



1.62 ACRES WITH RT. 40 FRONTAGE

11145 RED LION RD | WHITE MARSH, MARYLAND 21162

FOR
SALE



PROPERTY OVERVIEW

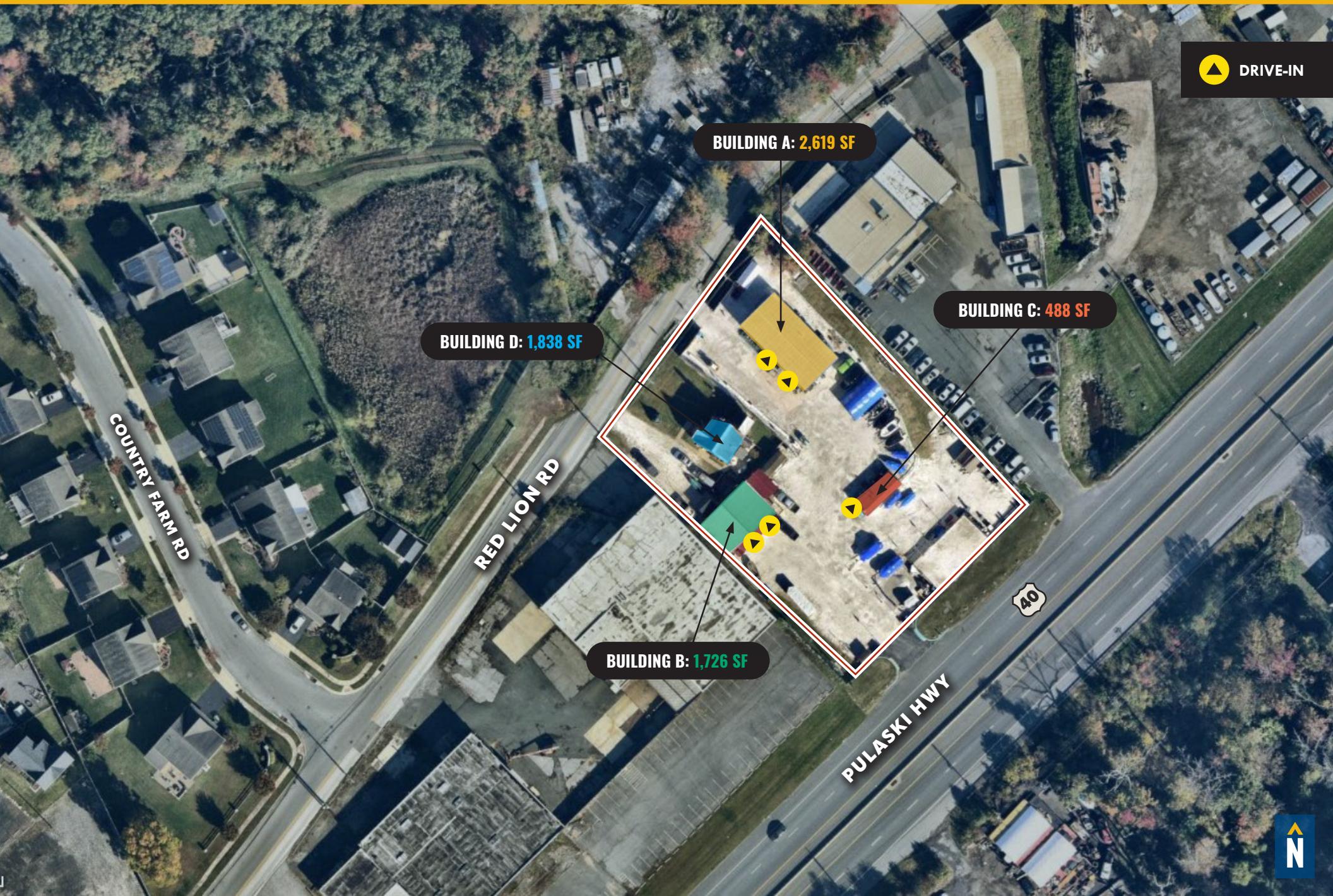
HIGHLIGHTS:

- Fenced and Secured Lot
- Versatile buildings and zoning allows for flexibility of uses
- Pulaski Highway (Rt. 40) frontage
- Lot space is great for parking and offers the opportunity to expand buildings
- Easy access to I-95

BUILDING A:	2,619 SF ±
BUILDING B:	1,726 SF ±
BUILDING C:	488 SF ±
BUILDING D:	1,838 SF ±
TENANTS:	HOUSE: \$1,500/MONTH YARD/SHOPS: \$4,000/MONTH *BOTH EXPIRE 9/30/26
LOT SIZE:	1.62 ACRES ±
ZONING:	BR-AS



AERIAL



LOCAL BIRDSEYE



TRADE AREA

- DRIVING DISTANCE TO:



0.9 MILES
3 MIN. DRIVE



2.3 MILES
5 MIN. DRIVE



3.4 MILES
6 MIN. DRIVE



**15.1 MILES
20 MIN. DRIVE
(SEAGIRT
MARINE TERMINAL)**



24.5 MILES
25 MIN. DRIVE

BALTIMORE, MD

18.7 MILES
26 MIN.

WASHINGTON, DC

53.4 MILES
1 HR. 15 MIN.

PHILADELPHIA PA

88.5 MILES
1 HR. 25 MIN.

RICHMOND VA

167.0 MILES
2 HRS. 45 MIN.



FOR MORE INFO CONTACT:



CHRIS BOLAND

VICE PRESIDENT

410.494.6644

CBOLAND@mackenziecommercial.com



PATRICK SMITH, SIOR

VICE PRESIDENT

410.494.4866

PSMITH@mackenziecommercial.com



VISIT [PROPERTY PAGE](#) FOR MORE INFORMATION.



MACKENZIE
COMMERCIAL REAL ESTATE SERVICES, LLC

OFFICES IN: ANNAPOLIS, MD BALTIMORE, MD BEL AIR, MD COLUMBIA, MD **LUTHERVILLE, MD** CHARLOTTESVILLE, VA

410-821-8585
2328 W. Joppa Road, Suite 200
Lutherville, MD 21093

www.MACKENZIECOMMERCIAL.com

No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing conditions imposed by our principals.