

**OFFICE BLDG.
FOR SALE**

**6507
YORK
ROAD**

BALTIMORE, MD 21212



HIGHLIGHTS

- » 2,100 SF ± office building
- » Rear parking lot with ample surface spaces (7 ±)
- » Within walking distance of many shopping and dining destinations on York Road corridor
- » Short drive to GBMC, Towson University, UM St. Joseph Medical Center and the heart of Towson, MD



BUILDING SIZE:

2,100 SF ±

LOT SIZE:

.143 ACRES ±

YEAR BUILT:

1933

PARKING:

7 SURFACE SPACES ±

ZONING:

RO (RESIDENTIAL OFFICE)

WALK SCORE:

84 (VERY WALKABLE)

TRANSIT SCORE:

56 (GOOD TRANSIT)

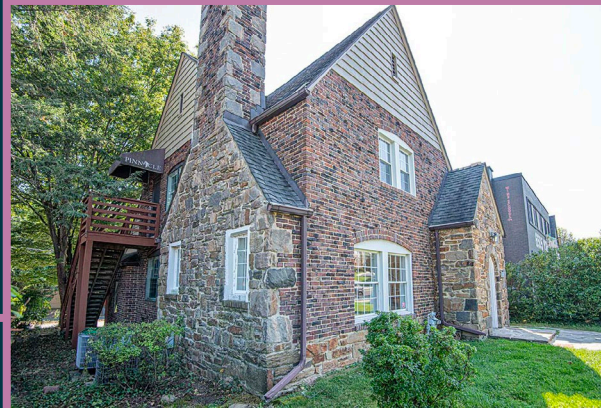
SALE PRICE:

\$539,000

**SOLAR PANELS & CHARGING STATION
SOLD SEPARATELY**

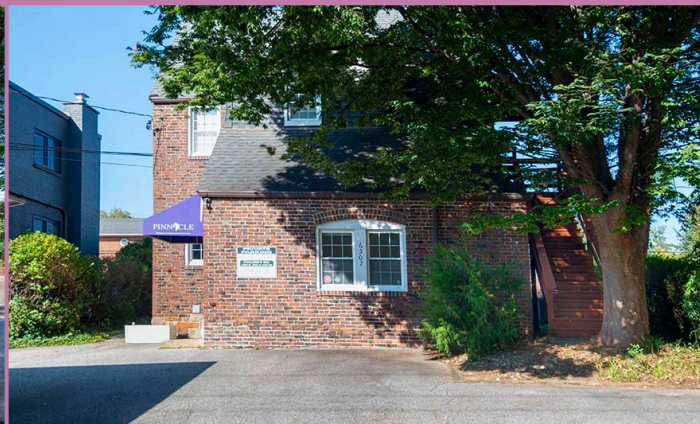
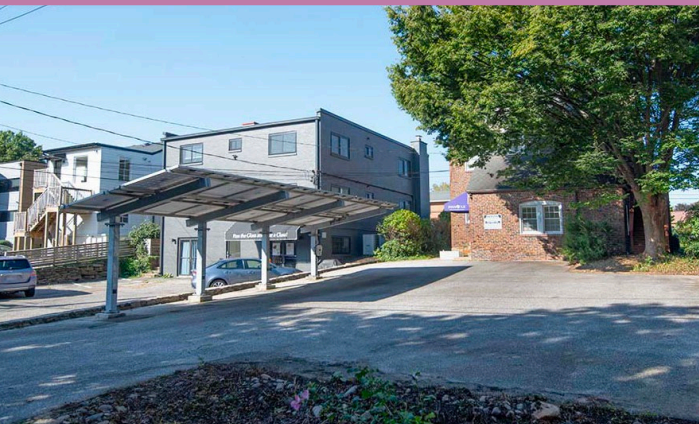


GOOGLE STREET VIEW





AERIAL





INTERIOR PHOTOS





GBMC

UNIVERSITY of MARYLAND
ST. JOSEPH MEDICAL CENTER

TOWSON COURT HOUSE

TU TOWSON
UNIVERSITY

WHOLE
FOODS
MARKET

TOWSON TOWN
CENTER

TOWSON HIGH SCHOOL

RODGERS FORGE ELEM. SCHOOL

DUMBARTON MIDDLE SCHOOL

ROYAL
FARMS

Starbucks

Chef
Bobby D
RESTAURANT

PURE RAW
JUICE

Stoneleigh
Lanes

SITE

YORK RD

The Pastorate of
ST. MARY of the
Assumption
& ST. PIUS X

KINGDOM
WORSHIP CENTER

LOCAL BIRDSEYE



UNIV. OF MD ST. JOSEPH MEDICAL CENTER



TOWSON COURT HOUSE



WHOLE FOODS (NEW!)



 LOCAL BIRDSEYE





INTERIOR PHOTOS

DEMOGRAPHICS

2023

RADIUS:

1 MILE

3 MILES

5 MILES

RESIDENTIAL POPULATION



23,208

167,586

432,210

DAYTIME POPULATION



20,093

167,643

412,422

AVERAGE HOUSEHOLD INCOME



\$162,626

\$122,930

\$106,223

NUMBER OF HOUSEHOLDS



9,321

67,811

179,125

MEDIAN AGE

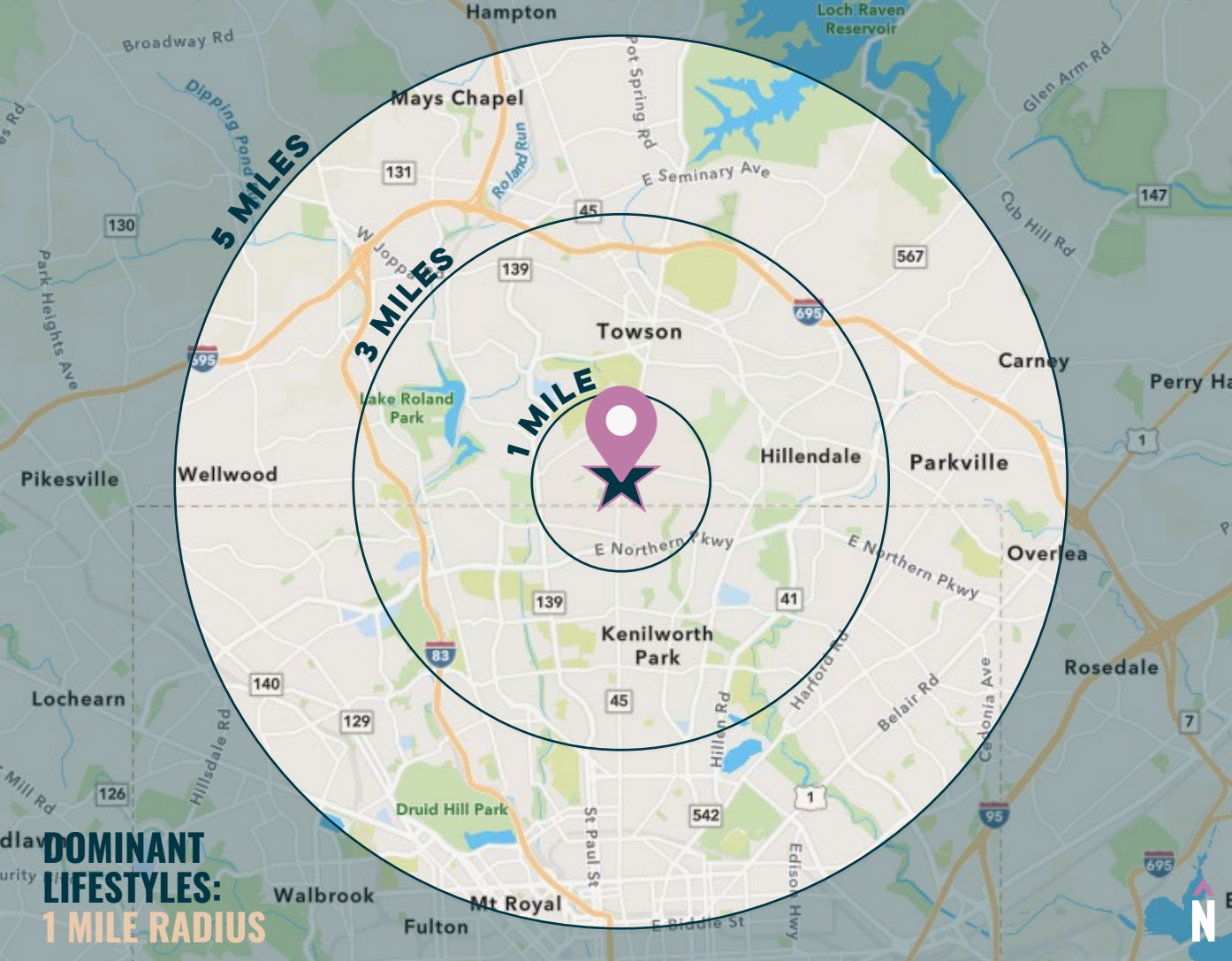


39.3

36.9

38.8

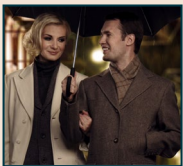
FULL DEMOS REPORT



DOMINANT LIFESTYLES: 1 MILE RADIUS

22%

URBAN CHIC



These are professionals that live a sophisticated, exclusive lifestyle. They are busy, well-connected consumers—avid readers and moviegoers, environmentally active, and financially stable.

Median Age: **43.3**

Median Household Income: **\$109,400**

14%

EMERALD CITY



Well educated and well employed, half have a college degree and a professional occupation. Highly connected, they use the Internet for entertainment and environmentally friendly purchases.

Median Age: **37.4**

Median Household Income: **\$59,200**

12%

TOP TIER



The residents of the wealthiest Tapestry market, Top Tier, earn more than 3x the US household income. They frequent upscale salons, spas and fitness centers and shop at high-end retailers for their personal effects.

Median Age: **47.3**

Median Household Income: **\$173,200**



INTERIOR PHOTOS





CONTACT:



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