



825 HAMMONDS FERRY RD

LINTHICUM, MARYLAND 21090

FOR
SUBLEASE



MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

HIGHLIGHTS:

825 HAMMONDS FERRY

- End unit
- Open warehouse with 820 sf of office space

Available through 4/30/2026

AVAILABLE:

SUITES H-J:
4,243 SF ±

BUILDING SIZE:

30,800 SF ±

LOT SIZE:

4.87 ACRES ±

YEAR BUILT:

1984

PARKING:

2.0/1,000 SF

ZONING:

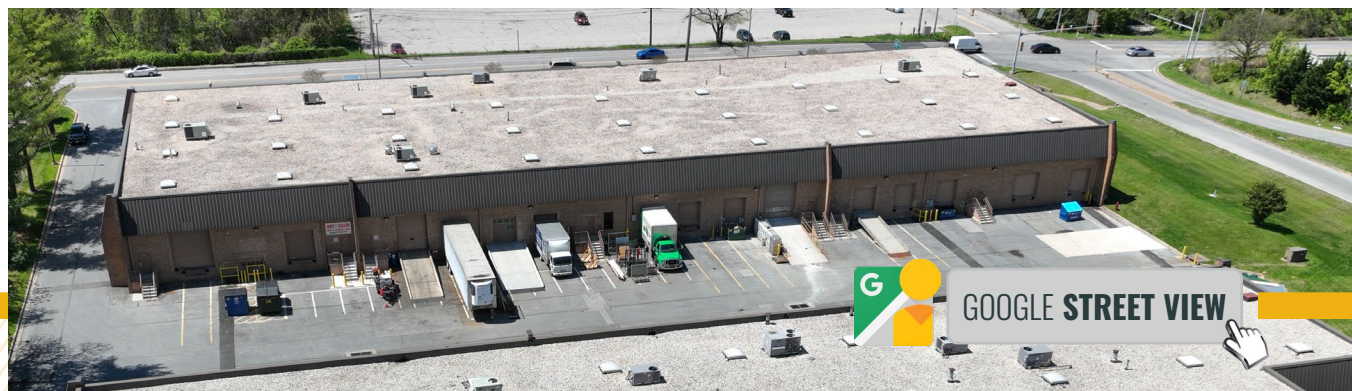
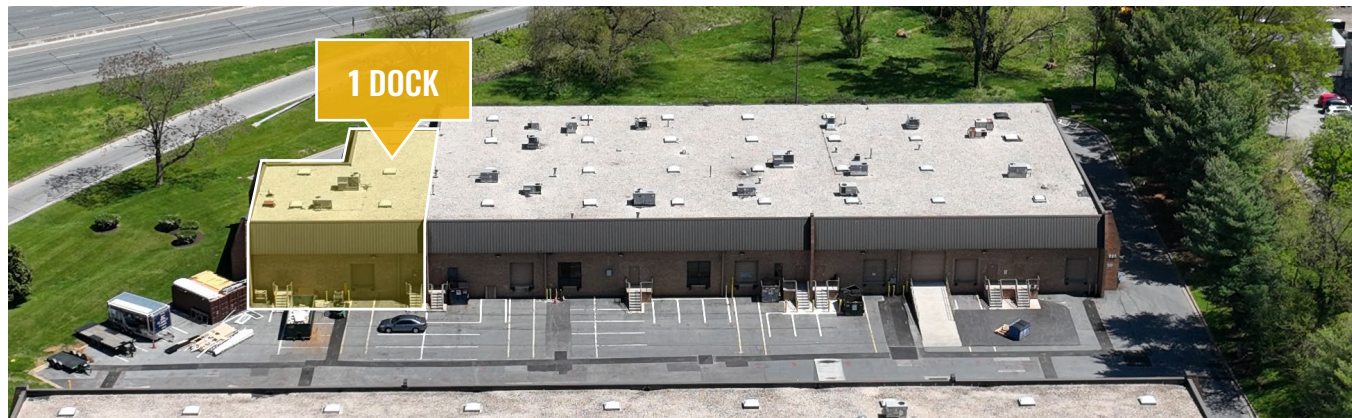
W-2 (INDUSTRIAL, LIGHT)

OP-EX:

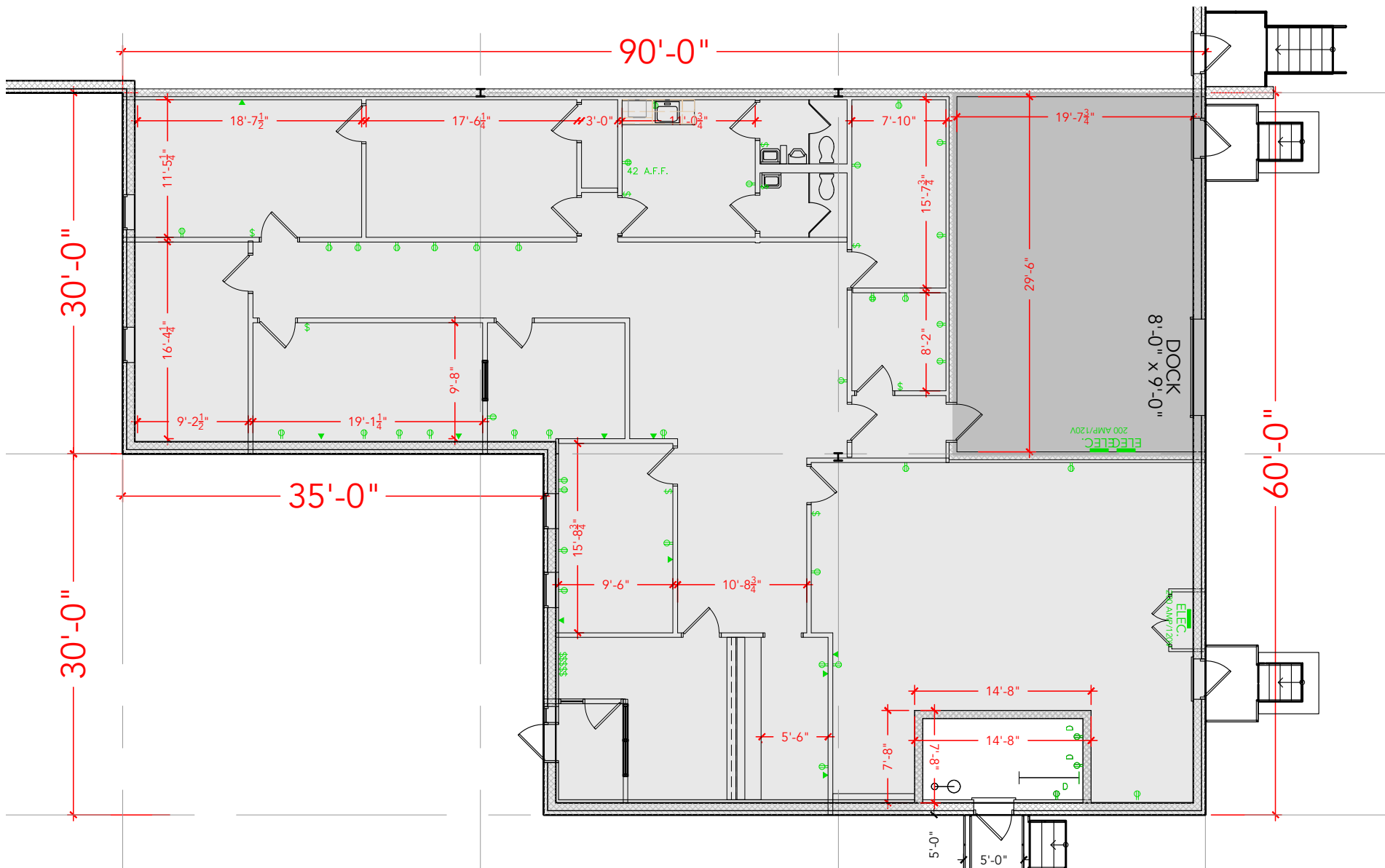
\$2.70/PSF

RENTAL RATE:

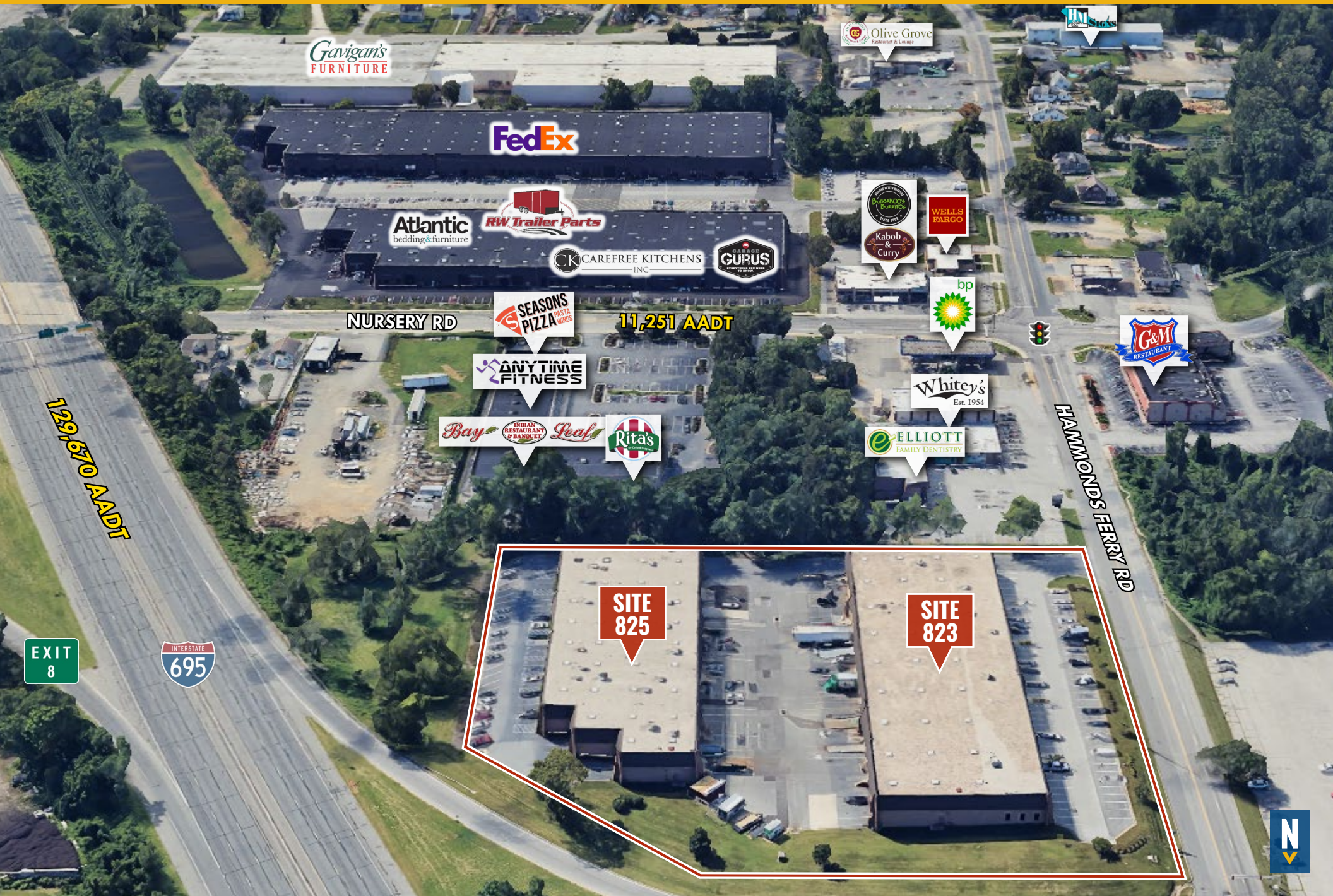
\$11.50/SF, NNN



FLOOR PLAN - SUITE H-J



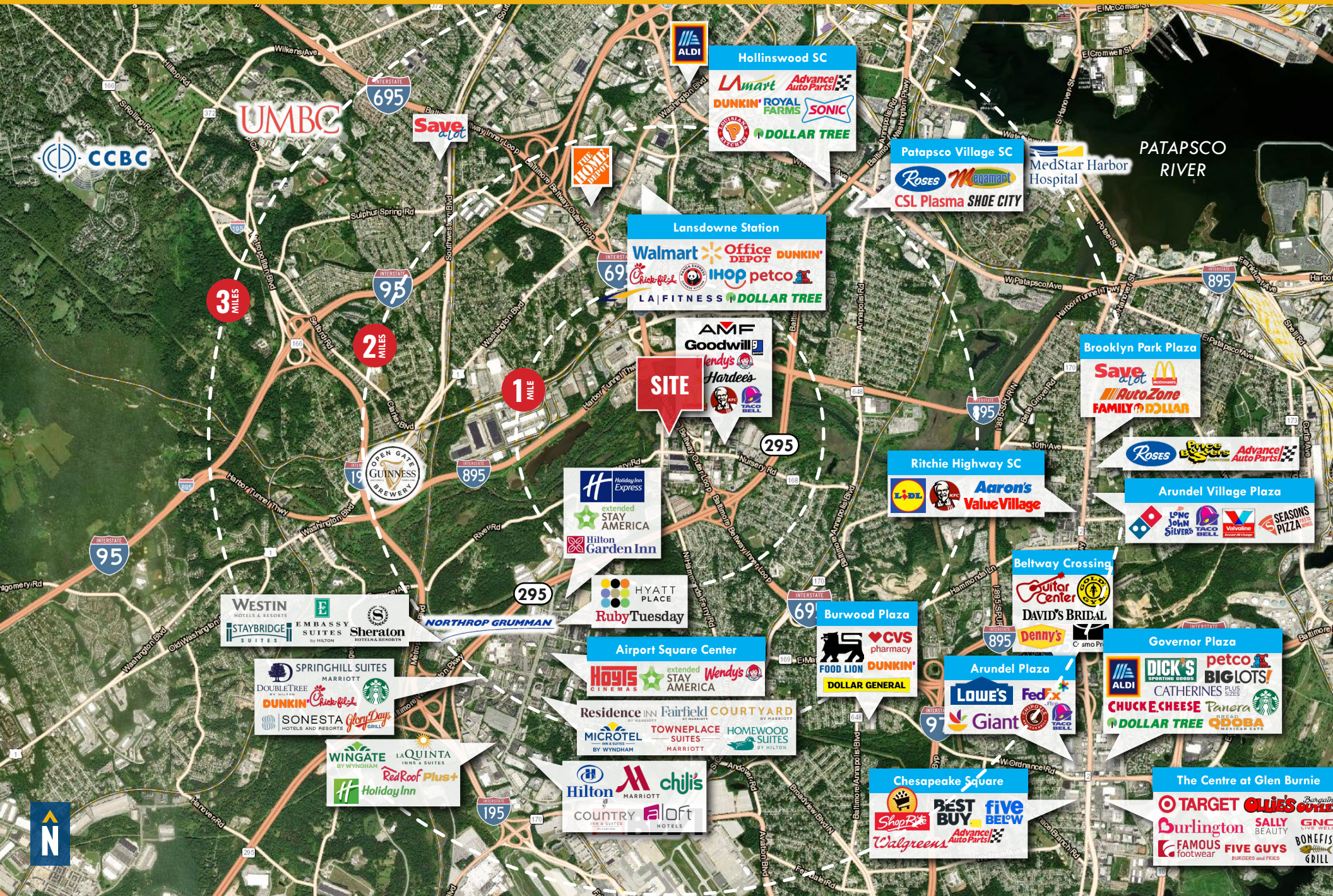
LOCAL BIRDSEYE

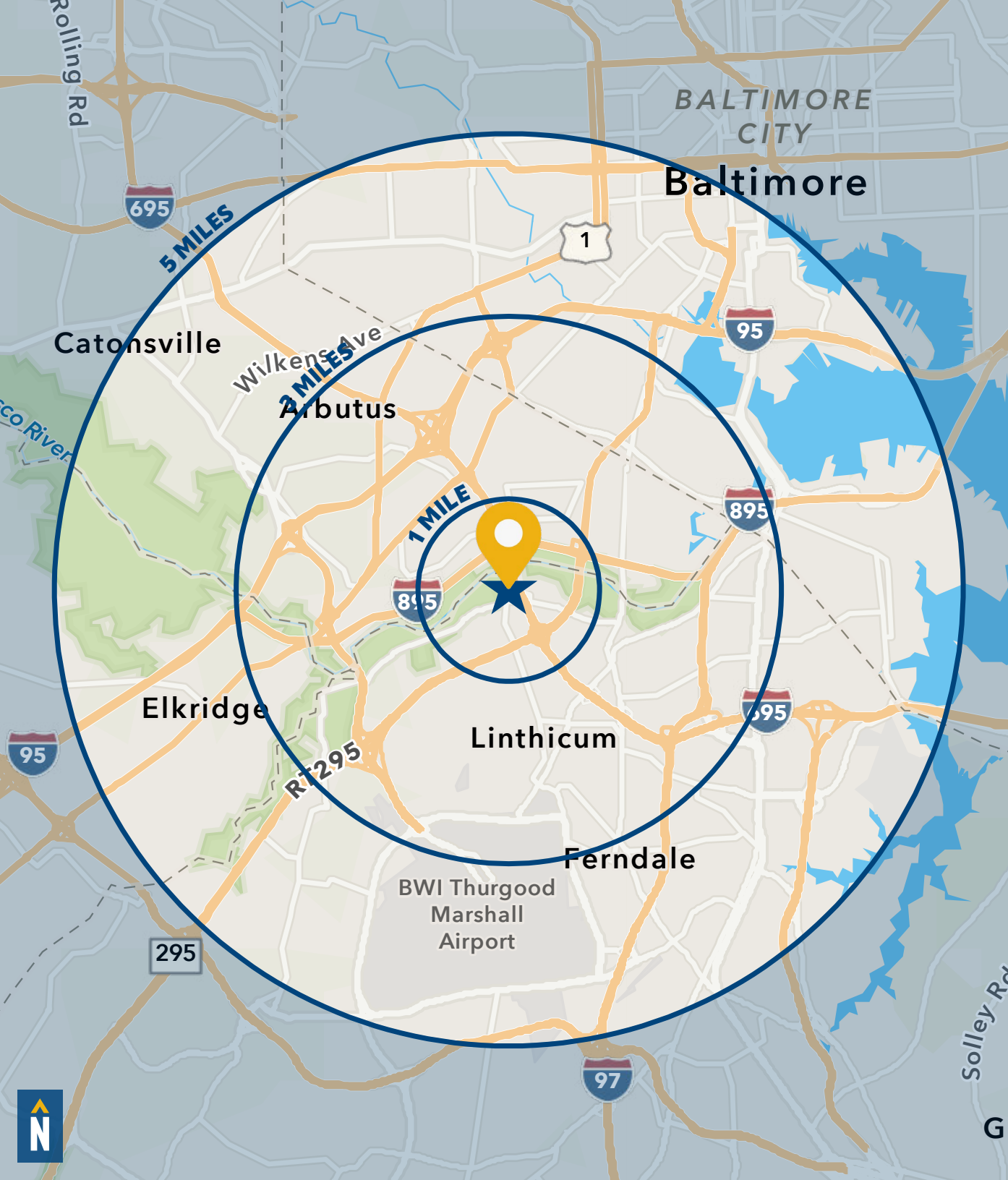


EXTERIOR PHOTOS



LOCAL TRADE AREA





DEMOGRAPHICS

2023

RADIUS:

1 MILE

3 MILES

5 MILES

RESIDENTIAL POPULATION



2,406

43,843

127,804

DAYTIME POPULATION



9,033

89,074

319,049

AVERAGE HOUSEHOLD INCOME



\$94,092

\$95,501

\$99,281

NUMBER OF HOUSEHOLDS



1,645

31,471

100,536

MEDIAN AGE



39.9

37.9

37.3

FULL DEMOS REPORT



FOR MORE INFO **CONTACT:**



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VISIT **PROPERTY PAGE** FOR MORE INFORMATION.



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