



THE O'DEA MEDICAL ARTS BUILDING

7505 OSLER DRIVE
TOWSON | MARYLAND

 **MACKENZIE**
COMMERCIAL REAL ESTATE SERVICES, LLC

FOR LEASE

Baltimore County, MD

THE O'DEA MEDICAL ARTS BUILDING

7505 OSLER DRIVE | TOWSON, MARYLAND 21204

AVAILABLE

- Suites 214 - 216: 985 sf - 1,989 sf
- Suites 305 - 307: 1,181 sf - 2,898 sf
- Suite 405: 1,111 sf*
- Suites 408 - 410: 1,632 sf - 3,358 sf*
- Suite 409: 2,152 sf*
- Suite 501: 1,728 sf
- Suite 505: 985 sf
- Suite 507: 1,001 sf
- Suite 509: 2,206 sf

*contiguous up to 9,116 sf

RENTAL RATE

\$20.50/sf, FS

HIGHLIGHTS

- ▶ Class A medical office space available on the campus of University of Maryland St. Joseph Medical Center
- ▶ A variety of sizes to accommodate large and small practices
- ▶ Covered parking with direct access to the building
- ▶ Easy access to I-695 via N. Charles Street



Join the following specialities:

Cardiology • Orthopaedic • OB/GYN • Vascular Surgery •
 Cardio Thoracic Surgery • Internal Medicine • Pediatrics •
 General & Hepatobiliary Surgery • Dermatology • Behavioral
 Health • Urology • Plastic Surgery • Gastroenterology •
 Otolaryngology • Endocrinology • Audiology • Podiatry



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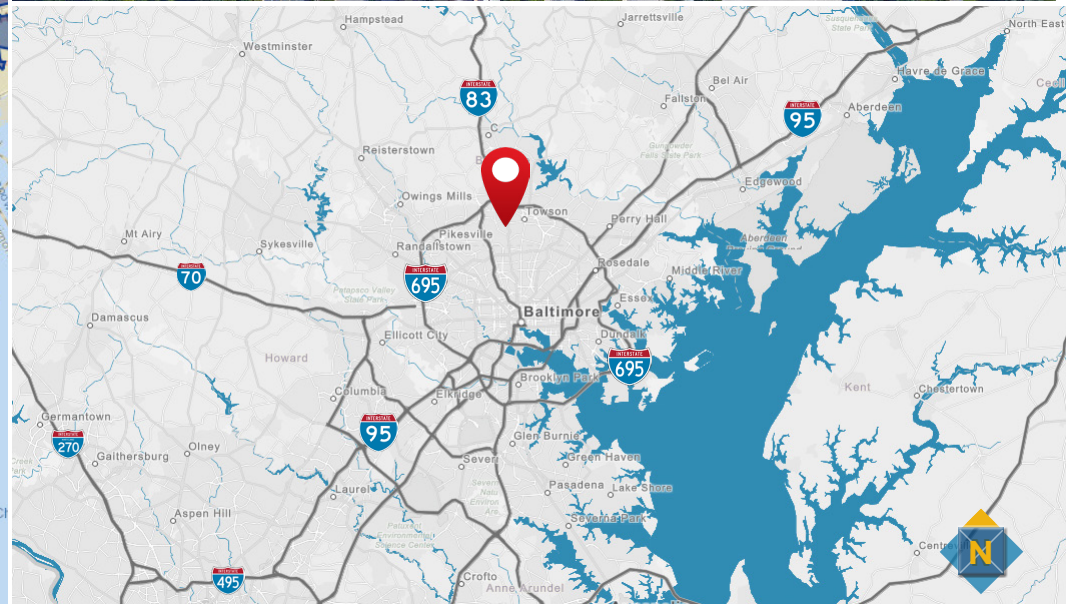
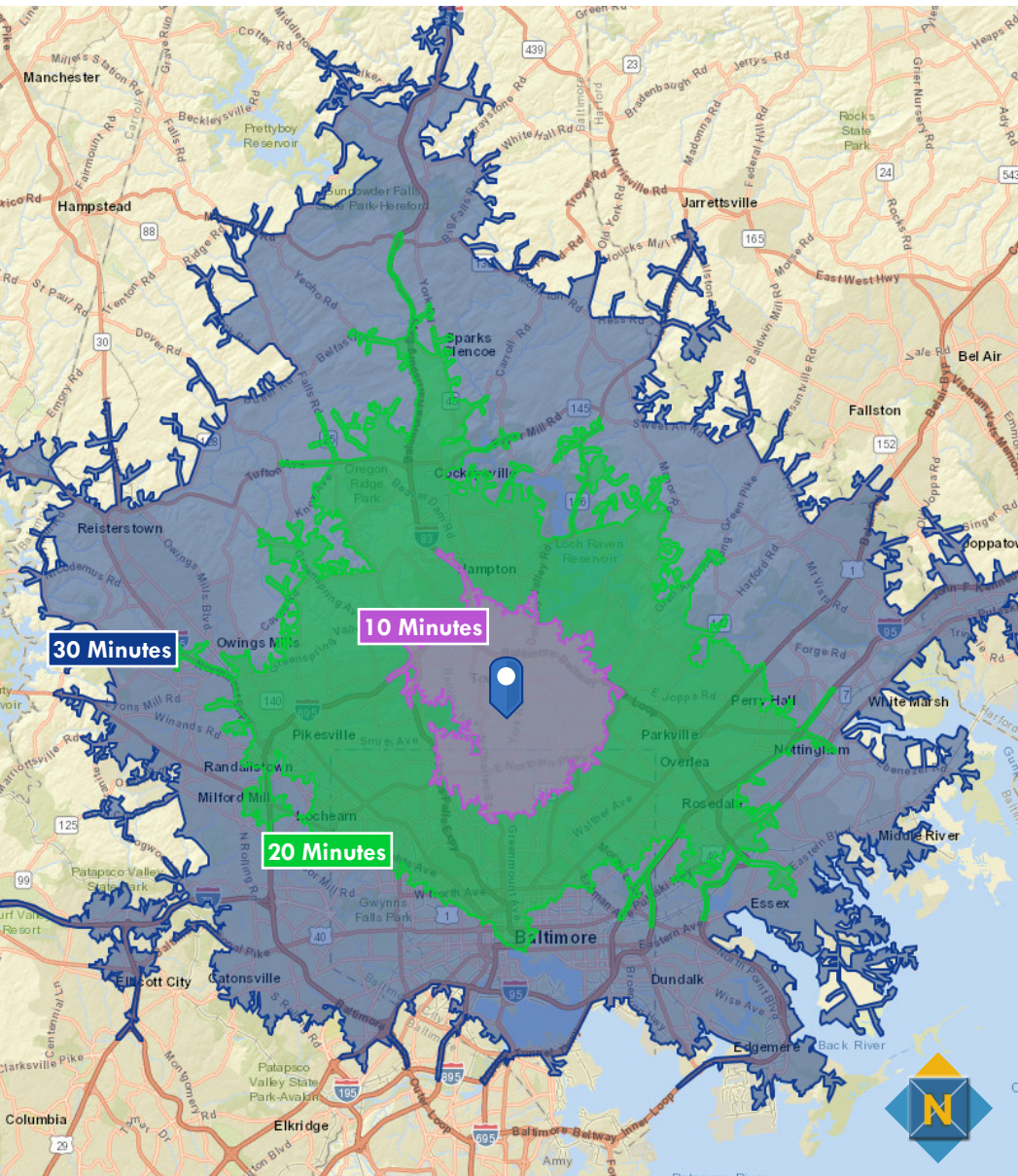
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LOCATION

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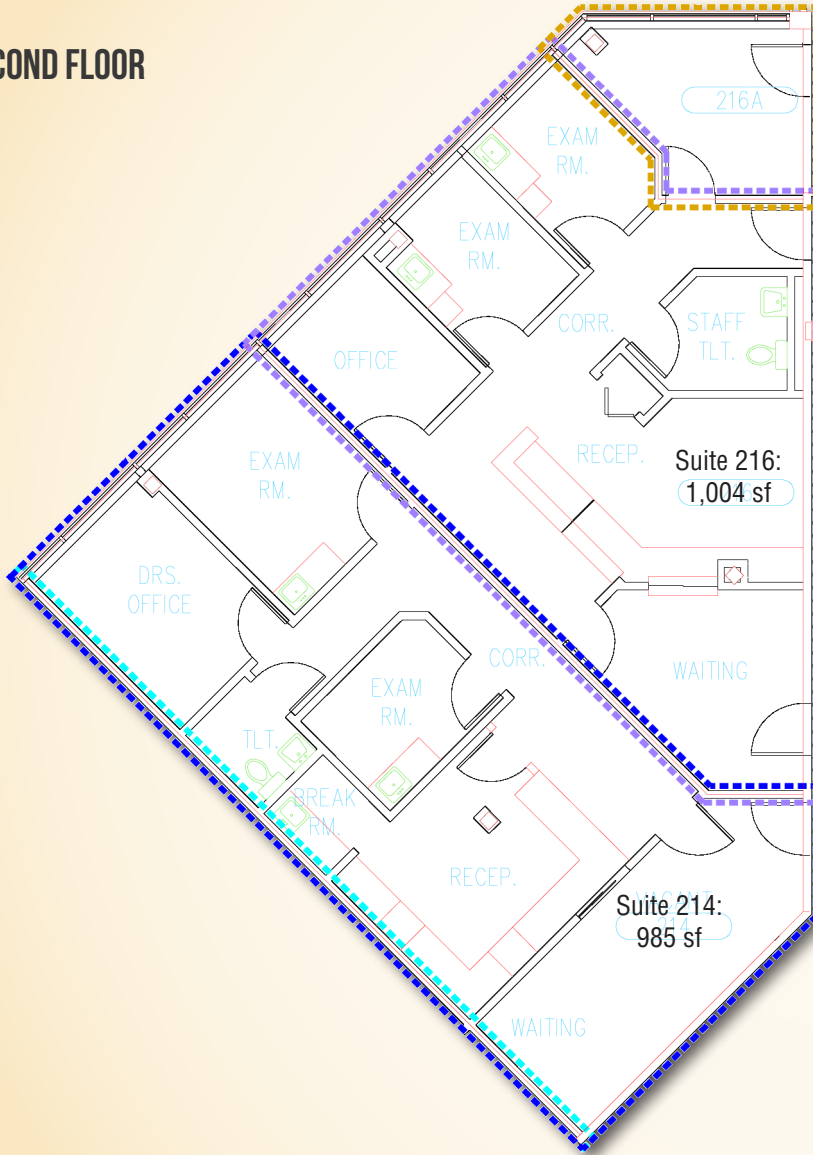
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FLOOR PLAN

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SECOND FLOOR



THIRD FLOOR



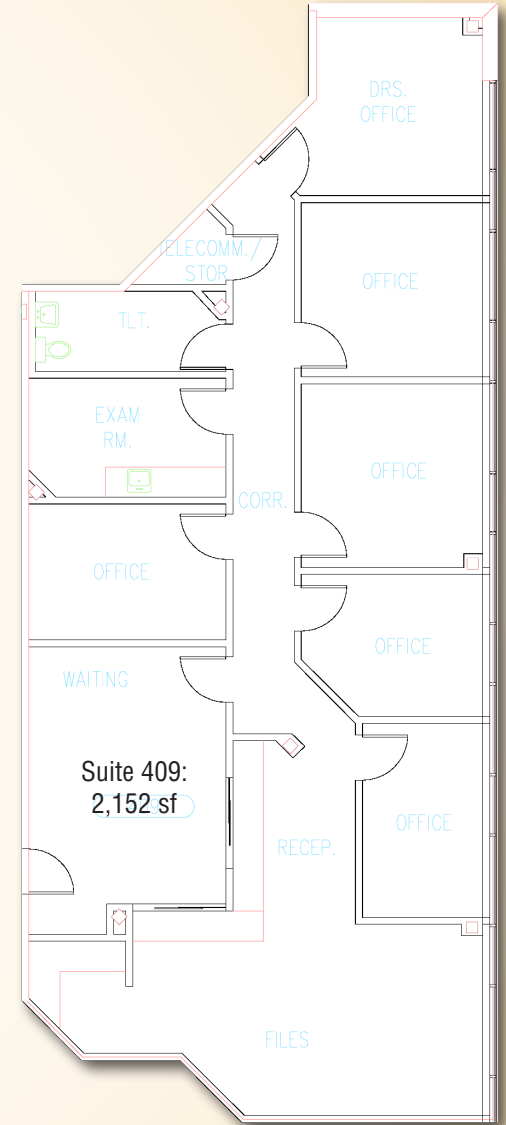
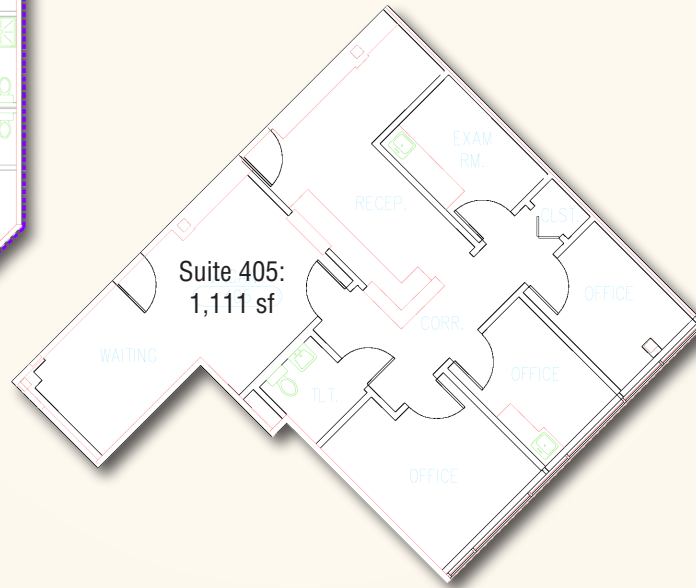
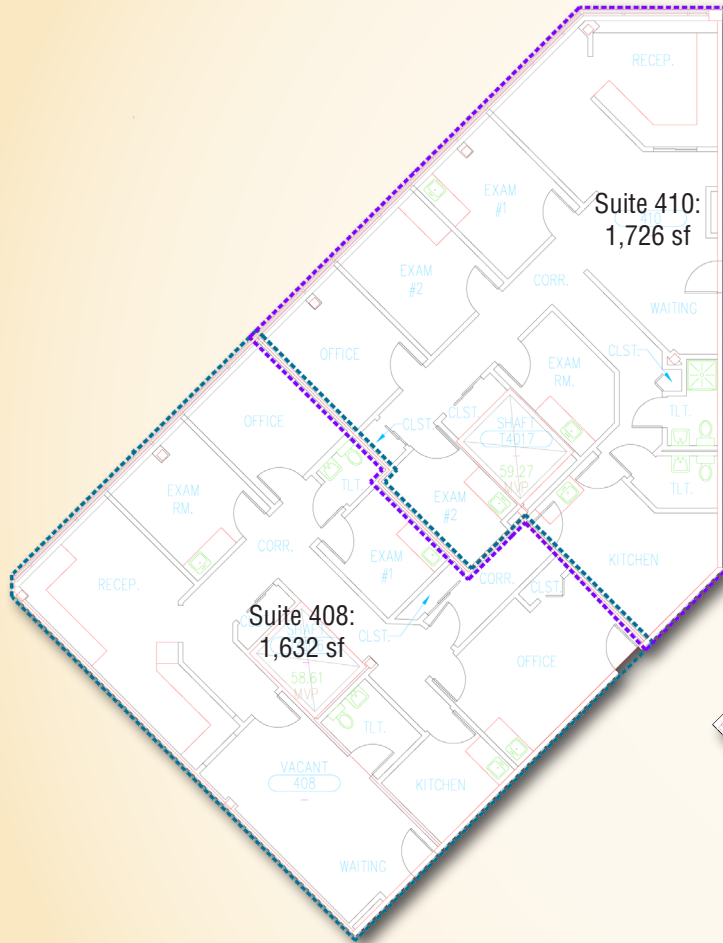
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FOURTH FLOOR



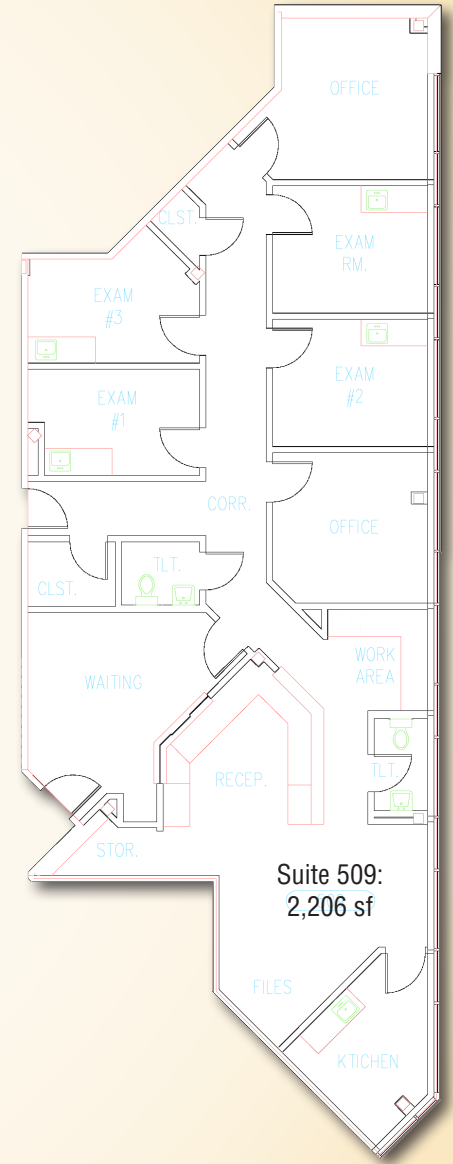
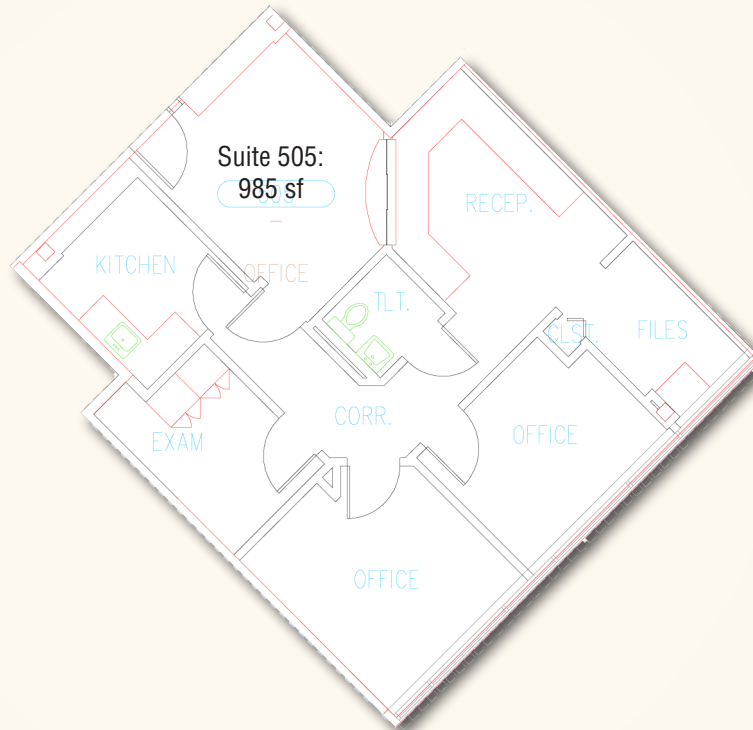
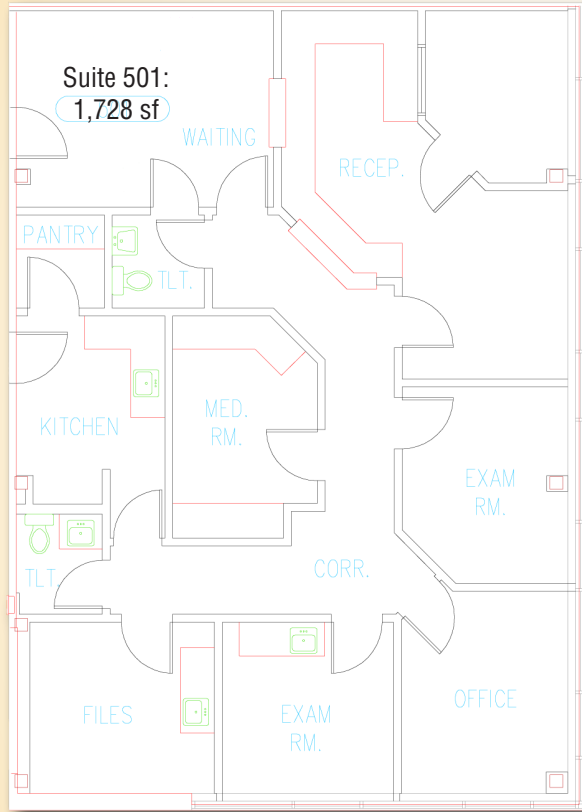
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FLOOR PLAN

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FIFTH FLOOR



FOR LEASE

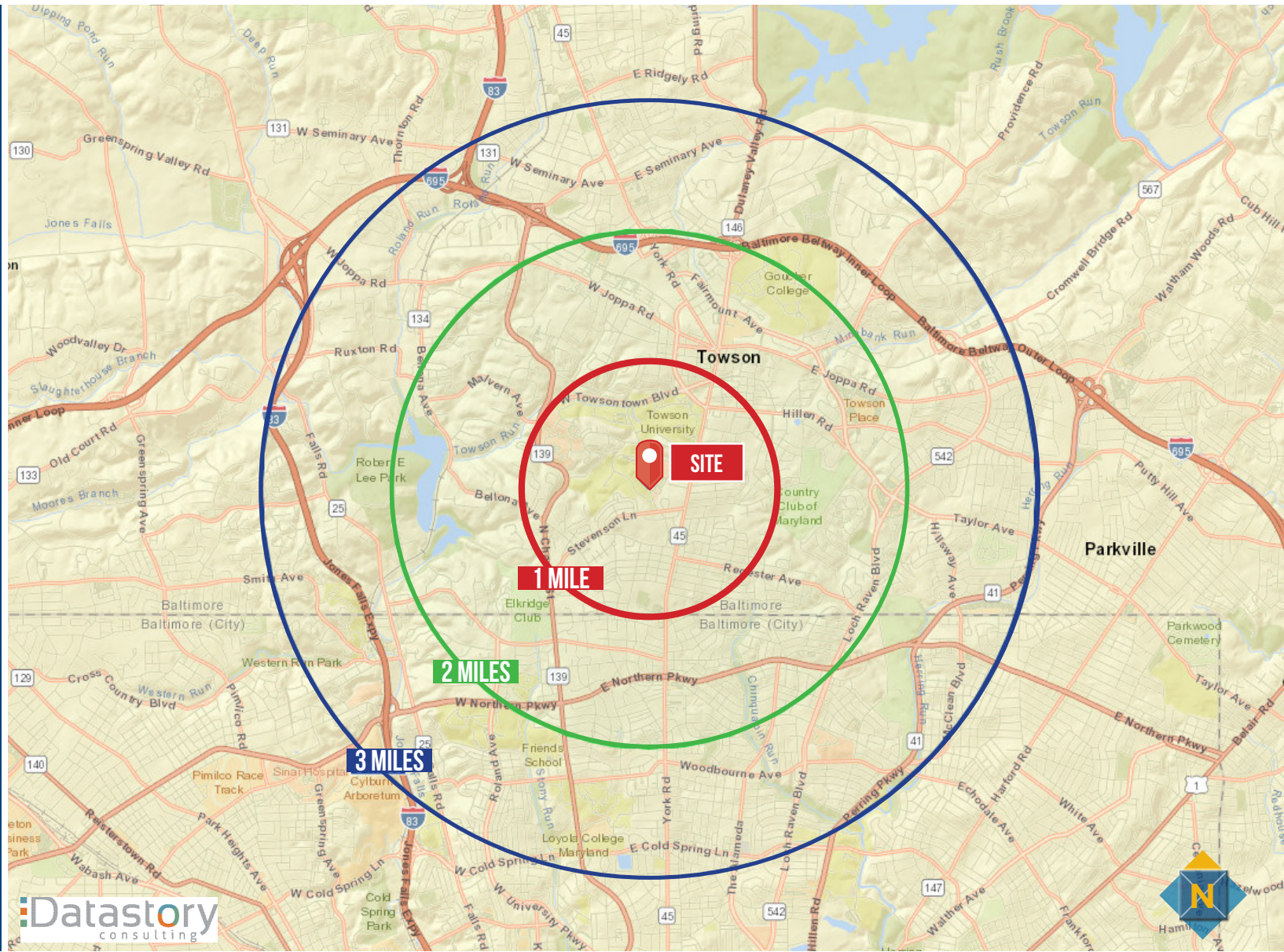
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DEMOGRAPHICS

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MEDICAL EXPENDITURES

	1 mile	2 miles	3 miles
Total Healthcare	\$46,390,427	\$159,658,464	\$322,888,640
Physician Services	\$17,010,969	\$57,643,301	\$15,190,367
Eyecare Services	\$521,638	\$1,791,621	\$3,652,462
Lab Tests, X-Rays	\$525,265	\$1,779,586	\$3,613,342
Dental Services	\$2,255,644	\$10,980,712	\$22,031,327
Prescription Drugs	\$3,353,959	\$12,106,516	\$24,594,452
Nonprescription Drugs	\$1,108,559	\$3,821,785	\$7,673,748
Eyeglasses and Contact Lenses	\$818,714	\$2,762,550	\$5,569,633
Median Age	24.9	35.0	36.1



Datastory
consulting