

FOR LEASE

 Baltimore City, Maryland



INDUSTRIAL/ AUTOMOTIVE FACILITY

4105 AMOS AVENUE
BALTIMORE, MARYLAND 21215

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INDUSTRIAL/AUTOMOTIVE FACILITY

4105 AMOS AVENUE | BALTIMORE, MARYLAND 21215

BUILDING SIZE

2,485 sf

LOT SIZE

.51 Acres

ZONING

I-1 (Light Industrial District)

YEAR BUILT

1952

REAL ESTATE TAXES / INSURANCE

\$4,498.16/yr. / \$2,352.00/yr.

RENTAL RATE

\$5,000.00/mo., NNN

HIGHLIGHTS

- ▶ 2,485 sf industrial/automotive repair facility
- ▶ 1 oversized drive-in
- ▶ Ample outdoor surface parking and/or storage space
- ▶ Fenced, impervious lot
- ▶ 100 feet ± of frontage
- ▶ Immediately accessible from Reisterstown Road (Rt. 140)
- ▶ Easy access to Northern Pkwy and Liberty Rd (Rt. 26)



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BIRDSEYE

4105 AMOS AVENUE | BALTIMORE, MARYLAND 21215

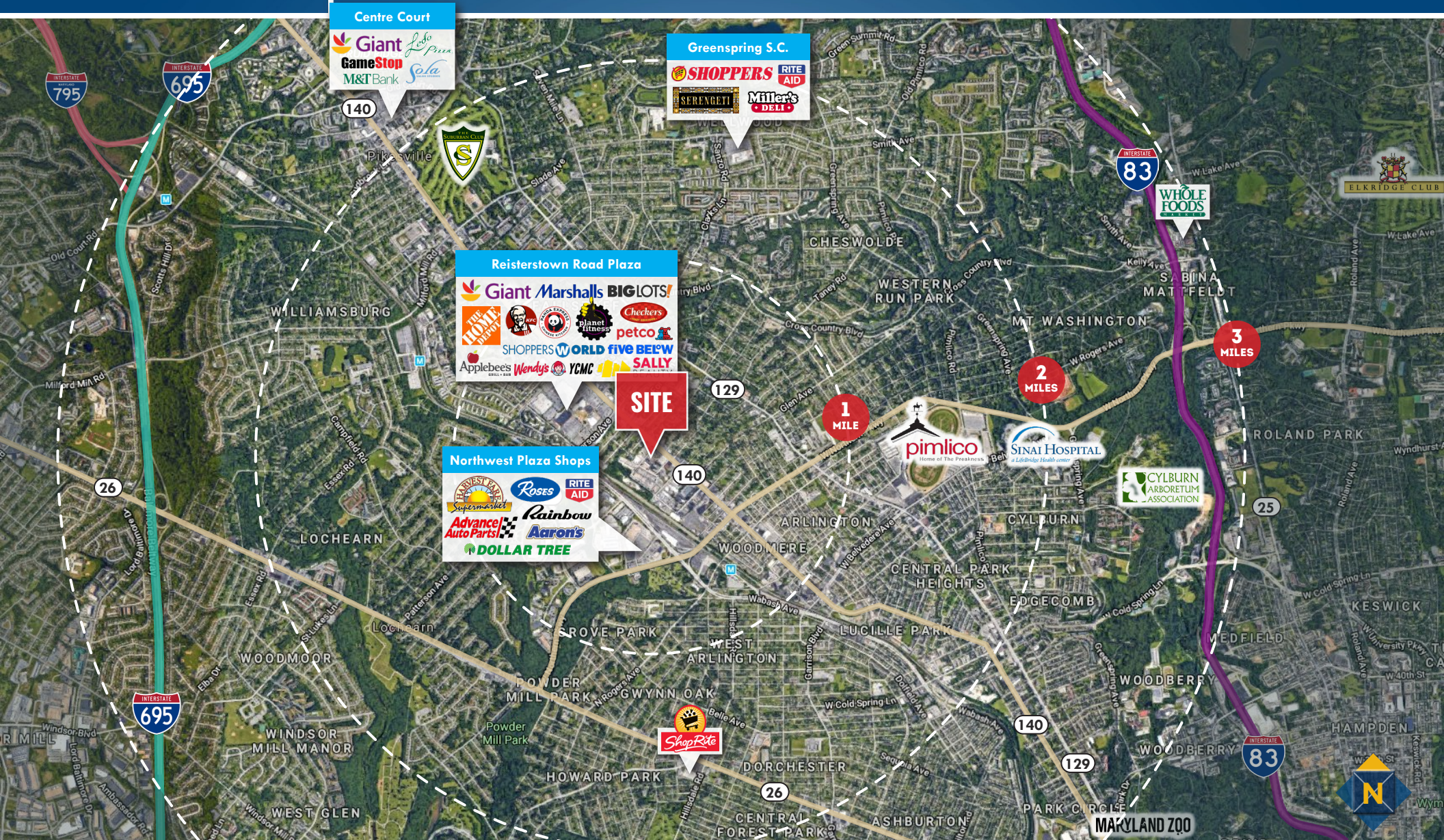


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TRADE AREA

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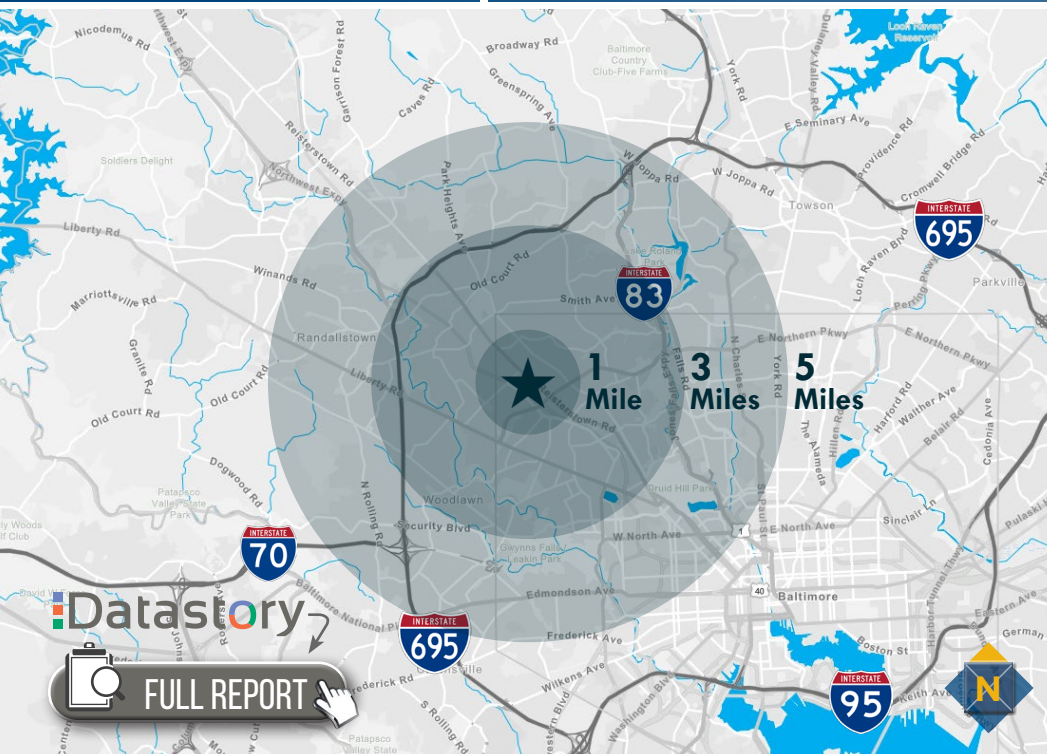


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LOCATION / DEMOGRAPHICS (2020)

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RESIDENTIAL POPULATION 22,452 1 MILE 156,892 3 MILES 384,039 5 MILES	NUMBER OF HOUSEHOLDS 9,191 1 MILE 63,722 3 MILES 152,418 5 MILES	AVERAGE HH SIZE 2.41 1 MILE 2.43 3 MILES 2.43 5 MILES	MEDIAN AGE 42.1 1 MILE 41.6 3 MILES 39.2 5 MILES
AVERAGE HH INCOME \$68,432 1 MILE \$85,382 3 MILES \$90,191 5 MILES	EDUCATION (COLLEGE+) 58.1% 1 MILE 63.4% 3 MILES 63.7% 5 MILES	EMPLOYMENT (AGE 16+ IN LABOR FORCE) 86.5% 1 MILE 88.3% 3 MILES 88.4% 5 MILES	DAYTIME POPULATION 26,448 1 MILE 152,092 3 MILES 378,324 5 MILES

35%
FAMILY FOUNDATIONS
2 MILES

Family and faith are the cornerstones of life in these communities. Style is important to these consumers, who spend on clothing for themselves and their children, as well as on smartphones.

13%
MODEST INCOME HOMES
2 MILES

Religious faith and family values guide the modest lifestyles of families in this urban segment. Consumers in this market live for today, choosing to save only for a specific purpose. TV is the media of choice.

9%
RETIREMENT COMMUNITIES
2 MILES

These residents take pride in fiscal responsibility and keep a close eye on their finances. They enjoy going to the theater, golfing and taking vacations. While some enjoy cooking, many would rather dine out.

6%
GOLDEN YEARS
2 MILES

Independent, active seniors nearing the end of their careers or already in retirement, these consumers actively pursue a variety of leisure interests—travel, sports, dining out, museums and concerts.

2.71
AVERAGE HH SIZE
39.6
MEDIAN AGE
\$43,100
MEDIAN HH INCOME
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2.56
AVERAGE HH SIZE
37.0
MEDIAN AGE
\$23,900
MEDIAN HH INCOME
[LEARN MORE](#)

1.88
AVERAGE HH SIZE
53.9
MEDIAN AGE
\$40,800
MEDIAN HH INCOME
[LEARN MORE](#)

2.06
AVERAGE HH SIZE
52.3
MEDIAN AGE
\$71,700
MEDIAN HH INCOME
[LEARN MORE](#)

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AVERAGE HH SIZE
52.3
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