



OFFICE/WAREHOUSE PROPERTY

8588 OLD DORSEY RUN ROAD | JESSUP, MARYLAND 20794

FOR
LEASE



MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

HIGHLIGHTS:

- 18,054 SF ± (2 bldgs.) on 1.78 Acres ±
 - » Warehouse: 12,997 SF
 - » Office: 5,057 SF
- Standalone office and warehouse
- Fully paved, fenced and gated
- Quick and easy access to I-95, I-295, Rt. 1, Rt. 32
- Planned improvements to include updated office area

AVAILABLE:

18,054 SF ± (2 BLDGS.)

LOT SIZE:

1.78 ACRES ±

CLEAR HEIGHT:

20' ±

DRIVE-INS:

3 (AT GRADE, 11' W x 14' H)

ZONING:

M-2 (MANUFACTURING: HEAVY DIST.)



AERIAL



OLD DORSEY RUN RD

GIANT DR



LOCAL BIRDSEYE



32

Giant

IRON MOUNTAIN

True World FOODS

JASPER RIGS & TRANSMISSIONS

F FABRICATION EVENTS

L&W SUPPLY

GrahamLinc

RIVERS CONSTRUCTION GROUP, LLC

SUNBELT RENTALS

OLD DORSEY RUN RD

MAXIM CRANE WORKS

RIO CONTRACTORS, INC.

GIANT DR



TRADE AREA

DRIVING DISTANCE TO:

32 0.7 MILES
2 MIN. DRIVE

1 1.4 MILES
3 MIN. DRIVE

295 2.4 MILES
5 MIN. DRIVE

BWI BALTIMORE WASHINGTON INTERNATIONAL AIRPORT
10.2 MILES
15 MIN. DRIVE

PORT OF BALTIMORE
1706
18.4 MILES
20 MIN. DRIVE
(FAIRFIELD MARINE TERMINAL)

BALTIMORE, MD 19.3 MILES
26 MIN.

WASHINGTON, DC 24.4 MILES
40 MIN.

PHILADELPHIA, PA 121.0 MILES
2 HRS. 0 MIN.

RICHMOND, VA 139.0 MILES
2 HRS. 16 MIN.



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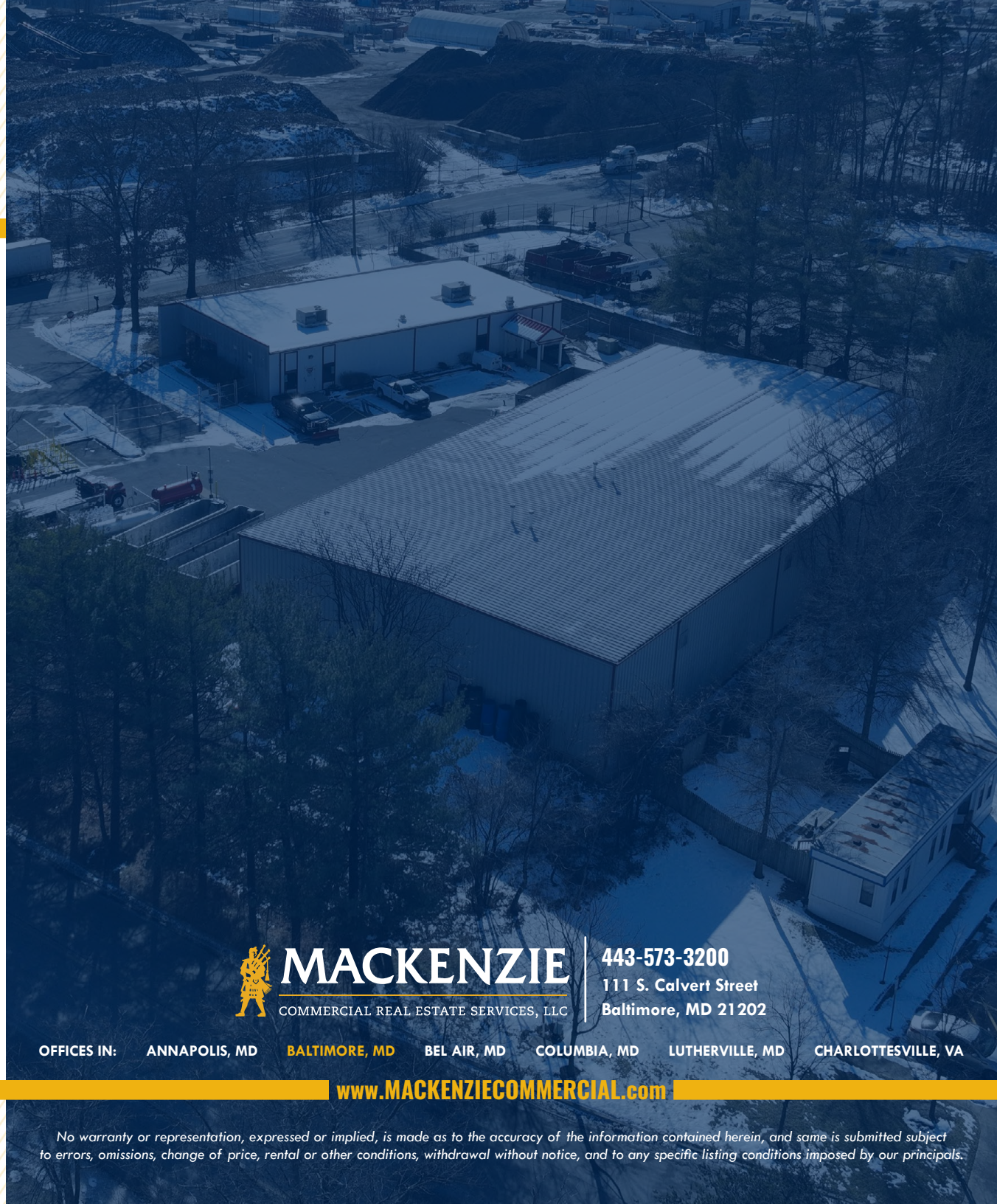


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