



INDUSTRIAL BUILDING

8100 LYNHURST ROAD | DUNDALK, MARYLAND 21222

FOR
SALE



MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

HIGHLIGHTS:

- Drive thru loading (2 oversized drive ins)
- 2,500 SF ± of office space
- Heavy power
- Crane served
 - » (1) 1 ton, (1) 2 ton, (1) 3 ton
- Fenced, outdoor storage
- Easy access to I-695, I-95, I-895
- Close proximity to Sparrows Point and the Port of Baltimore
- Ideal for contractors, building supply companies, light manufacturers, industrial outside storage investors

BUILDING SIZE:

18,964 SF ±

LOT SIZE:

2.27 ACRES ±

LOADING:

2 DRIVE-INS (OVERSIZED)

ZONING:

ML (MANUFACTURING, LIGHT)



LOCAL BIRDSEYE



LOCAL BIRDSEYE



INTERSTATE
695

SITE

RE WEST
TRANSPORTATION

Riggs Distler
A Centuri Company

mobile mini

TITAN
INDUSTRIAL SERVICES, INC.

Maaco

151
NORTH POINT BLVD

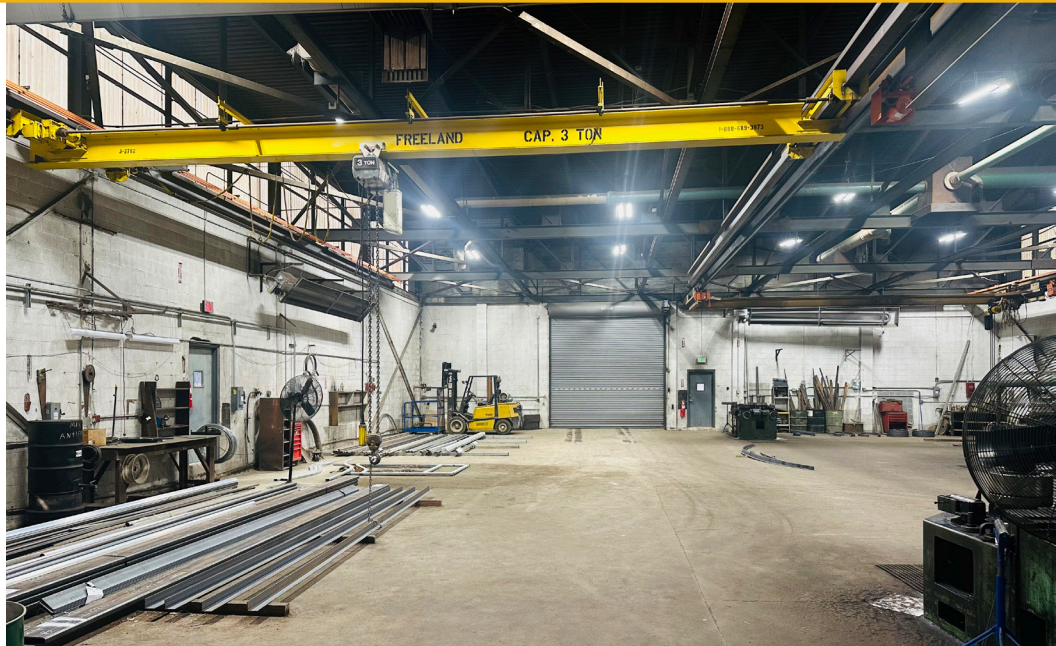
LYNHURST RD

NORTH POINT RD

BEACHWOOD RD



INTERIOR PHOTOS



TRADE AREA

DRIVING DISTANCE TO:



1.0 MILES
3 MIN. DRIVE



4.8 MILES
9 MIN. DRIVE



5.6 MILES
12 MIN. DRIVE



5.4 MILES
12 MIN. DRIVE
(DUNDALK MARINE
TERMINAL)



18.5 MILES
23 MIN. DRIVE

BALTIMORE, MD

9.1 MILES
24 MIN.

WASHINGTON, DC

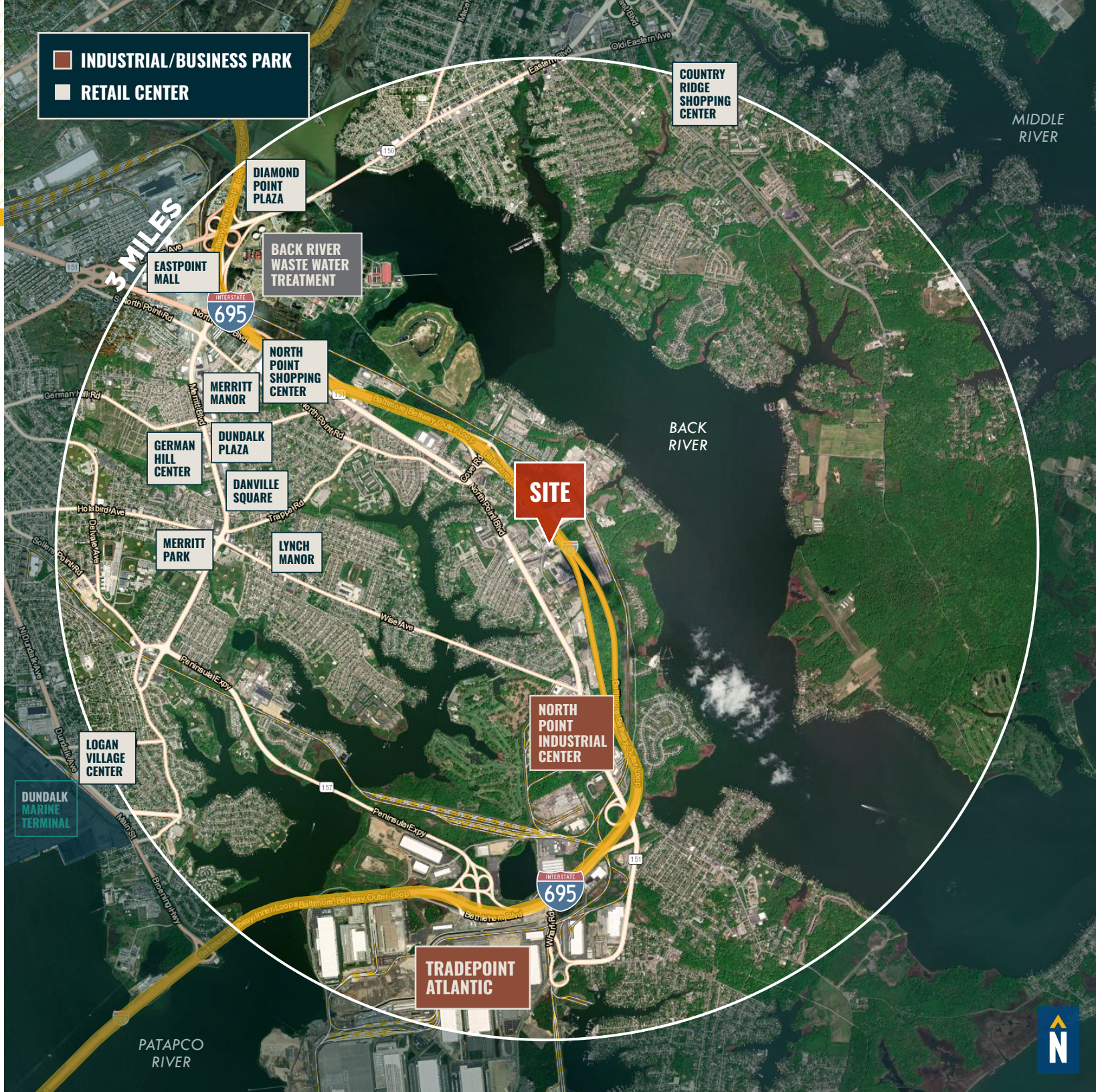
47.7 MILES
1 HR. 7 MIN.

PHILADELPHIA, PA

101.0 MILES
1 HR. 40 MIN.

RICHMOND, VA

162.0 MILES
2 HRS. 50 MIN.



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VISIT **PROPERTY PAGE** FOR MORE INFORMATION.



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OFFICES IN: ANNAPOLIS, MD **BALTIMORE, MD** BEL AIR, MD COLUMBIA, MD LUTHERVILLE, MD CHARLOTTESVILLE, VA

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