



OLD EMMORTON COMMONS I

2225 OLD EMMORTON ROAD | BEL AIR, MARYLAND 21015

FOR
LEASE



MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

HIGHLIGHTS:

- Located in center of Harford County
- Close to various amenities (shops, banks, restaurants, and medical)
- Campus-like setting with professional tenants
- Abundant parking

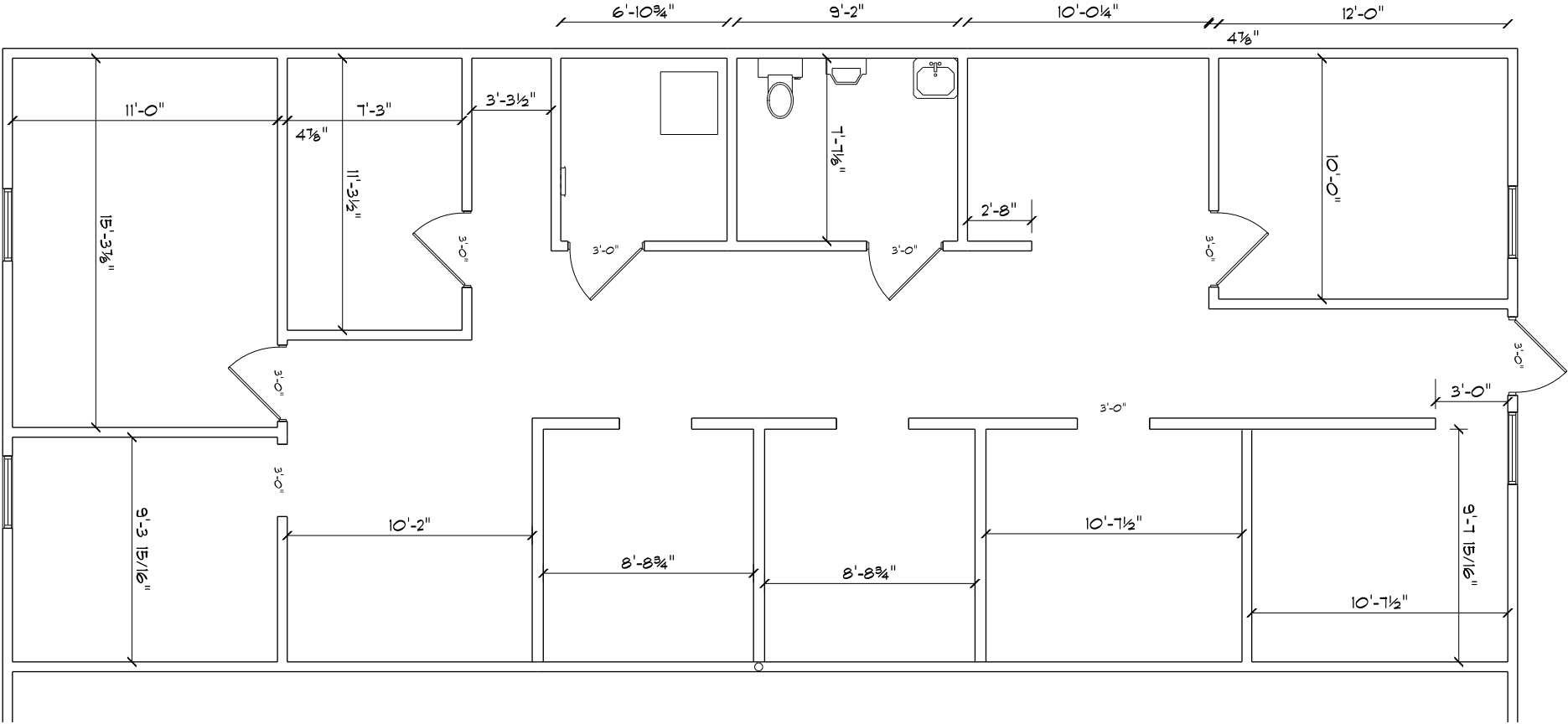


AVAILABLE:	SUITE 202: 1,575 SF (AVAILABLE 12/1/2024)
BUILDING SIZE:	30,000 SF
PARKING:	4:1,000 SF
TRAFFIC:	4,941 AADT (INTERSECTION OF WHEEL AND OLD EMMORTON ROADS)
RENTAL RATE:	\$19.50/SF, NNN



FLOOR PLAN

SUITE 202
1,575 SF



LOCAL BIRDSEYE



24

BEL AIR S PKWY

VETERANS MEMORIAL HWY

EMMORTON RD

924

W WHEEL RD

Festival at Bel Air

- ShopRite
- Marshalls
- ANYTIME FITNESS
- KIDS FIRST Swim Schools
- RITE AID
- BUFFALO WILD WINGS
- MR. TIRE FIVE BELW
- Panera
- CHUCK E. CHEESE'S
- Arby's
- SPIN KING
- WAYBACK BREAD
- Bertucci's



FOR MORE INFO **CONTACT:**



TOM MOTTLEY

SENIOR VICE PRESIDENT & PRINCIPAL

443.573.3217

TMOTTLEY@mackenziecommercial.com



BEETLE SMITH

SENIOR VICE PRESIDENT

443.573.3219

BSMITH@mackenziecommercial.com



MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

410-879-1900

3465 Box Hill Corporate Center Drive, Suite F
Abingdon, MD 21009

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