



FOR **LEASE**

WAREHOUSE & OUTDOOR STORAGE PROPERTY

1003 N. KRESSON STREET | BALTIMORE, MARYLAND 21205



FRONT



CATALYST
INVESTMENT PARTNERS



MACKENZIE
COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

HIGHLIGHTS:

- 14,314 SF \pm warehouse/industrial building
- Situated on 1.51 acres \pm (ample outdoor storage)
- 7 (oversized) drive ins
 - » Front drive in includes internal loading dock
- 16' \pm clear
- New roof to be installed Q4 2024
- Easy access to Route 1, Route 40, I-95 and I-895
- Convenient to the Port of Baltimore (Seagirt Marine Terminal)

BUILDING SIZE:

14,314 SF \pm

LOT SIZE:

1.7 ACRES \pm

CLEAR HEIGHT:

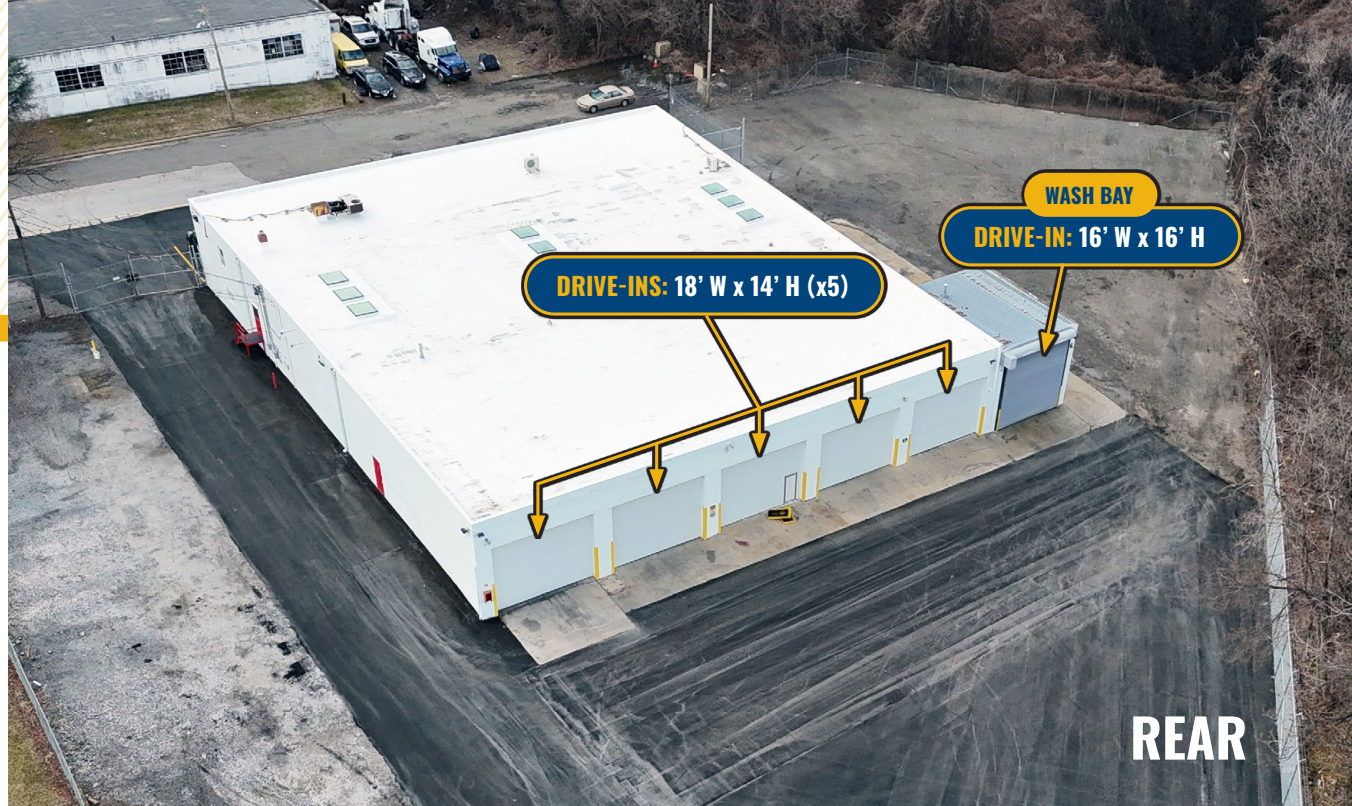
16' \pm

LOADING:

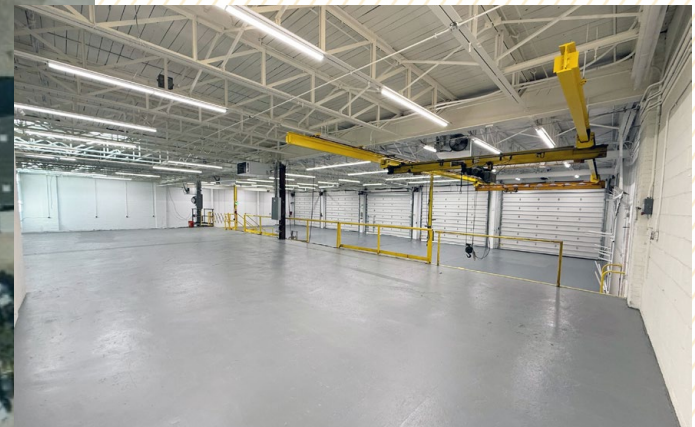
7 DRIVE-INS (OVERSIZED)

ZONING:

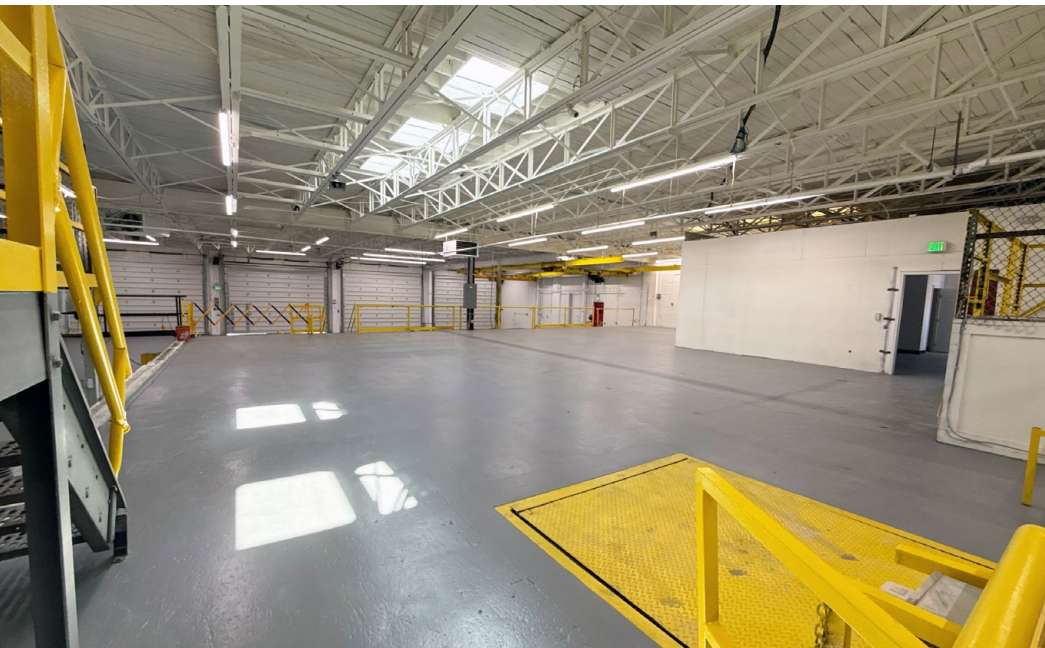
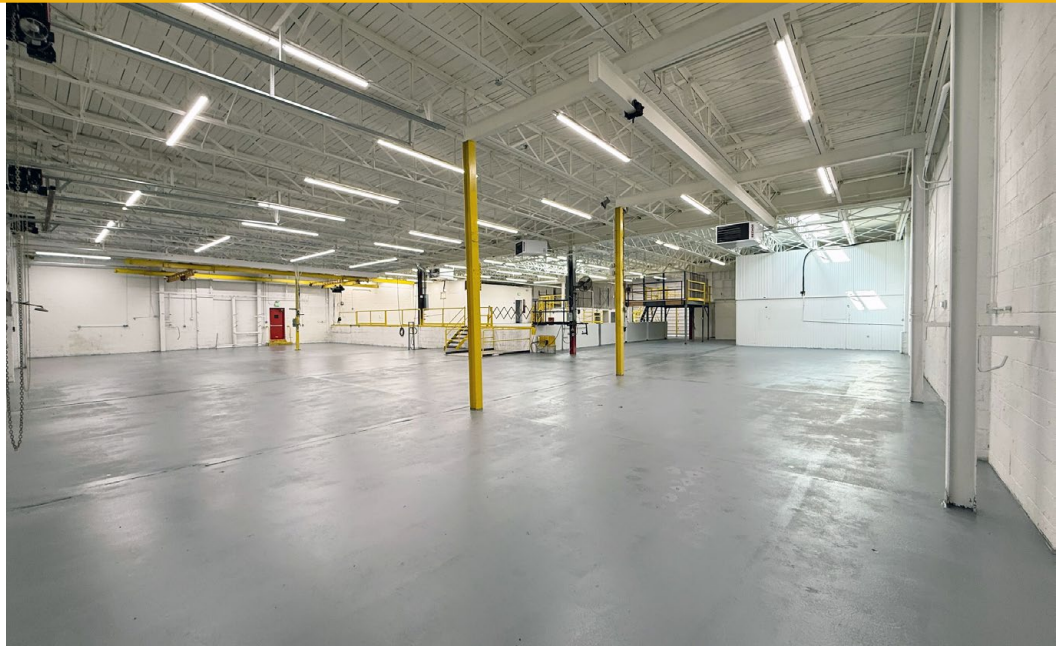
I-2 (GENERAL INDUSTRIAL DISTRICT)



AERIAL / PARCEL OUTLINE



INTERIOR PHOTOS: IMPROVEMENTS COMPLETE



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ALTON CURRY

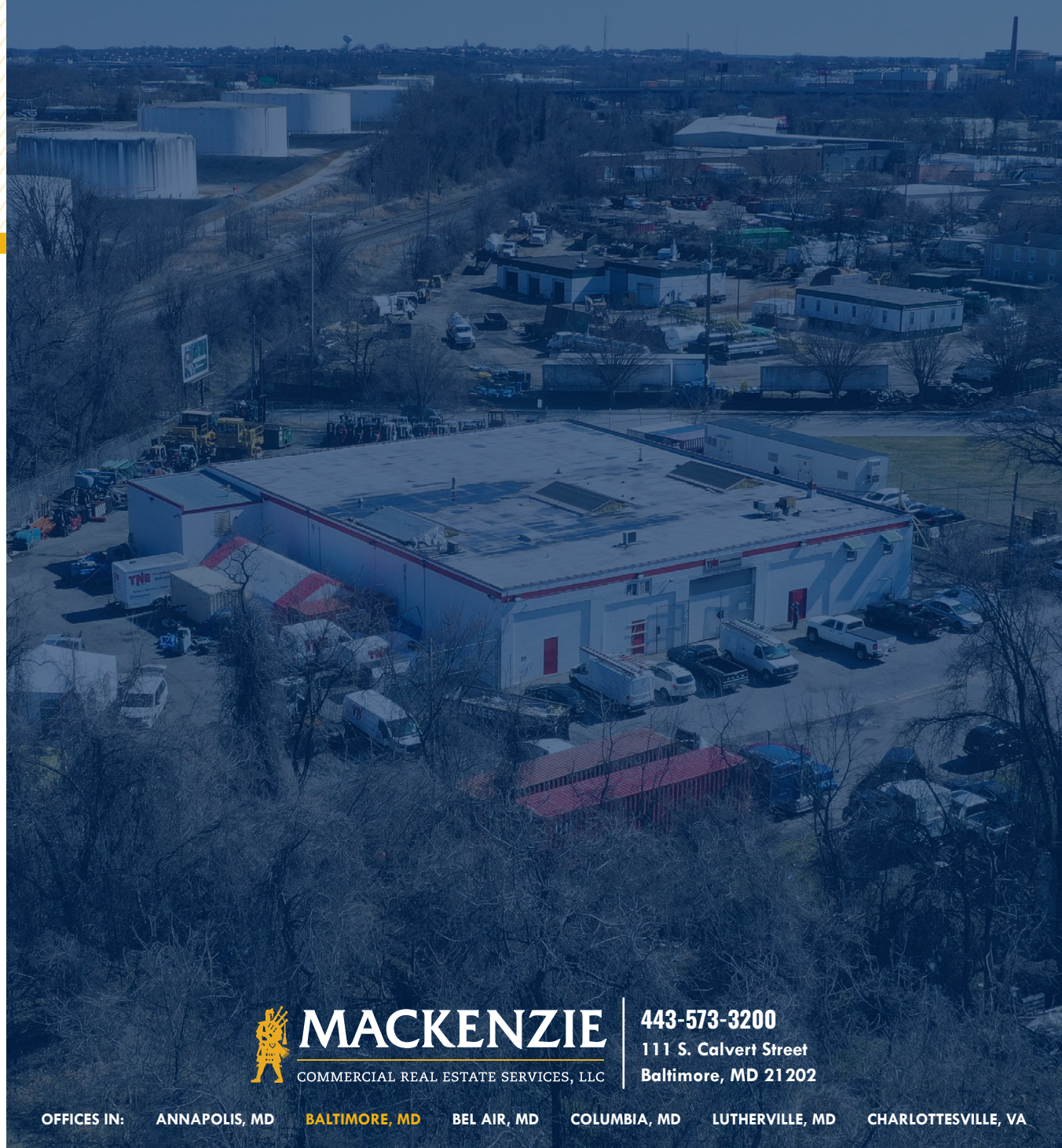
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VISIT **PROPERTY PAGE** FOR MORE INFORMATION.



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