



15444 DEPOT LANE

UPPER MARLBORO, MARYLAND 20772

FOR
LEASE



MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

HIGHLIGHTS:

- Industrial land for lease
- Fenced outside storage yard
- Close to D.C. and major highways
- Direct and easy access to Route 301
- Close proximity to Joint Base Andrews
- IE (Industrial, Employment) Zoning allows for wide use including a mix of employment, research and development, and light industrial development, with an expectation of high-quality design that is set apart from the high-traffic-generating commercial zones and residential communities

LOT SIZE:	1.82 ACRES ±
PARKING:	SURFACE
ZONING:	IE
RENTAL RATE:	TBD




GOOGLE STREET VIEW

TRADE AREA


DRIVING DISTANCE TO:

 2.4 MILES
5 MIN. DRIVE

 2.8 MILES
6 MIN. DRIVE

 8.8 MILES
12 MIN. DRIVE

 24.4 MILES
30 MIN. DRIVE

 25.8 MILES
33 MIN. DRIVE
JOINT BASE ANDREWS

BALTIMORE, MD 21.0 MILES
30 MIN.

WASHINGTON, DC 53.4 MILES
1 HR. 15 MIN.

PHILADELPHIA, PA 118.0 MILES
1 HR. 55 MIN.

RICHMOND, VA 167.0 MILES
2 HRS. 55 MIN.



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