 2-5



Available

Approx. - 22,500 SF



\*Floor plans are possible to change.

**METRO  
CENTRE**

**KEVIN KEANE**

Senior Vice President  
of Office Leasing  
410.581.2519  
[kevin@davidsbrown.com](mailto:kevin@davidsbrown.com)

**BRENT MANGUM**

Vice President  
of Office Leasing  
410.581.2518  
[brent@davidsbrown.com](mailto:brent@davidsbrown.com)

**NOAH ADLER**

Leasing Associate  
410.581.2510  
[nadler@davidsbrown.com](mailto:nadler@davidsbrown.com)



# NORTH CAMPUS OVERVIEW

North Campus at Metro Centre is a proposed, Class A Corporate Campus located at 5018 Painters Mill Road directly adjacent to the existing Owings Mills Metro Station.

The project is slated to include up to three high-rise office buildings with potential retail space along Painters Mill Road with direct access to I-795 northbound. Free garage parking will allow residents, employees, and visitors alike to enjoy all of Metro Centre's amenities with ease.

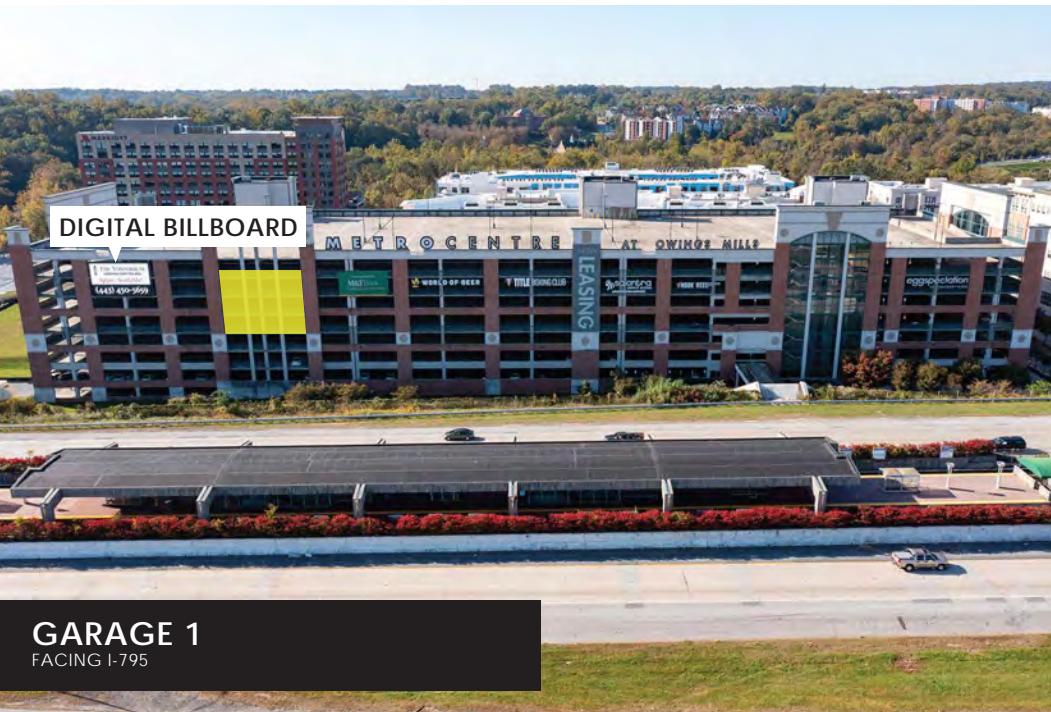
Upon completion, North Campus will contain 660,000+ SF of office space, 46,000+ SF of retail space, and 4,500+ parking spaces.



# NORTH CAMPUS SITE PLAN



# SIGNAGE OPPORTUNITY



# GARAGE 1

## RACING I-795



**GARAGE 2**  
FACING I-795



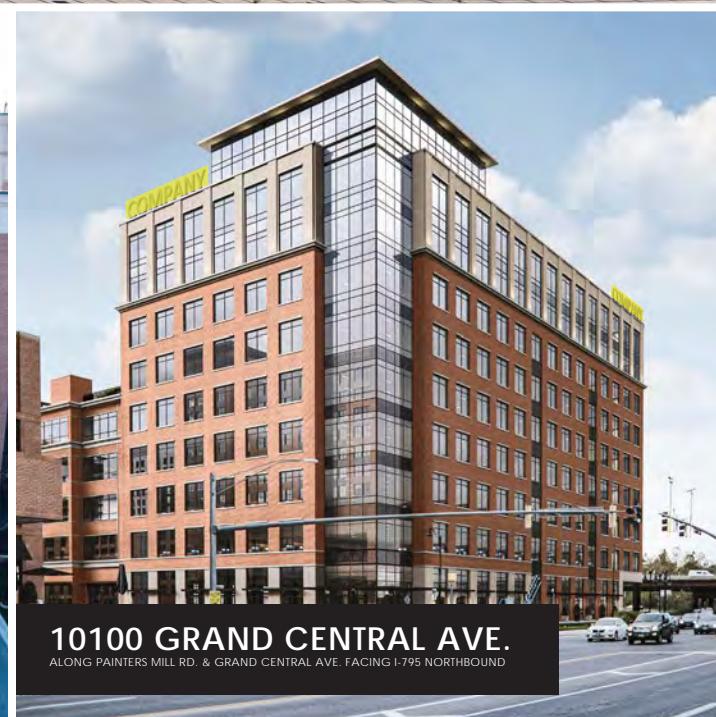
# GARAGE 1

FACING I-795 NORTHBBOUND



# GARAGE 2

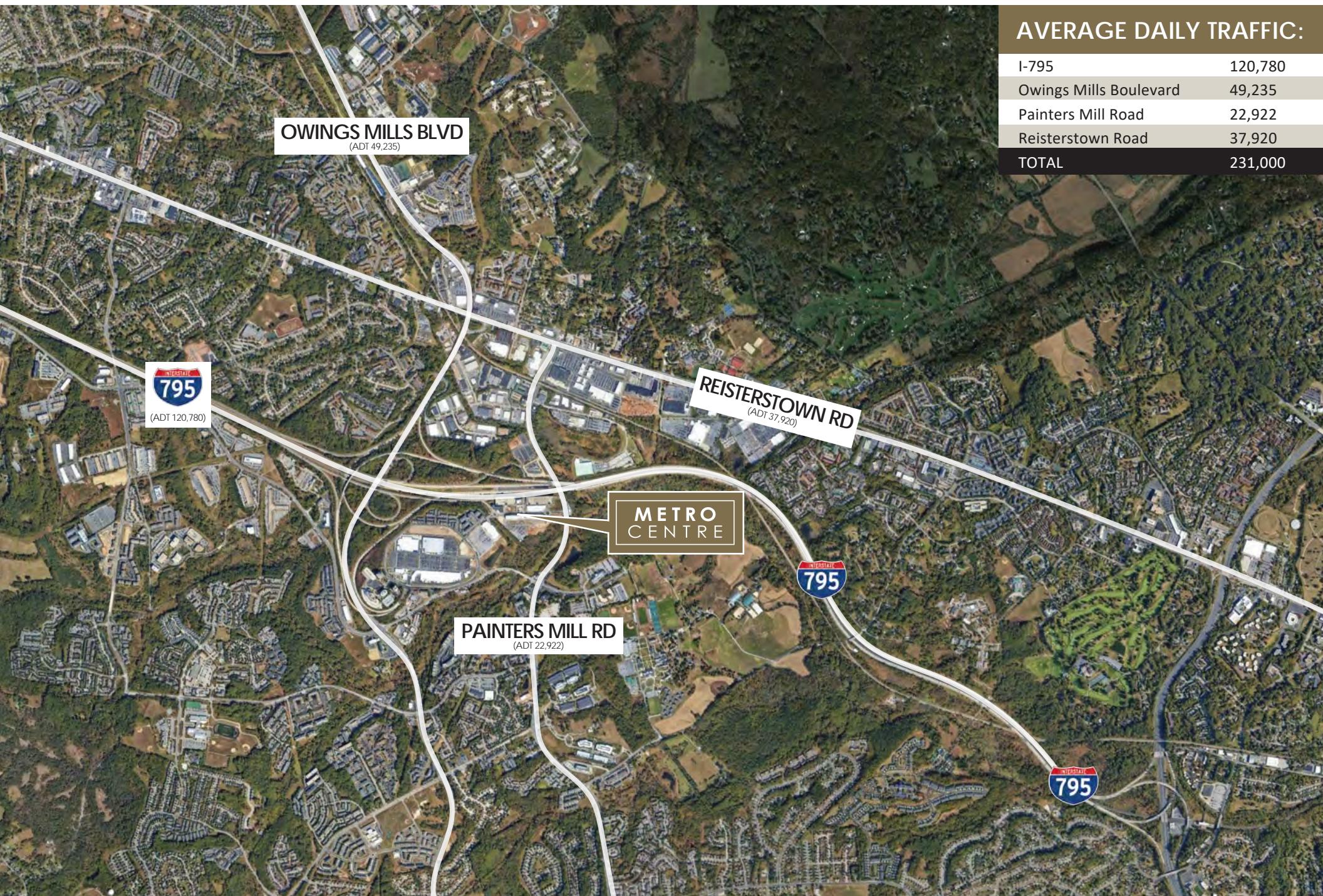
FACING I-795 SOUTHBBOUND



# 10100 GRAND CENTRAL AVE.

ALONG PAINTERS MILL RD. & GRAND CENTRAL AVE. FACING I-795 NORTHBOUND

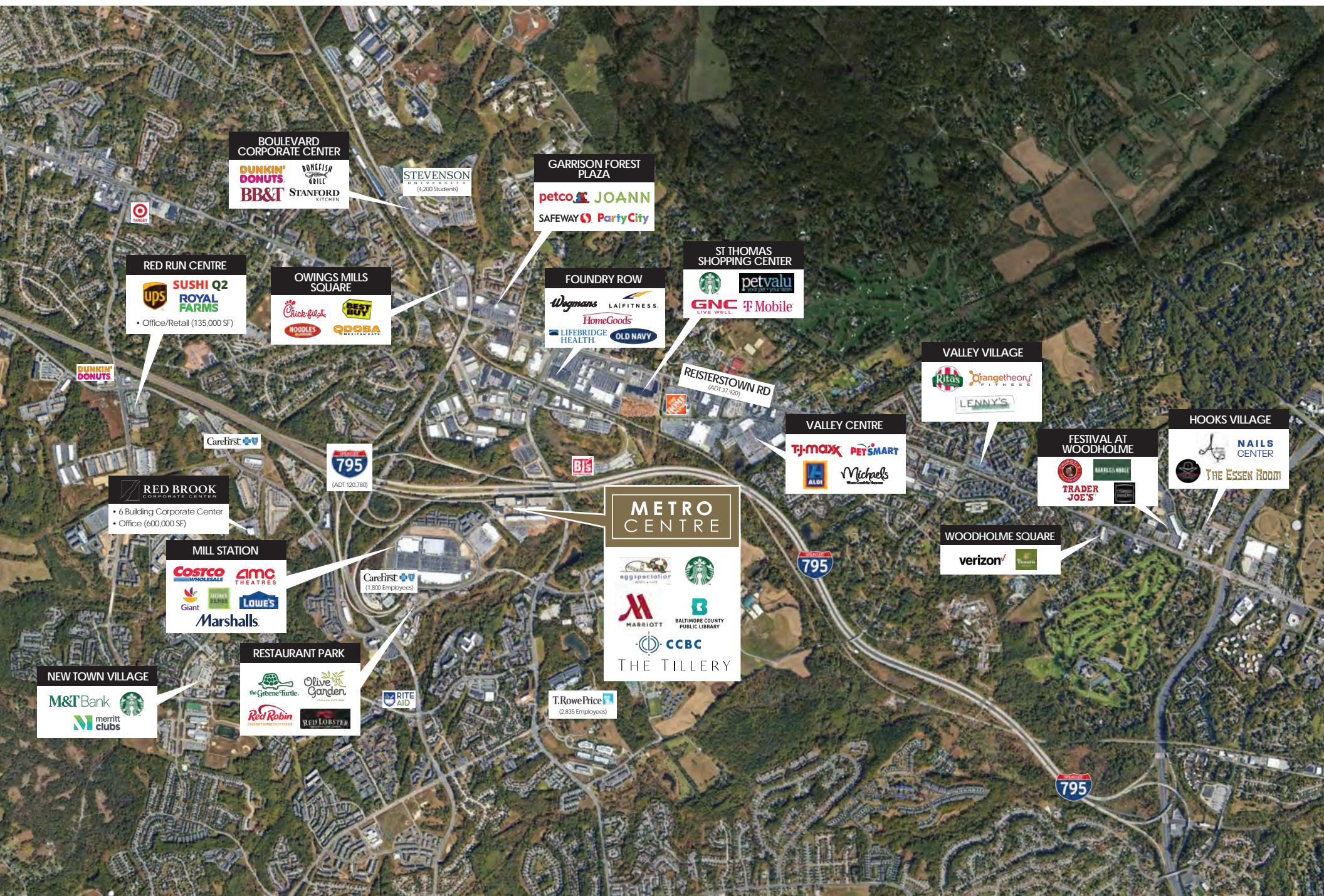
# TRAFFIC COUNT



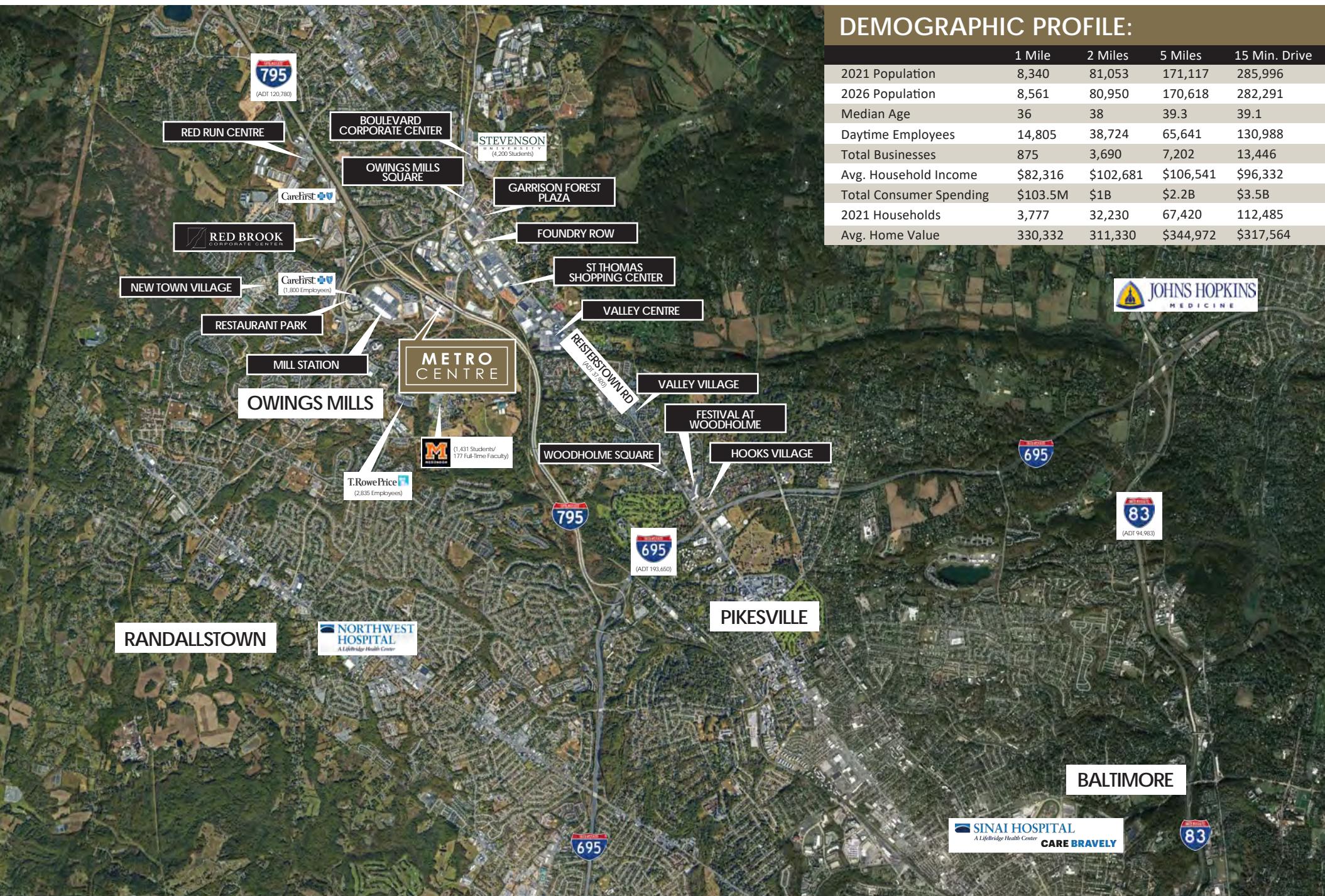
## AVERAGE DAILY TRAFFIC:

|                        |                |
|------------------------|----------------|
| I-795                  | 120,780        |
| Owings Mills Boulevard | 49,235         |
| Painters Mill Road     | 22,922         |
| Reisterstown Road      | 37,920         |
| <b>TOTAL</b>           | <b>231,000</b> |

# IMMEDIATE AREA MAP



# EXPANDED AREA MAP





**Grand Central Ave, Owings Mills, MD 21117**

**KEVIN KEANE**

Senior Vice President of Office Leasing  
410.581.2519  
[kevin@davidsbrown.com](mailto:kevin@davidsbrown.com)

**BRENT MANGUM**

Vice President of Office Leasing  
410.581.2518  
[brent@davidsbrown.com](mailto:brent@davidsbrown.com)

**KEN BERNSTEIN**

Senior Vice President of Retail Leasing  
410.581.2437  
[kbernstein@davidsbrown.com](mailto:kbernstein@davidsbrown.com)

**NOAH ADLER**

Retail Leasing Associate  
410.581.2510  
[nadler@davidsbrown.com](mailto:nadler@davidsbrown.com)

**David S. Brown Enterprises**

410.363.3434 tel  
410.363.6758 fax  
[contact@davidsbrown.com](mailto:contact@davidsbrown.com)

