

# SALE/LEASE

Anne Arundel County, MD

# 1610 WEST STREET

ANNAPOLIS, MARYLAND, 21401

## AVAILABLE

2,000 sf office condo for sale or lease

## RATES

Rental rate: \$20.00/sf, MG  
Sale price: \$476,000 (\$238/sf.)

## TERM

3 - 5 Years

## PARKING RATIO

4 : 1,000 sf

## OCCUPANCY

October 1, 2016

## NEARBY AMENITIES

Dining, Retail, Banking, Personal Services

## HIGHLIGHTS

- ▶ Prime location on West Street with ample parking
- ▶ Private exterior entrance
- ▶ Minutes from downtown Annapolis, State House, US Naval Academy and the City Cook
- ▶ Walking distance to numerous amenities, restaurants, hotels and shops
- ▶ Easy access to Route 50 and I-97

