



FOR LEASE

BATA BUSINESS CENTER

103 BATA BOULEVARD
BELCAMP, MARYLAND 21017



FOR LEASE

Harford County, Maryland

AVAILABLE

5,200 sf

LOT SIZE

2.1 Acres

ZONING

CI (Commercial Industrial District)

HIGHLIGHTS

- ▶ Highly visible office building located at the entrance to the Waters Edge Business Park
- ▶ Multiple exits and bath facilities (easy conversion to two units)
- ▶ Attractive building
- ▶ Move-in ready
- ▶ Route 40 (Pulaski Hwy) access
- ▶ Neighboring tenants include Booz Allen Hamilton, Janus Research Group, Randstad Manufacturing & Logistics



RIVERSIDE OFFICE

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- 1 BOWHEAD INFORMATION & TECH SERVICES
- 2 JOHNS HOPKINS MEDICAL CENTER
- 3 BOULEVARD BISTRO
- 4 RANDSTAD MANUFACTURING & LOGISTICS CENTER
- 5 NATURAL ANIMAL NUTRITION
- 6 AARON'S DISTRIBUTION CENTER
- 7 MANTECH INTERNATIONAL CORP.
- 8 DECISIVE DATA SYSTEMS
- 9 EASTERN POINT TRUST COMPANY
- 10 JANUS RESEARCH GROUP
- 11 BOOZ ALLEN HAMILTON
- 12 METRO OFFICE SOLUTIONS
- 13 GEMALTO
- 14 PRAXIS ENGINEERING



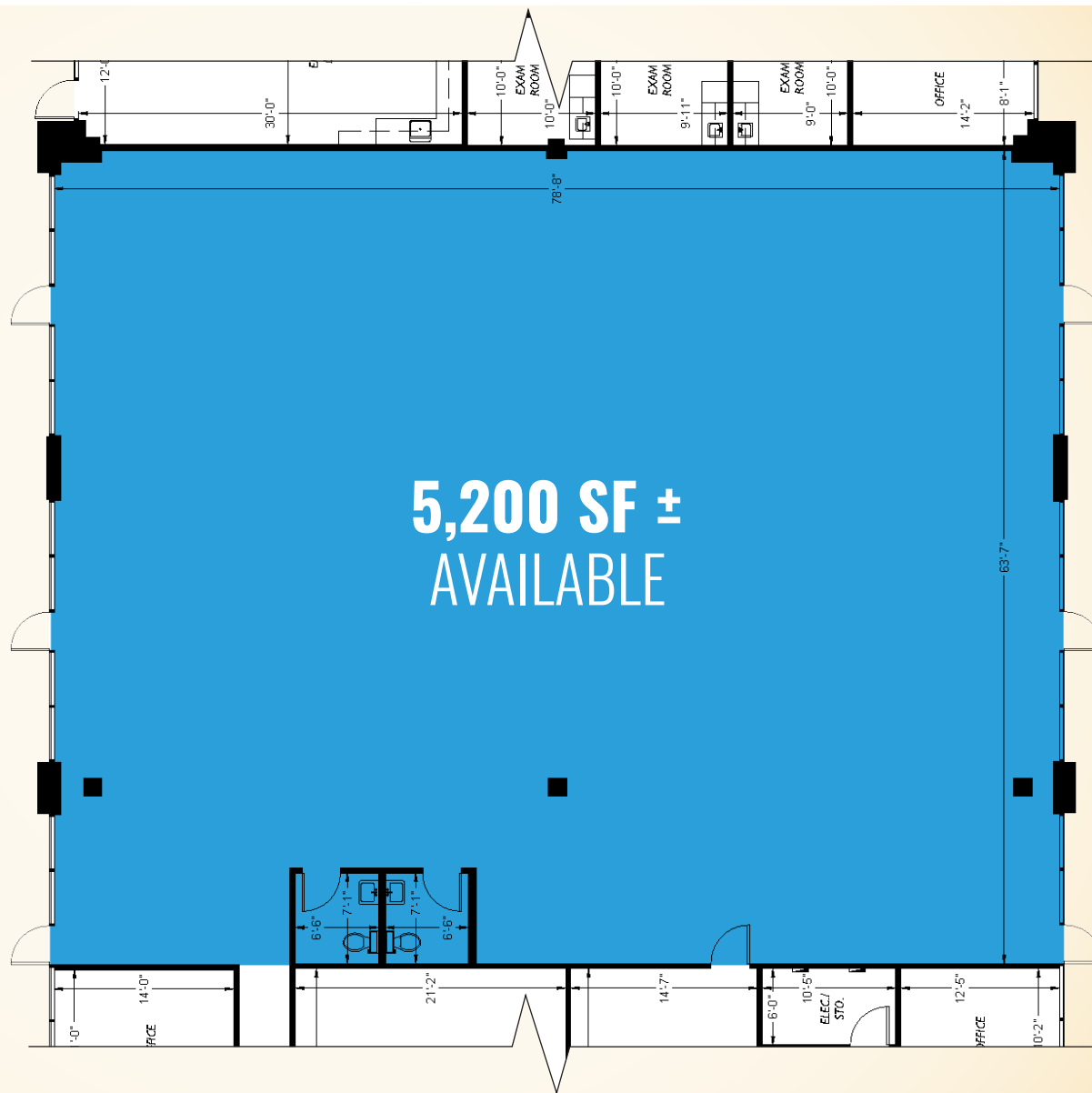
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FLOOR PLAN

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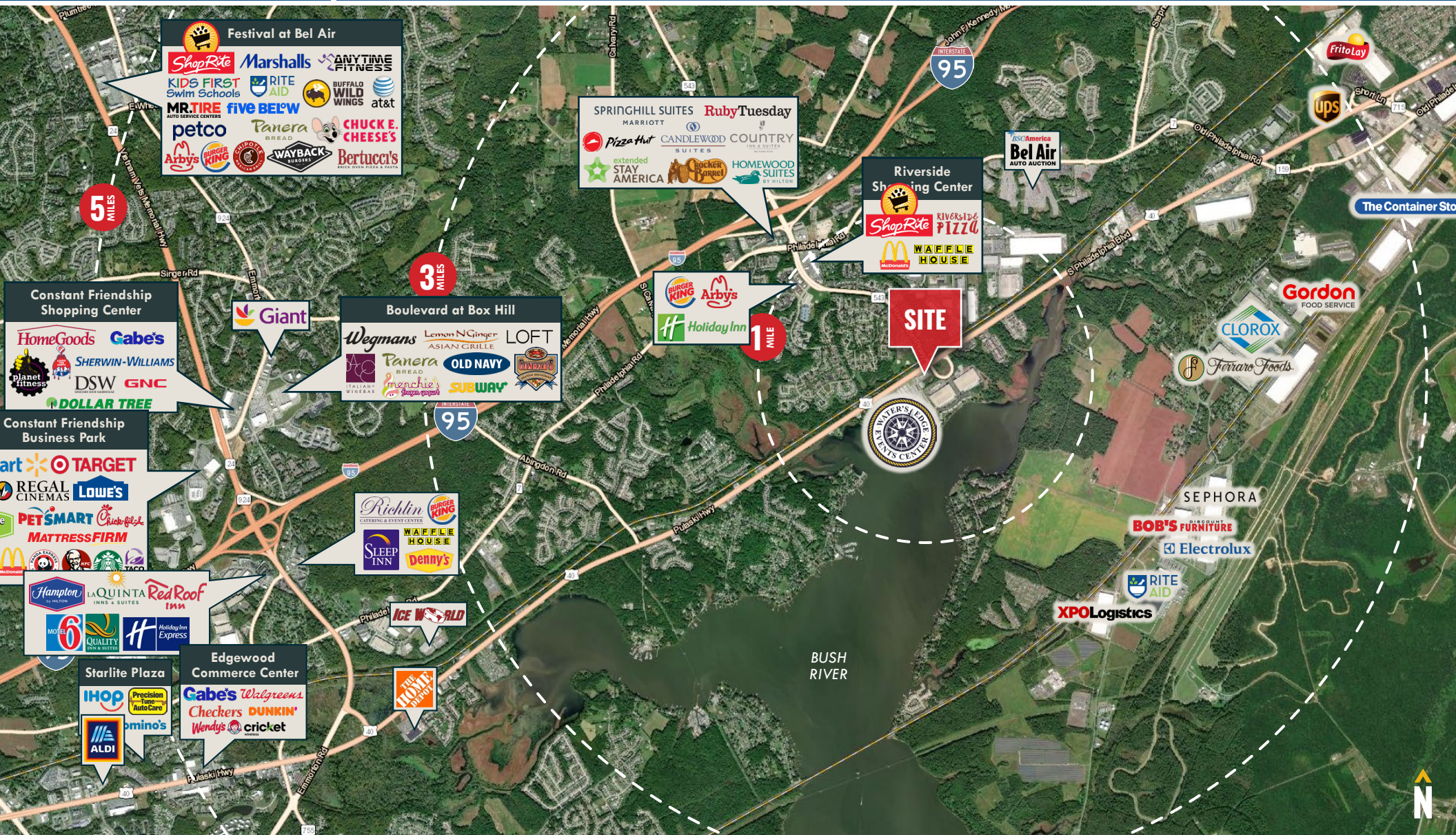
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TRADE AREA

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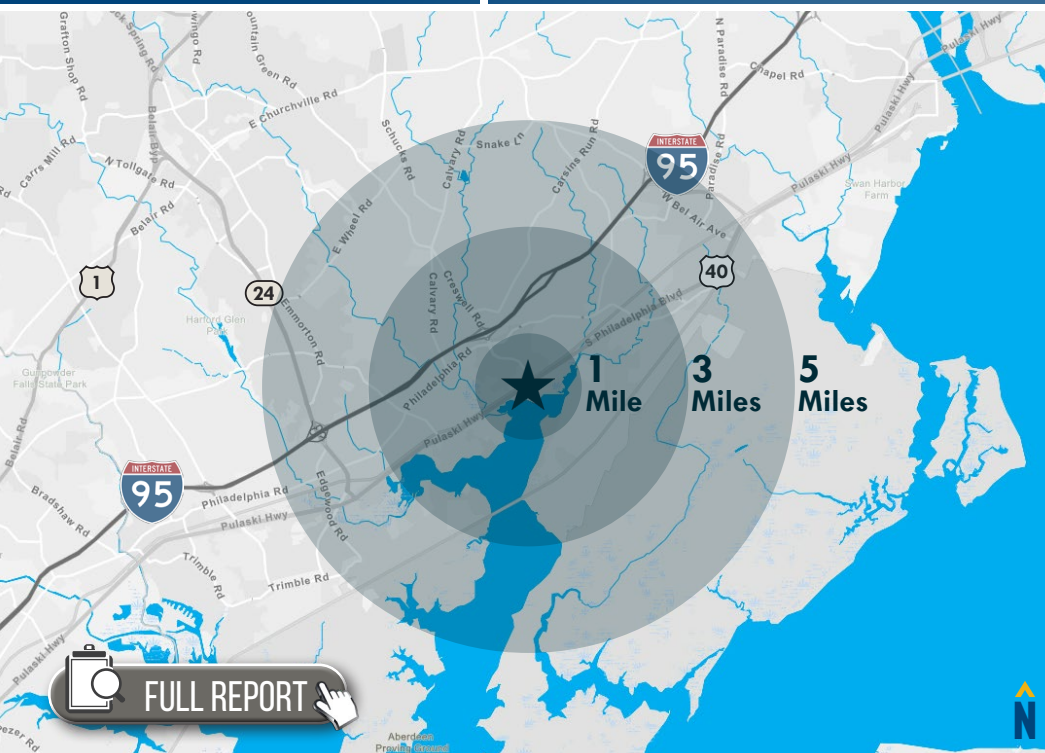


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LOCATION / DEMOGRAPHICS

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RESIDENTIAL POPULATION

5,360

1 MILE

23,514

3 MILES

75,079

5 MILES

NUMBER OF HOUSEHOLDS

2,078

1 MILE

8,691

3 MILES

28,208

5 MILES

AVERAGE HH SIZE

2.52

1 MILE

2.69

3 MILES

2.65

5 MILES

MEDIAN AGE

36.6

1 MILE

37.2

3 MILES

37.5

5 MILES

AVERAGE HH INCOME

\$103,843

1 MILE

\$103,828

3 MILES

\$98,965

5 MILES

EDUCATION (COLLEGE+)

72.4%

1 MILE

67.7%

3 MILES

66.3%

5 MILES

EMPLOYMENT (AGE 16+ IN LABOR FORCE)

91.4%

1 MILE

89.9%

3 MILES

89.6%

5 MILES

DAYTIME POPULATION

5,794

1 MILE

21,392

3 MILES

71,249

5 MILES

21%

SOCCER MOMS

2 MILES

Life in the suburban wilderness offsets the hectic pace of two working parents with growing children for this affluent, family-oriented market. They favor time-saving devices and like banking online.

2.97

AVERAGE HH SIZE

37.0

MEDIAN AGE

\$90,500

MEDIAN HH INCOME

LEARN MORE

18%

UP AND COMING FAMILIES

2 MILES

These young, ambitious families are more mobile and ethnically diverse than the previous generation. They are careful shoppers and aware of prices, but also seek the latest and best in technology.

3.12

AVERAGE HH SIZE

31.4

MEDIAN AGE

\$72,000

MEDIAN HH INCOME

LEARN MORE

16%

ENTERPRISING PROFESSIONALS

2 MILES

These residents are well educated and climbing the ladder in STEM (science, technology, engineering and mathematics) occupations. This young market makes over 1-1/2 times more income than the US median.

2.48

AVERAGE HH SIZE

35.3

MEDIAN AGE

\$86,600

MEDIAN HH INCOME

LEARN MORE

13%

BRIGHT YOUNG PROFESSIONALS

2 MILES

These communities are home to young, educated, working professionals. Labor force participation is high, generally white-collar work. Residents are physically active and up on the latest technology.

2.41

AVERAGE HH SIZE

33.0

MEDIAN AGE

\$54,000

MEDIAN HH INCOME

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