

# CONDO SALE

 Baltimore County, MD

## AVAILABLE

Suite 104: 1,000 sf

## USE

Medical Condo

## ZONING

RO (Residential Office)

## BUILDING SIZE

23,250 sf

## SALE PRICE

\$150.00/sf

## HIGHLIGHTS

- ▶ Existing medical office build-out in an excellent Cockeysville location
- ▶ Ample free-surface parking
- ▶ Available immediately
- ▶ Several retail and food amenities within walking distance



# ASPEN MILL PROFESSIONAL BUILDING

54 SCOTT ADAM ROAD | COCKEYSVILLE, MARYLAND 21030



**Matt Mueller** | Vice President

☎ 410.494.6658

✉ [mmueller@mackenziecommercial.com](mailto:mmueller@mackenziecommercial.com)

MacKenzie Commercial Real Estate Services, LLC • 410-872-0400 • 10500 Little Patuxent Pkwy, Suite 460 | Columbia, Maryland 21044 • [www.MACKENZIECOMMERCIAL.com](http://www.MACKENZIECOMMERCIAL.com)



# CONDO SALE



Baltimore County, MD

# BIRDSEYE

ASPEN MILL PROFESSIONAL BUILDING | 54 SCOTT ADAM ROAD | COCKEYSVILLE, MARYLAND 21030



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# CONDO SALE

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## DOMINANT LIFESTYLES

2 mile radius



## % Savvy Suburbanites



LEARN MORE

esri.com/tapestry

Average HH Size: 2.00

Median Age: 33.0

Median HH Income: \$50,000

## % Parks and Rec



LEARN MORE

esri.com/tapestry

Average HH Size: 2.00

Median Age: 33.0

Median HH Income: \$50,000

## % Golden Years



LEARN MORE

esri.com/tapestry

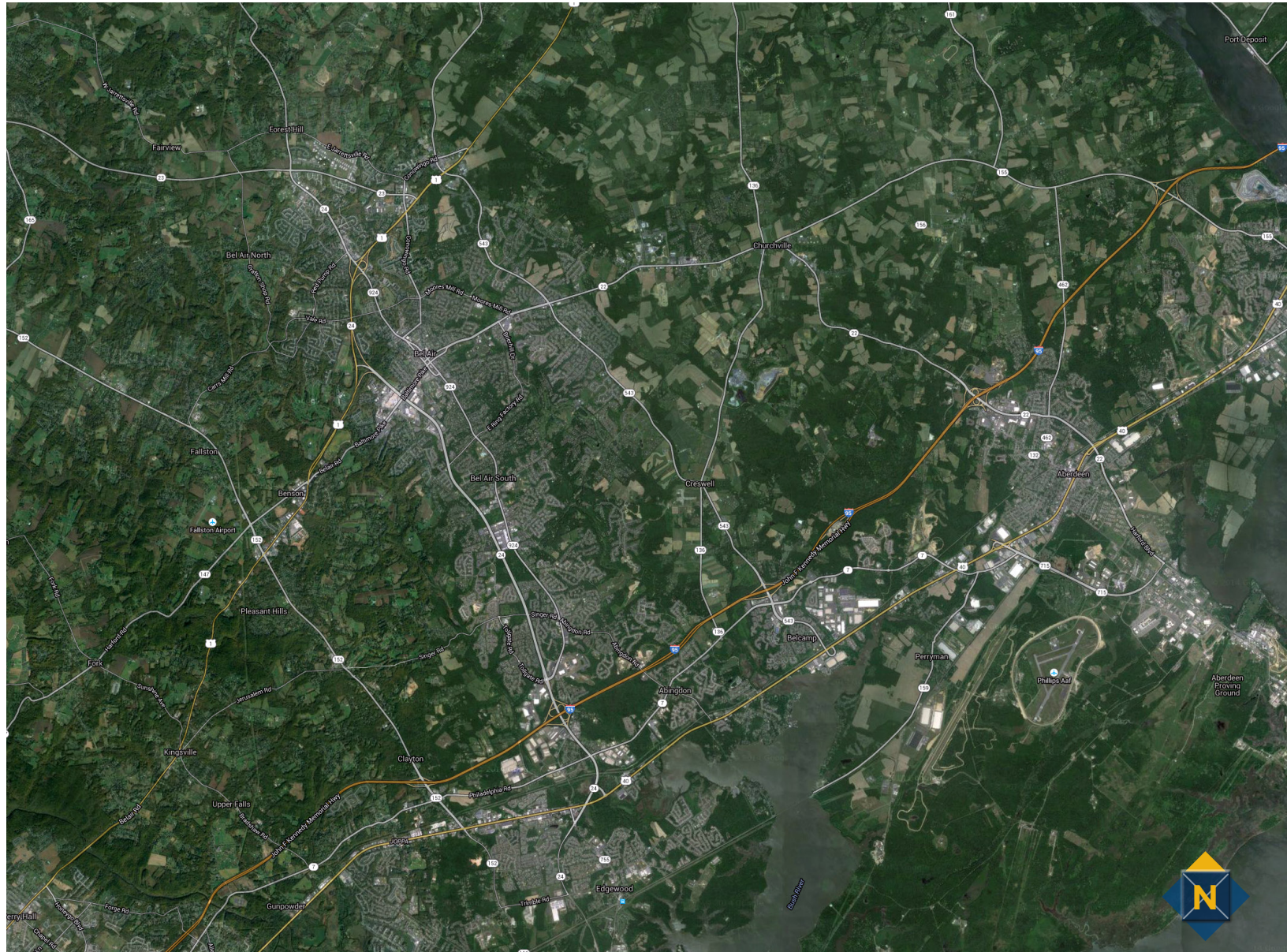
Average HH Size: 2.00

Median Age: 33.0

Median HH Income: \$50,000

# BIRDSEYE OR TRADE AREA

BUILDING NAME IF APPLICABLE | 123 REAL ESTATE ROAD | CITY, MARYLAND 21200



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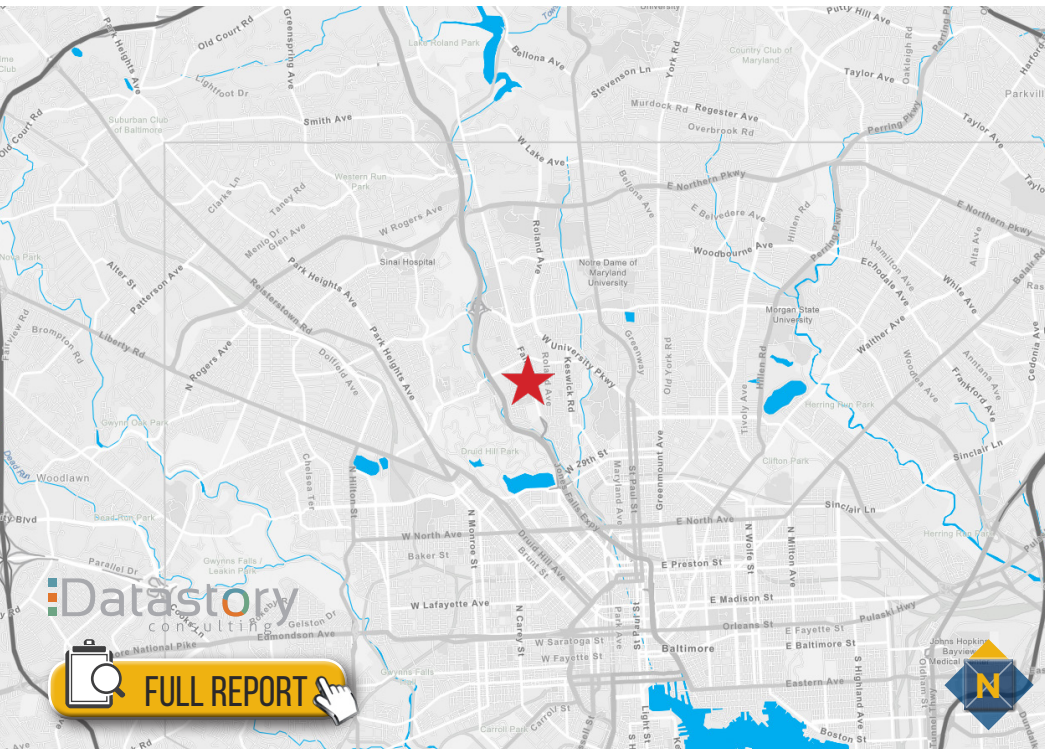
# CONDO SALE



Baltimore County, MD

# LOCATION / DEMOGRAPHICS

BUILDING NAME IF APPLICABLE | 123 REAL ESTATE ROAD | CITY, MARYLAND 21200



## RESIDENTIAL POPULATION

...  
1 MILE  
...  
3 MILES  
...  
5 MILES

## NUMBER OF HOUSEHOLDS

...  
1 MILE  
...  
3 MILES  
...  
5 MILES

## AVERAGE HH SIZE

...  
1 MILE  
...  
3 MILES  
...  
5 MILES

## MEDIAN AGE

...  
1 MILE  
...  
3 MILES  
...  
5 MILES

## AVERAGE HH INCOME

...  
1 MILE  
...  
3 MILES  
...  
5 MILES

## EDUCATION (COLLEGE+)

...  
1 MILE  
...  
3 MILES  
...  
5 MILES

## EMPLOYMENT (AGE 16+ IN LABOR FORCE)

...  
1 MILE  
...  
3 MILES  
...  
5 MILES

## DAYTIME POPULATION

...  
1 MILE  
...  
3 MILES  
...  
5 MILES

%

EMERALD CITY  
2 MILES

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.

2.00  
AVERAGE HH SIZE

30.0  
MEDIAN AGE

\$,000  
MEDIAN HH INCOME

LEARN MORE

%

METRO RENTERS  
2 MILES

The popularity of urban life continues to increase for these consumers in their late twenties and thirties. Residents spend a large portion of their wages on rent, clothes, and the latest technology.

2.00  
AVERAGE HH SIZE

30.0  
MEDIAN AGE

\$,000  
MEDIAN HH INCOME

LEARN MORE

%

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.

2.00  
AVERAGE HH SIZE

30.0  
MEDIAN AGE

\$,000  
MEDIAN HH INCOME

LEARN MORE

%

LAPTOPS AND LATTES  
2 MILES

These residents are predominantly single, well-educated professionals in business, finance, legal, computer and entertainment occupations. They are affluent and partial to city living and its amenities.

2.00  
AVERAGE HH SIZE

30.0  
MEDIAN AGE

\$,000  
MEDIAN HH INCOME

LEARN MORE



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## LOCATION / DEMOGRAPHICS

BUILDING NAME IF APPLICABLE | 123 REAL ESTATE ROAD | CITY, MARYLAND 21200

### DEMOGRAPHICS

1 mile 3 miles 5 miles



Total Population



Male Population



Female Population



Number of Households



Average Household Size



Median Age



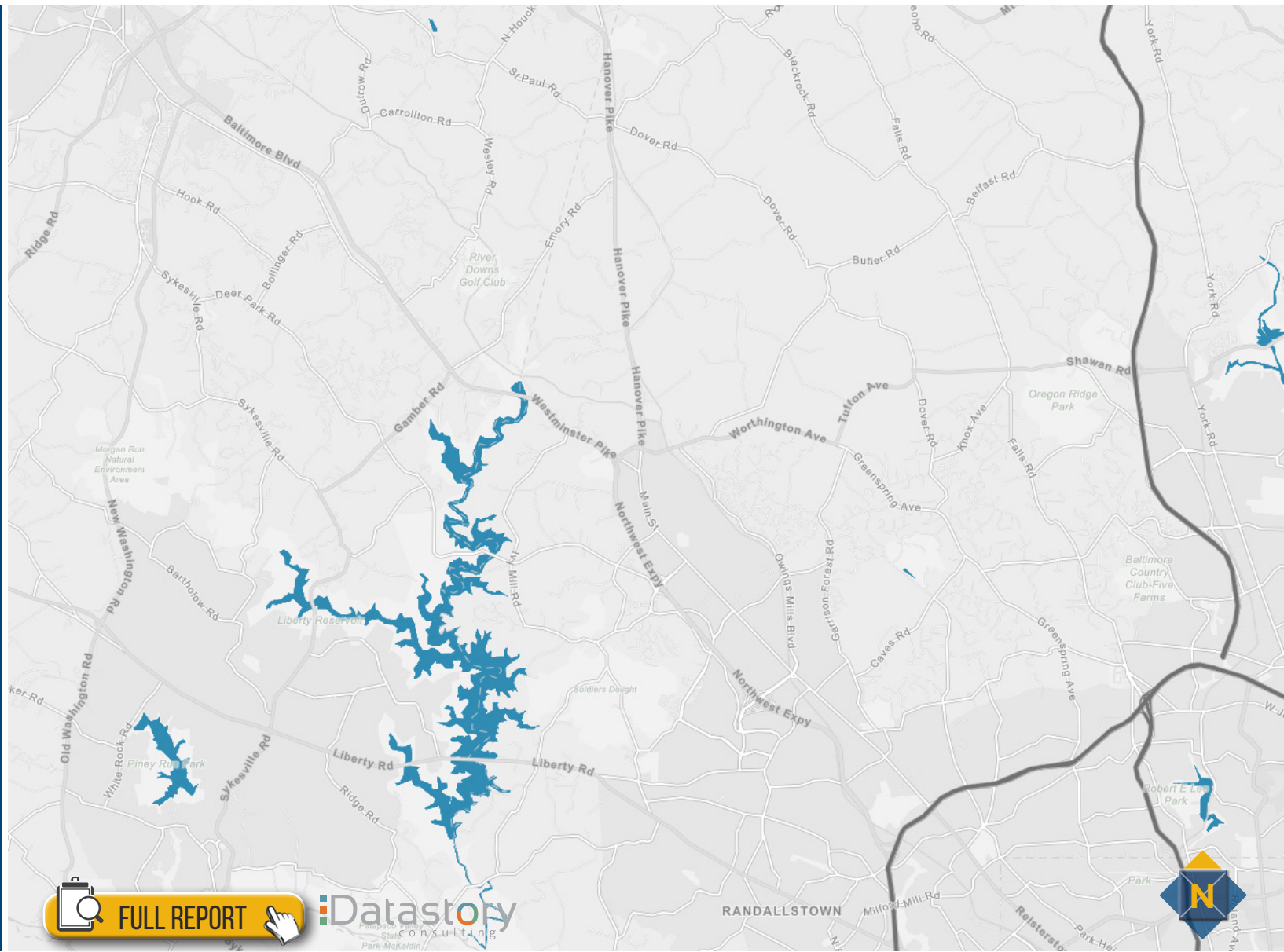
Average Household Income



Daytime Population



Education (College+)



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