



# ADMIRAL CORPORATE CENTER

130 ADMIRAL COCHRANE DRIVE | ANNAPOLIS, MARYLAND 21401

8,600 SF  
CONDO FOR  
**SALE**



**MACKENZIE**

COMMERCIAL REAL ESTATE SERVICES, LLC



# PROPERTY OVERVIEW

## HIGHLIGHTS:

- Full floor condominium unit for sale in excellent condition with stunning glass lines and brick facade
- Professional office featuring 25+ offices, 10 workstation areas, M/W restrooms, 2 kitchenettes, supply/workrooms, large conference room, and reception area
- Prominent building at the corner of Admiral Cochrane Drive and Harry S. Truman Parkway
- Free surface parking lot

AVAILABLE:

2ND FLOOR: 8,600 SF ±

PARKING:

3.9/1,000 SF

ZONING:

W1 (INDUSTRIAL PARK DISTRICT)

CONDO FEE:

\$8,366/MONTH

REAL ESTATE TAXES:

\$27,869/PER ANNUM

SALE PRICE:

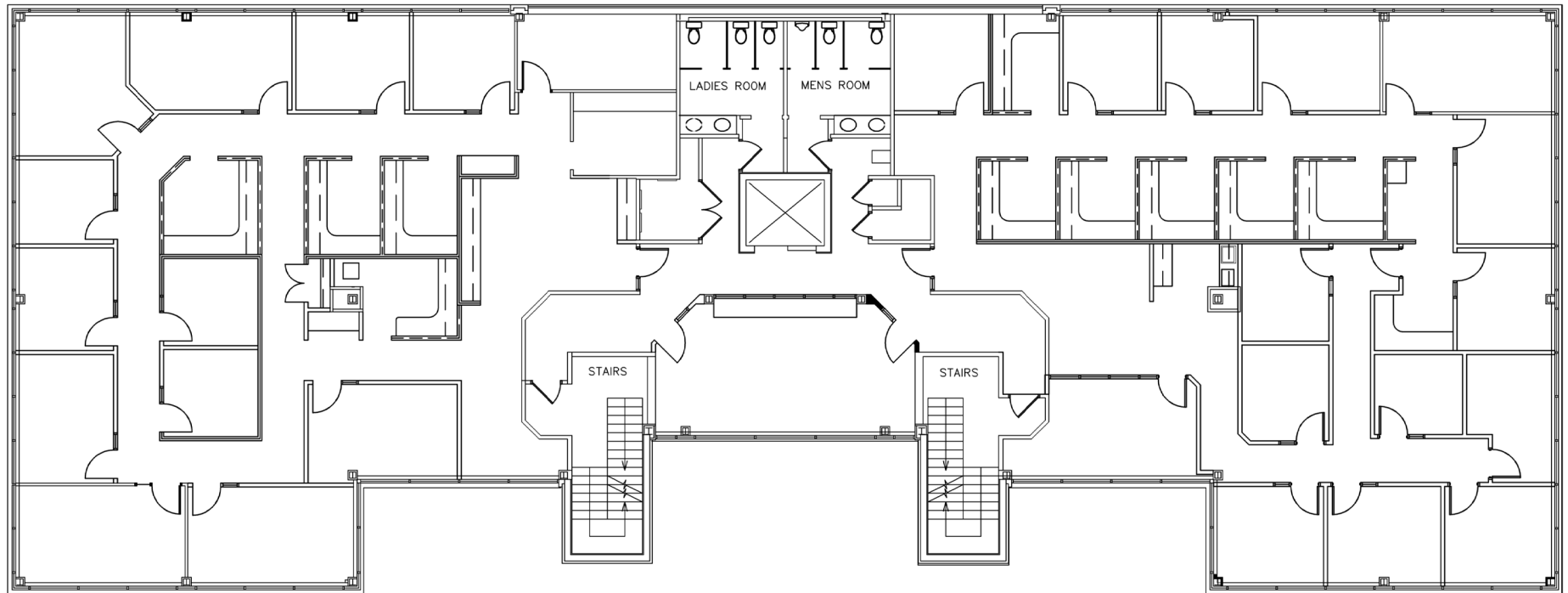
\$2,850,000





# FLOOR PLAN

8,600 SF





# INTERIOR PHOTOS



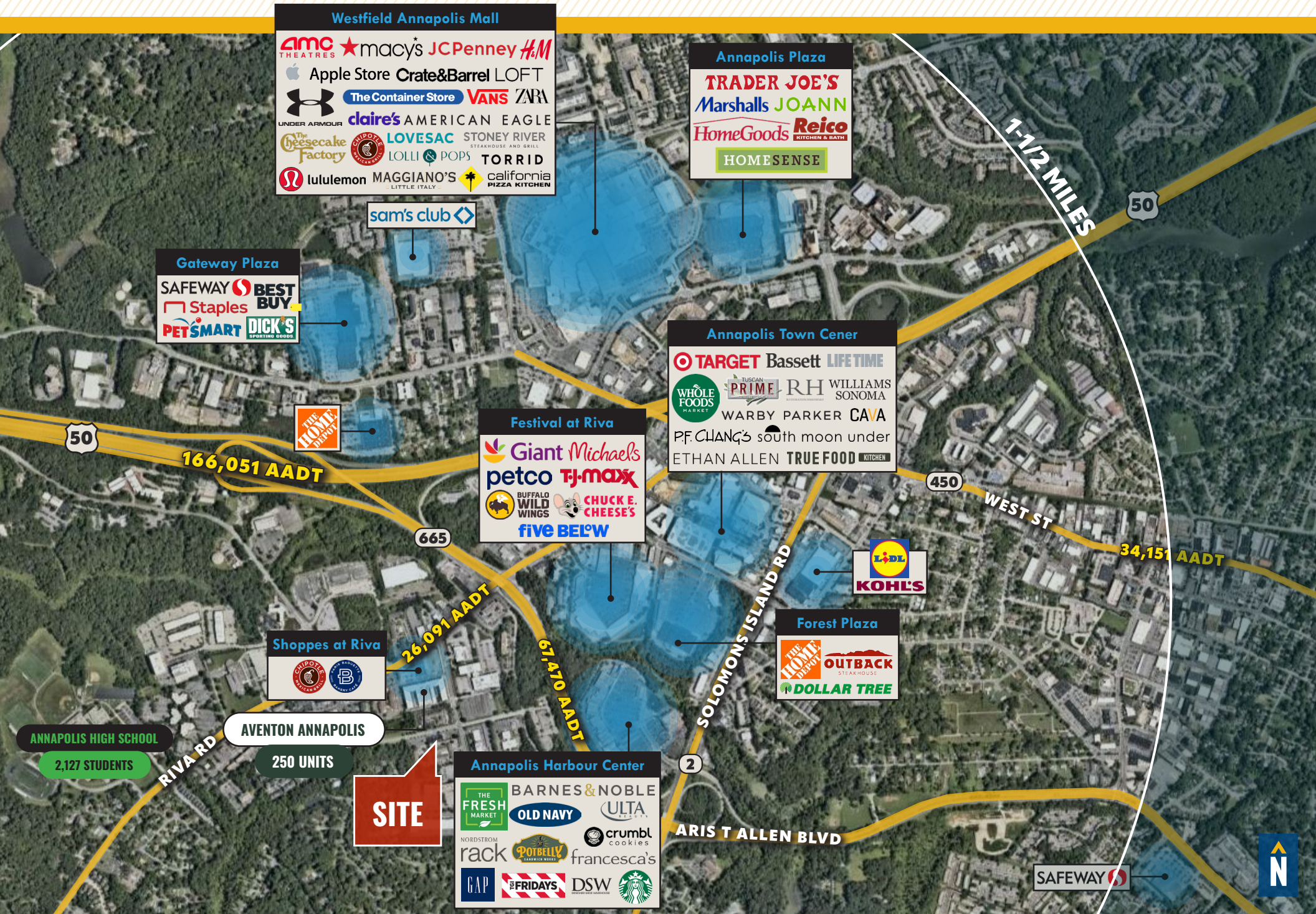


# LOCAL BIRDSEYE

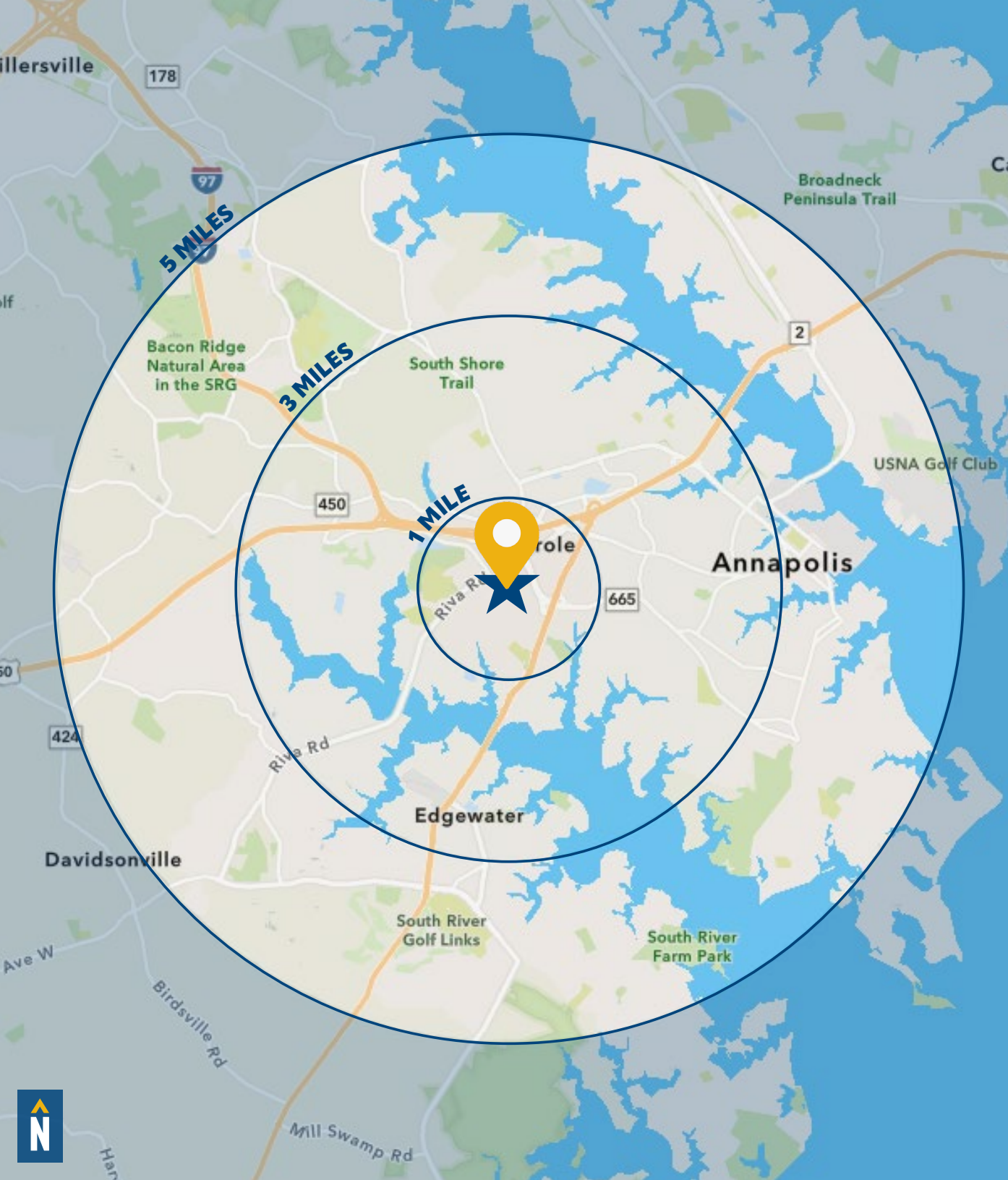




# MARKET AERIAL







# DEMOGRAPHICS

2025

RADIUS:

1 MILE

3 MILES

5 MILES

## RESIDENTIAL POPULATION



4,553

57,330

100,097

## DAYTIME POPULATION



28,150

95,457

146,891

## AVERAGE HOUSEHOLD INCOME



\$176,793

\$159,834

\$171,935

## NUMBER OF HOUSEHOLDS



2,350

24,408

41,438

## MEDIAN AGE



48.2

42.9

43.1

FULL DEMOS REPORT





# FOR MORE INFO **CONTACT:**



## **DAVID MCCLATCHY**

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VISIT **PROPERTY PAGE** FOR MORE INFORMATION.



# **MACKENZIE**

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