



# MCLEAN RIDGE IV

8098 SANDPIPER CIRCLE | WHITE MARSH, MARYLAND 21236

FOR  
LEASE



**MACKENZIE**

COMMERCIAL REAL ESTATE SERVICES, LLC

# PROPERTY OVERVIEW

## HIGHLIGHTS:

- Single story office building with individual suite entrances
- Efficient floor plan
- Convenient access to I-95, I-695, Route 40, and Route 7 (Philadelphia Road)
- Nearby Amenities include White Marsh Mall, The Avenue at White Marsh, Nottingham Commons, hotels, banking, and more
- Established White Marsh landlord

AVAILABLE:

SUITE D: 2,724 SF

PARKING:

5.6/1,000 SF

ZONING:

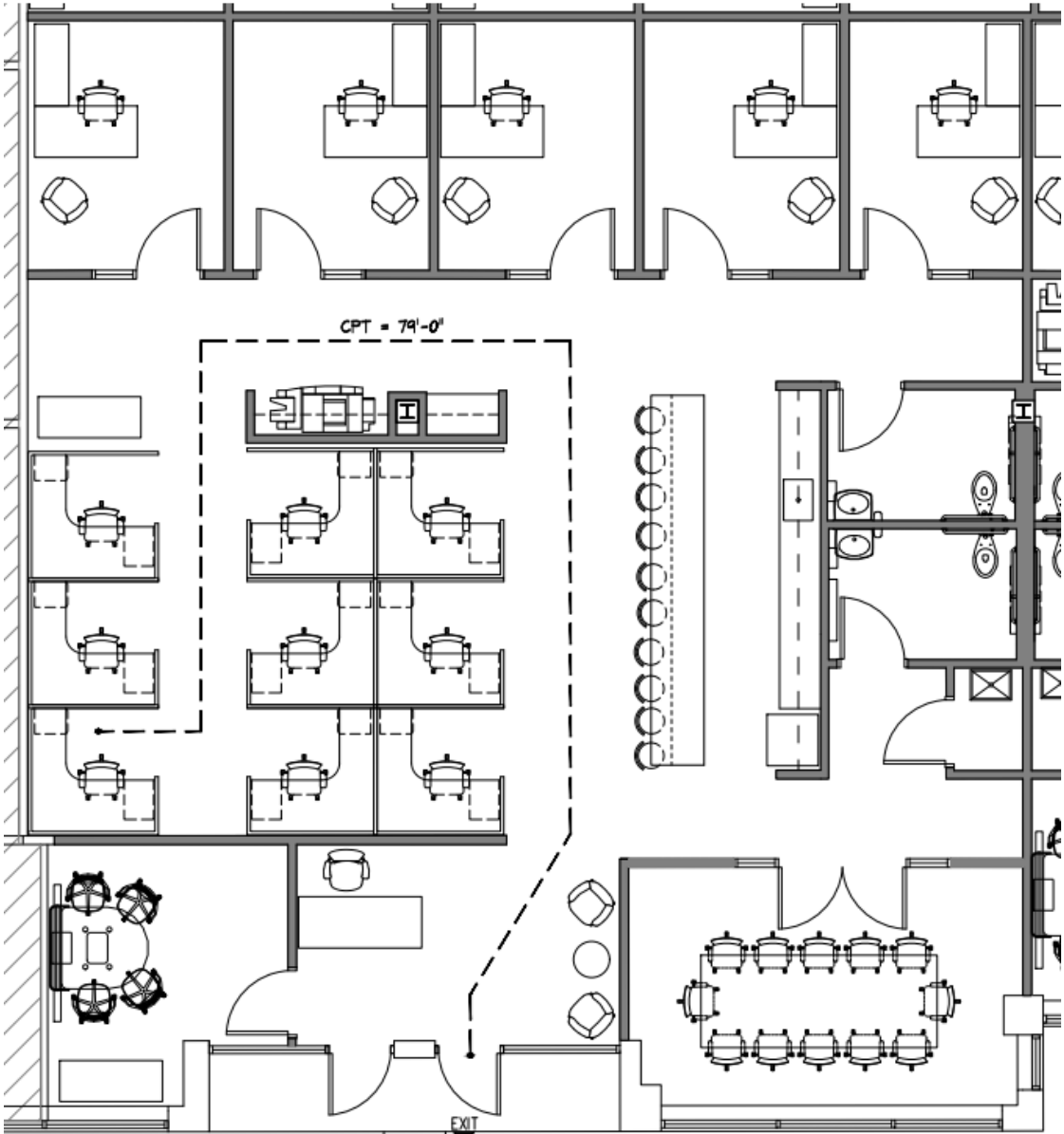
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RENTAL RATE:

\$16.00/SF NNN



# FLOOR PLAN: SUITE D



**SUITE D**  
2,724 SF

# LOCAL BIRDSEYE



43

White Marsh Mall

- Buffalo Wild Wings Grill & Bar
- Chick-fil-A
- Macy's
- Dave & Buster's
- Popeyes
- Olive Garden
- Boscov's
- Cinnabon

THE AVENUE at White Marsh

- Starbucks Coffee
- Ulta Beauty
- Nike Clearance Store
- AMC Theatres
- Banditos Bar & Kitchen
- Bar Louie
- Barnes & Noble Booksellers
- The Local

95

HONEYGO BLVD

Avenue Grand  
SMART. STYLISH. EXCLUSIVELY GRAND.

SANDPIPER CIR

SITE

TOWN CENTER DR



# FOR MORE INFO **CONTACT:**



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