

# SUBLEASE

Baltimore County, MD

# 8203 FISCHER ROAD

BALTIMORE MD 21222

## AVAILABLE

42,000 - 150,000 sf ±  
(90,000 sf - 30' clear)

## TERM

Sublease term through 8/31/2025

## LEASE RATE

\$3.45/sf net

## ZONING

MH-IM, Baltimore County

## PARKING

.33/1,000 sf

## COLUMNS

35' x 37' (varies)

## CEILING HEIGHT

14' - 30' clear

## SPRINKLER

Wet system

## ELECTRIC

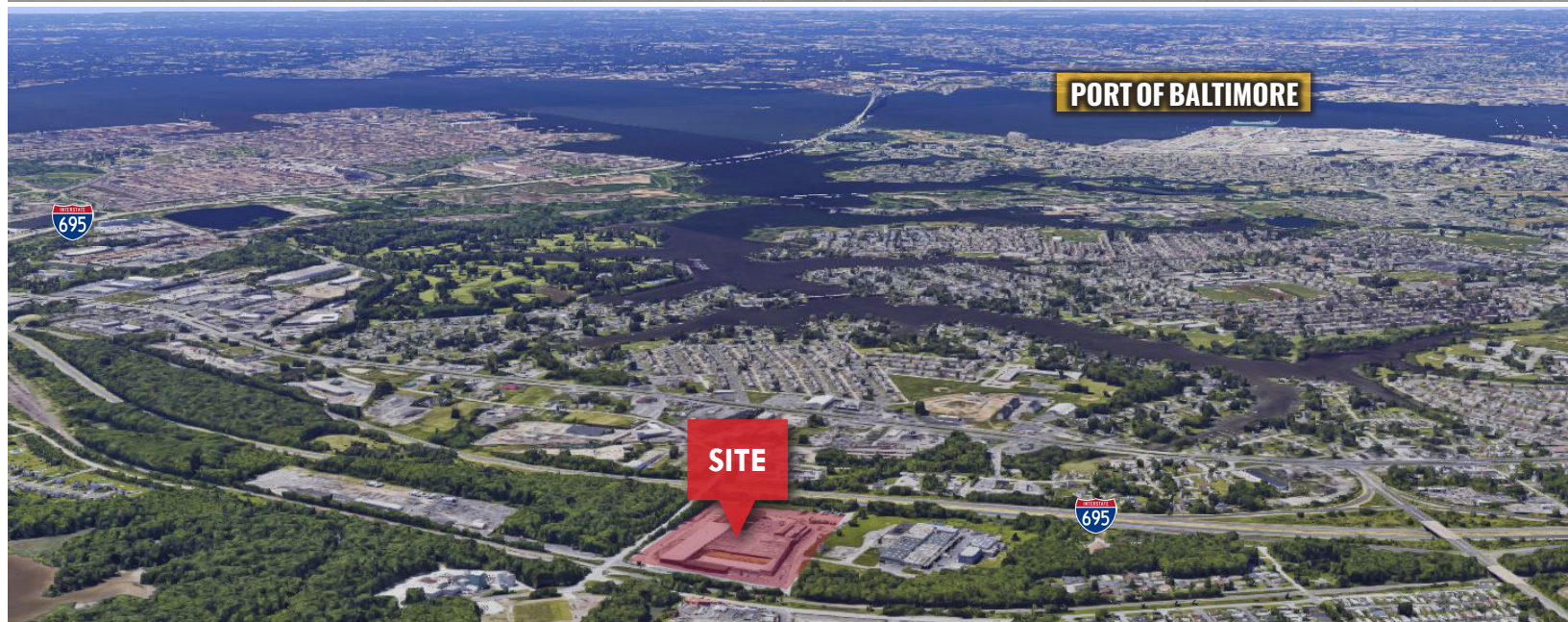
Heavy

## LOADING

11 dock positions (platform)  
2 ramped drive-ins

## COMMENTS

- » 4 miles from Trade Point Atlantic
- » 6 miles from Seagirt Marine Terminal
- » Outside storage
- » Enterprise Zone & FTZ



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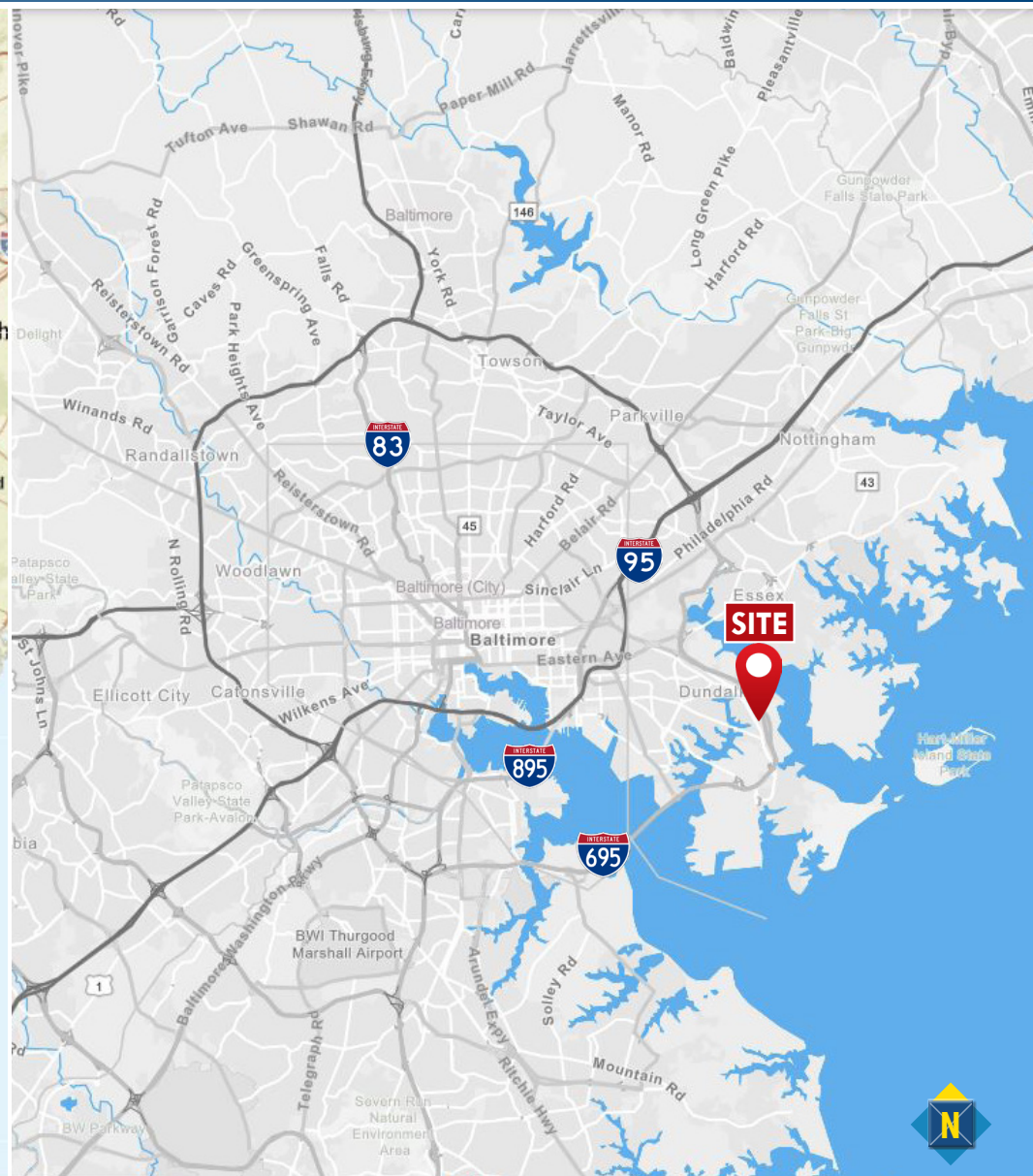
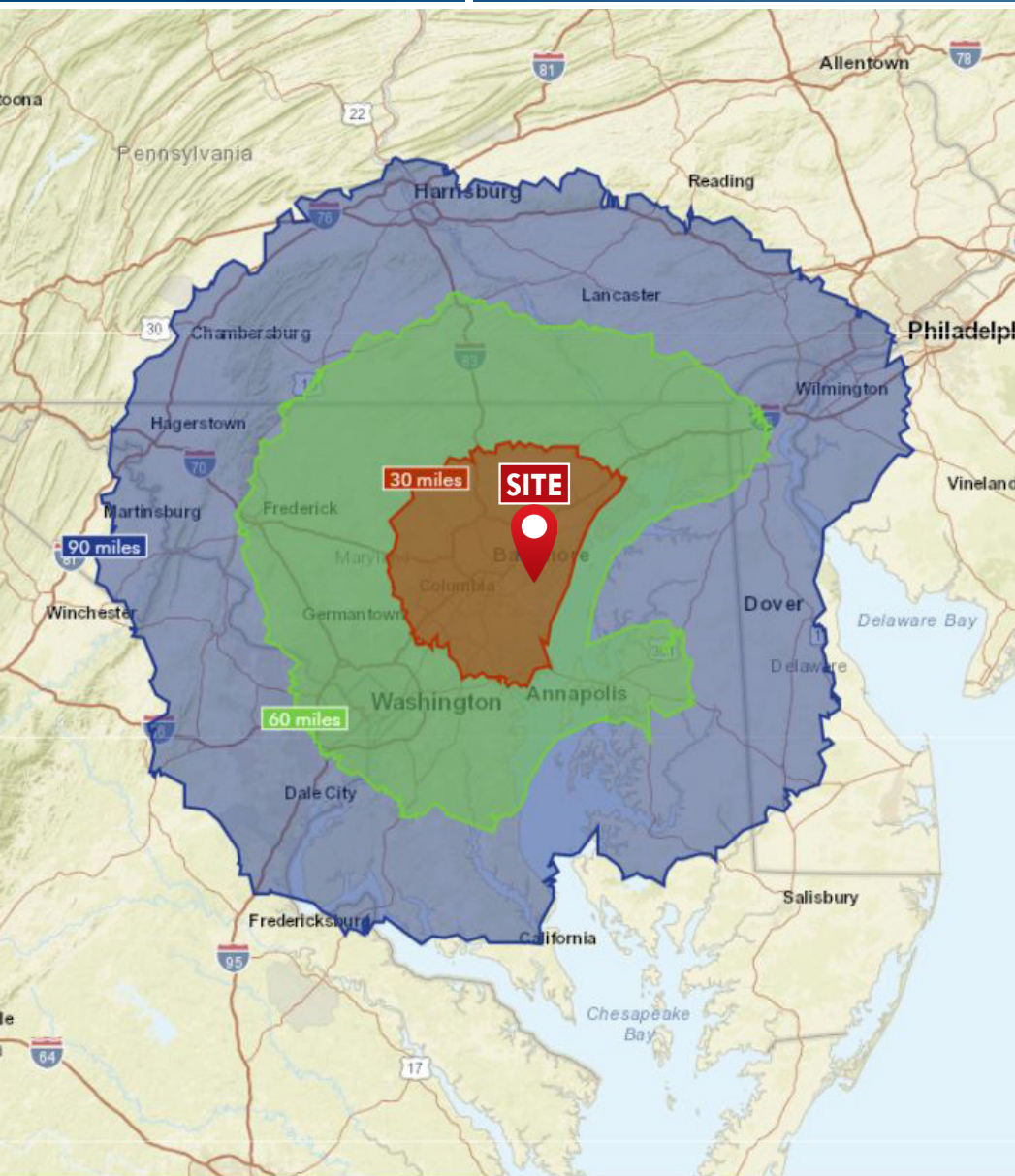
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# SUBLEASE

Baltimore County, MD

# LOCATION

8203 FISCHER ROAD | BALTIMORE, MARYLAND 21222



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# OUTSIDE STORAGE OPPORTUNITY

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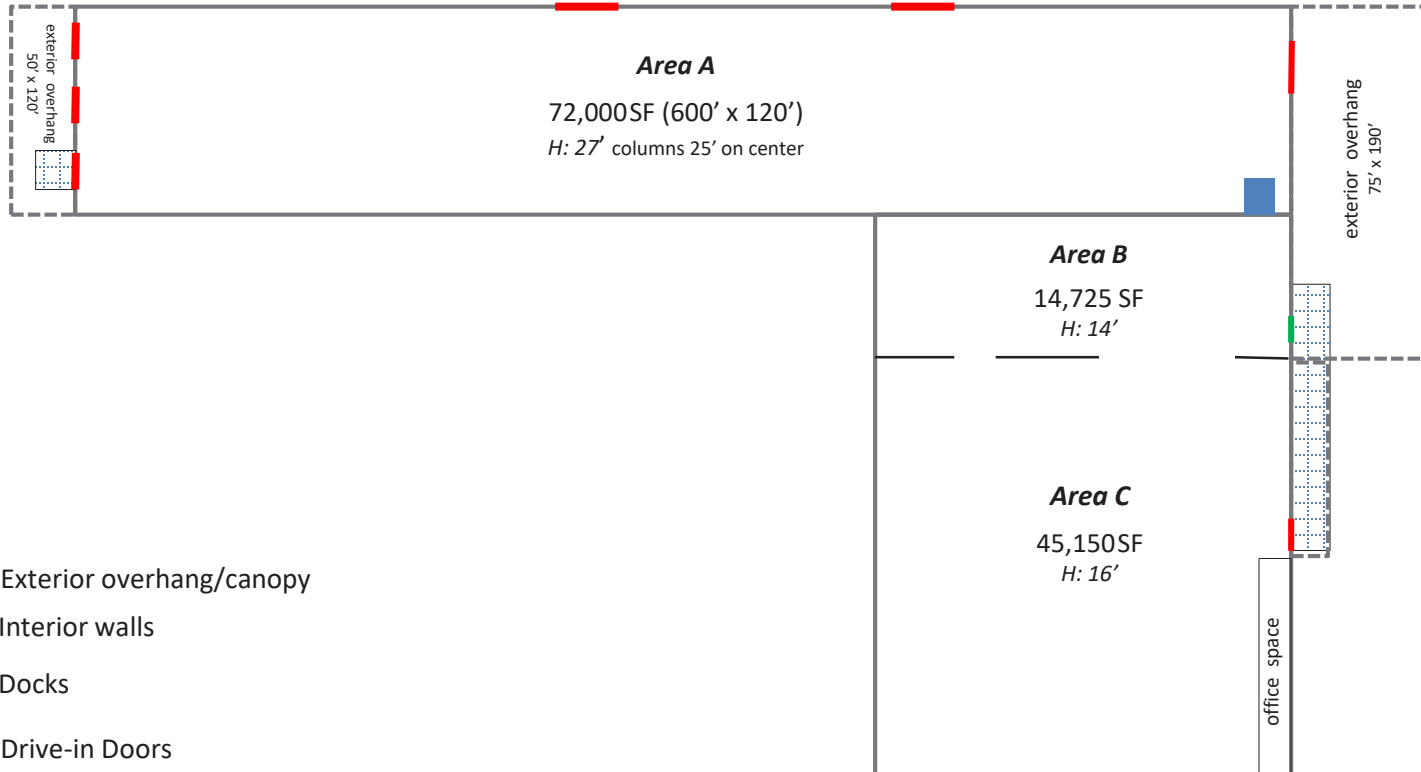


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# FLOOR PLANS

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# FLOOR PLANS

8203 FISCHER ROAD | BALTIMORE, MARYLAND 21222

8203 Fischer Road – Building A  
(cross section)

