



CROWNSVILLE TOWN STATION

1321 GENERALS HIGHWAY | CROWNSVILLE, MARYLAND 21032

FOR
LEASE



MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

HIGHLIGHTS:

- Professional office building with easy access to Baltimore and Annapolis
- Charming local neighborhood
- Monument signage for tenants
- Hands-on management
- Direct entry
- Private restroom
- Modern finishes

AVAILABLE:

SUITE 103: 1,146 RSF

BUILDING SIZE:

21,069 SF

PARKING RATIO:

5.5/1,000 SF

ZONING:

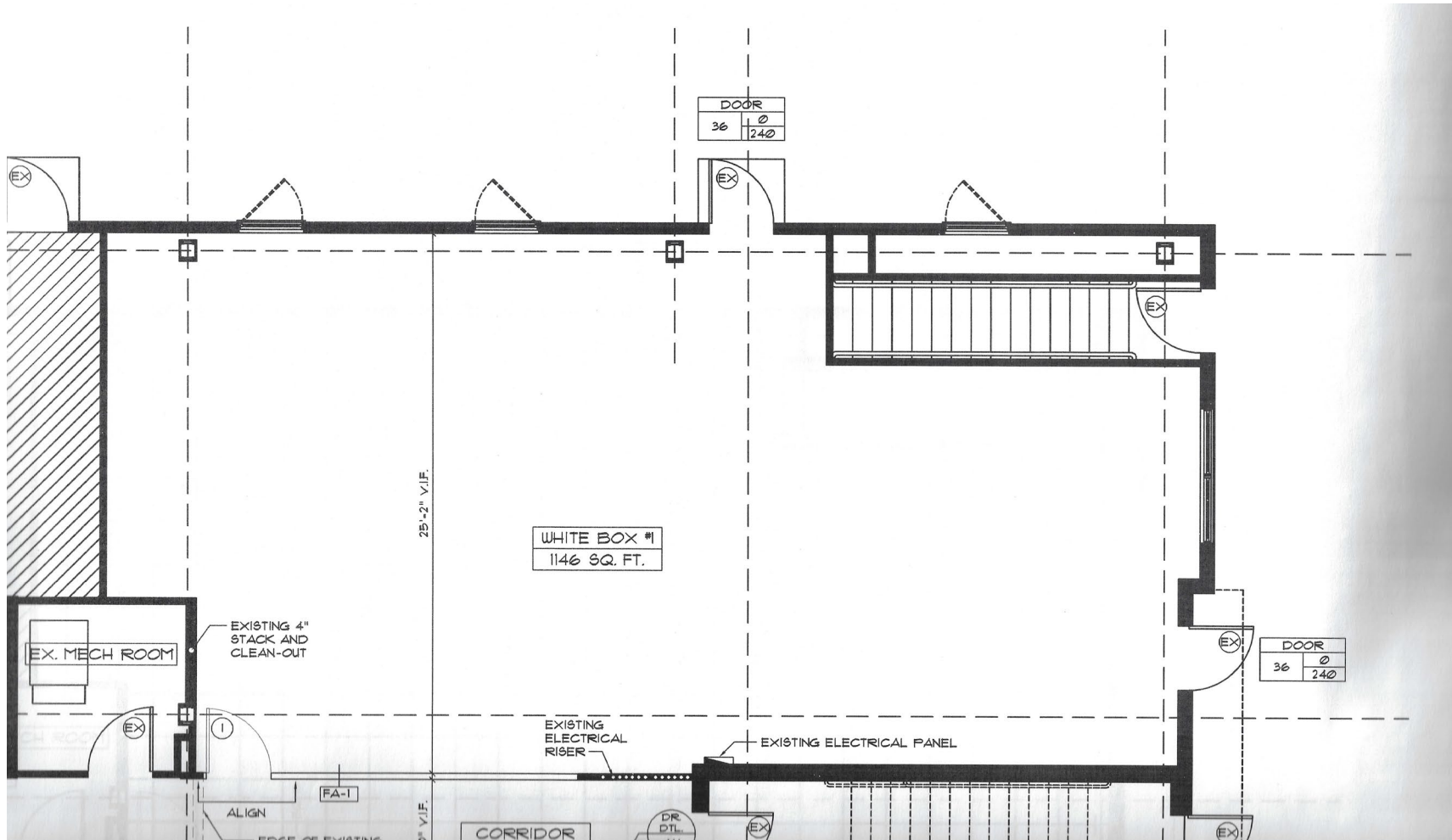
C2 (COMMERCIAL OFFICE DISTRICT)

PRICE:

\$21.00/SF, NNN



FLOOR PLAN: SUITE 103



DEMOGRAPHICS

2024

RADIUS:

1 MILE

3 MILES

5 MILES

RESIDENTIAL POPULATION



316

6,288

40,114

DAYTIME POPULATION



609

2,848

67,985

AVERAGE HOUSEHOLD INCOME



\$214,711

\$174,419

\$153,563

NUMBER OF HOUSEHOLDS



173

4,852

32,720

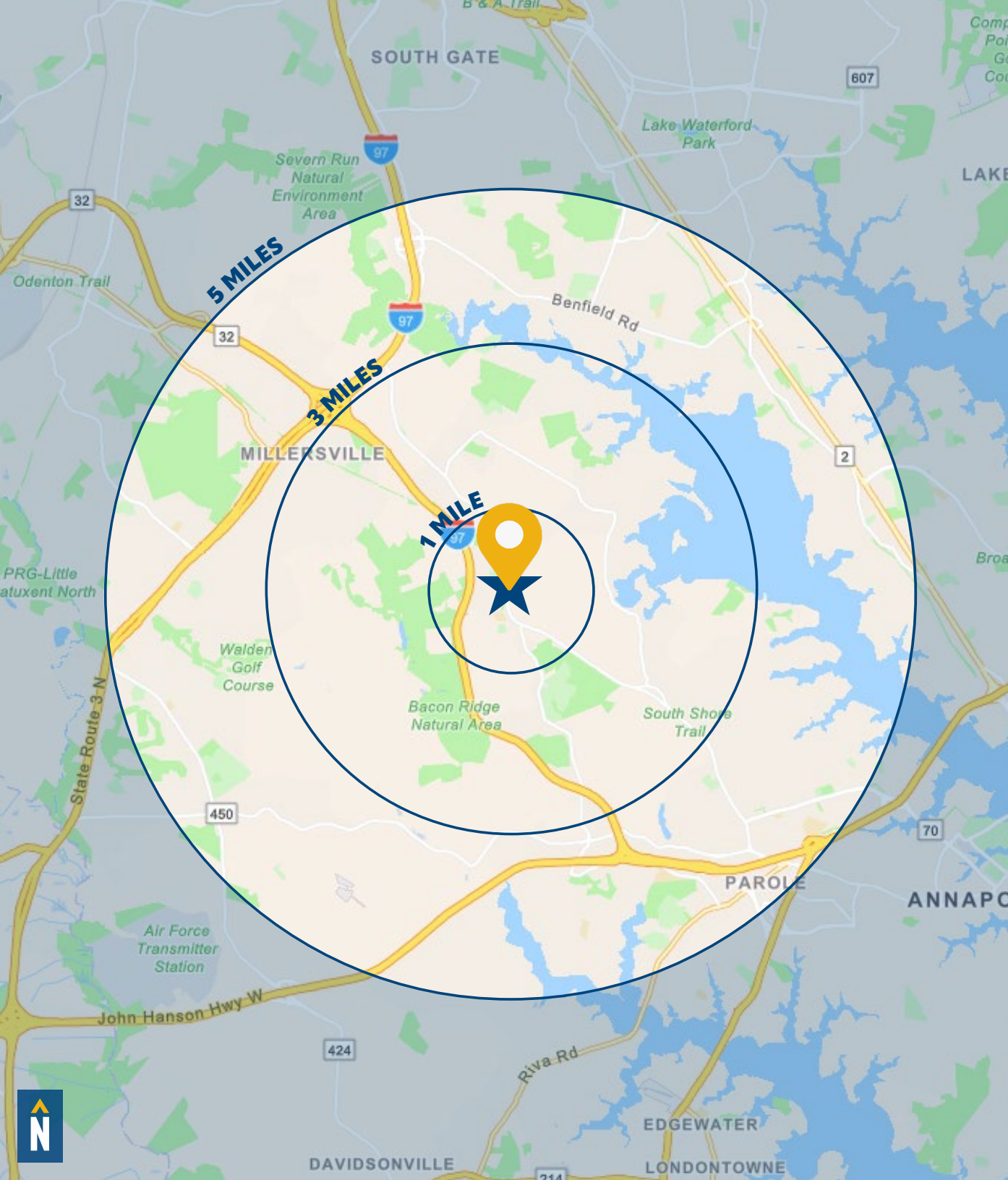
MEDIAN AGE



48.9

47.6

44.0



FOR MORE INFO **CONTACT:**



BETHANY HOBBS

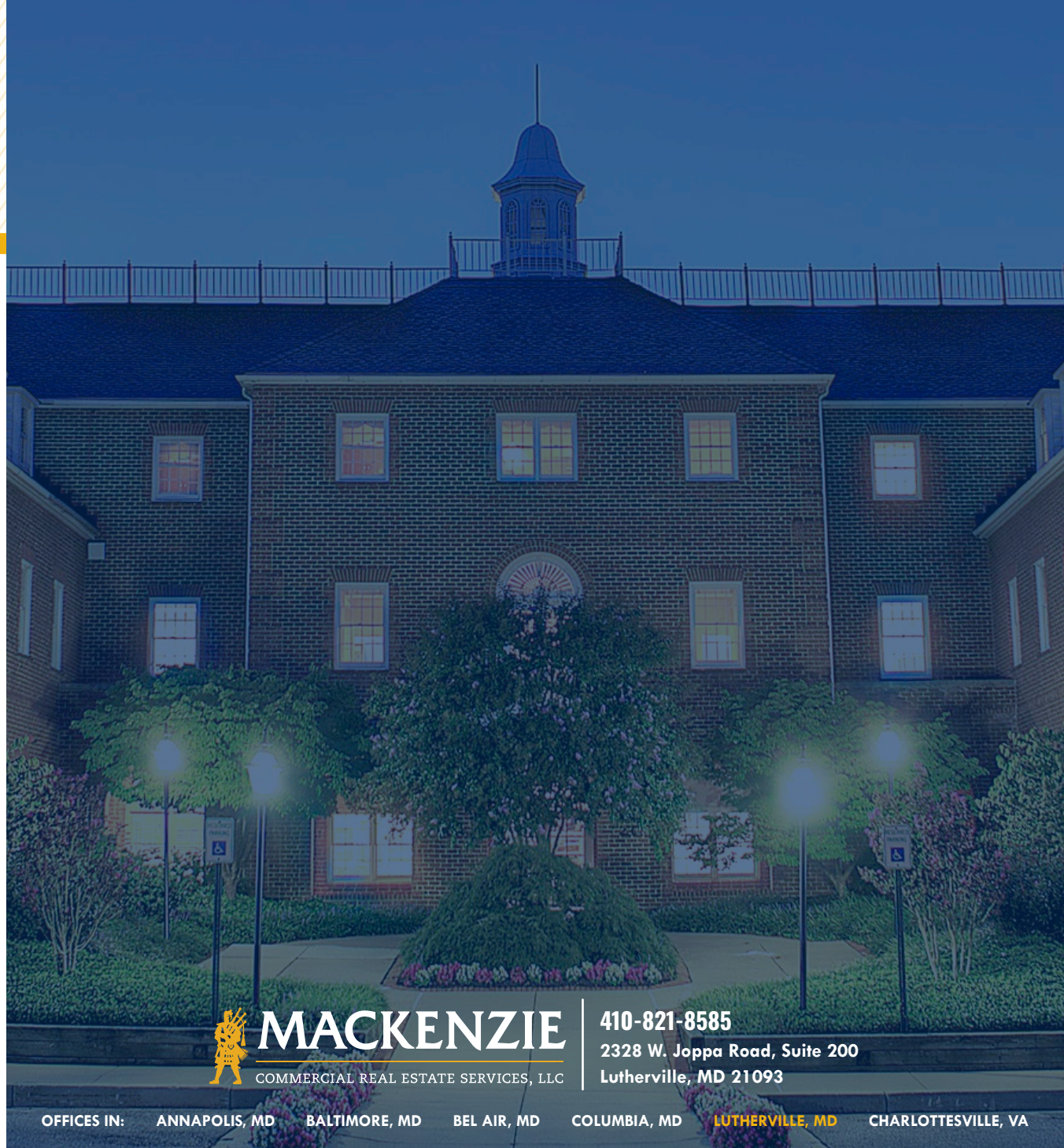
SENIOR REAL ESTATE ADVISOR

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VISIT **PROPERTY PAGE** FOR MORE INFORMATION.



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