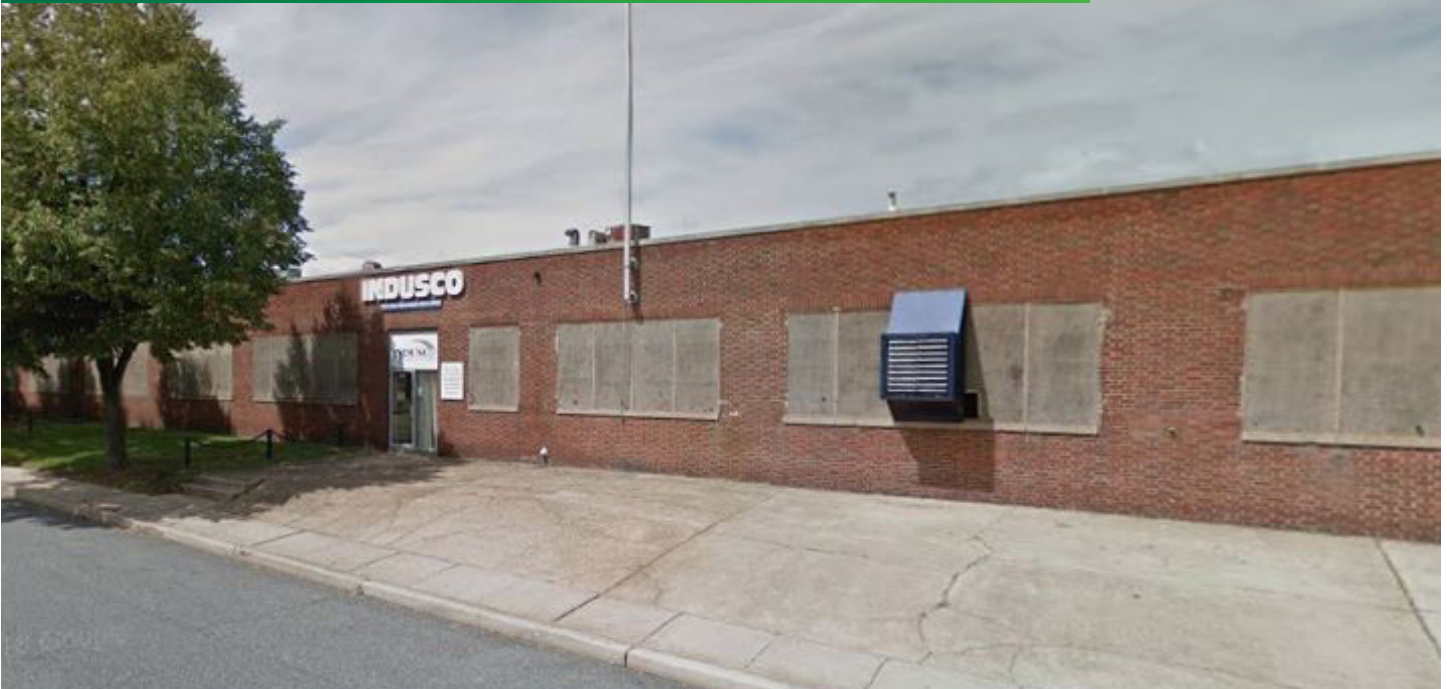


FOR SALE REDUCED

1200 W. HAMBURG ST.

BALTIMORE, MD 21230



PROPERTY HIGHLIGHTS | SALE OR LEASE

- + 96,530 SF building on 3.098 acres +/-
- + Asking Rent: \$3.95/sf NNN
- + Price REDUCTION: **\$3,925,000**
- + Antenna Lease generating \$1,200/mo income
- + Ceiling Height: 12' - 18'6"
- + Docks: 4
- + Drive-ins: 2
- + Column width varies
- + Heavy electric
- + Wet sprinkler
- + Zoning: I-1
- + Close proximity to I-95, I-295, I-695, and I-895
- + City and State Incentives: One Maryland, Enterprise Zone, Opportunity Zone



CONTACT US

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CBRE BALTIMORE

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Baltimore, MD 21202

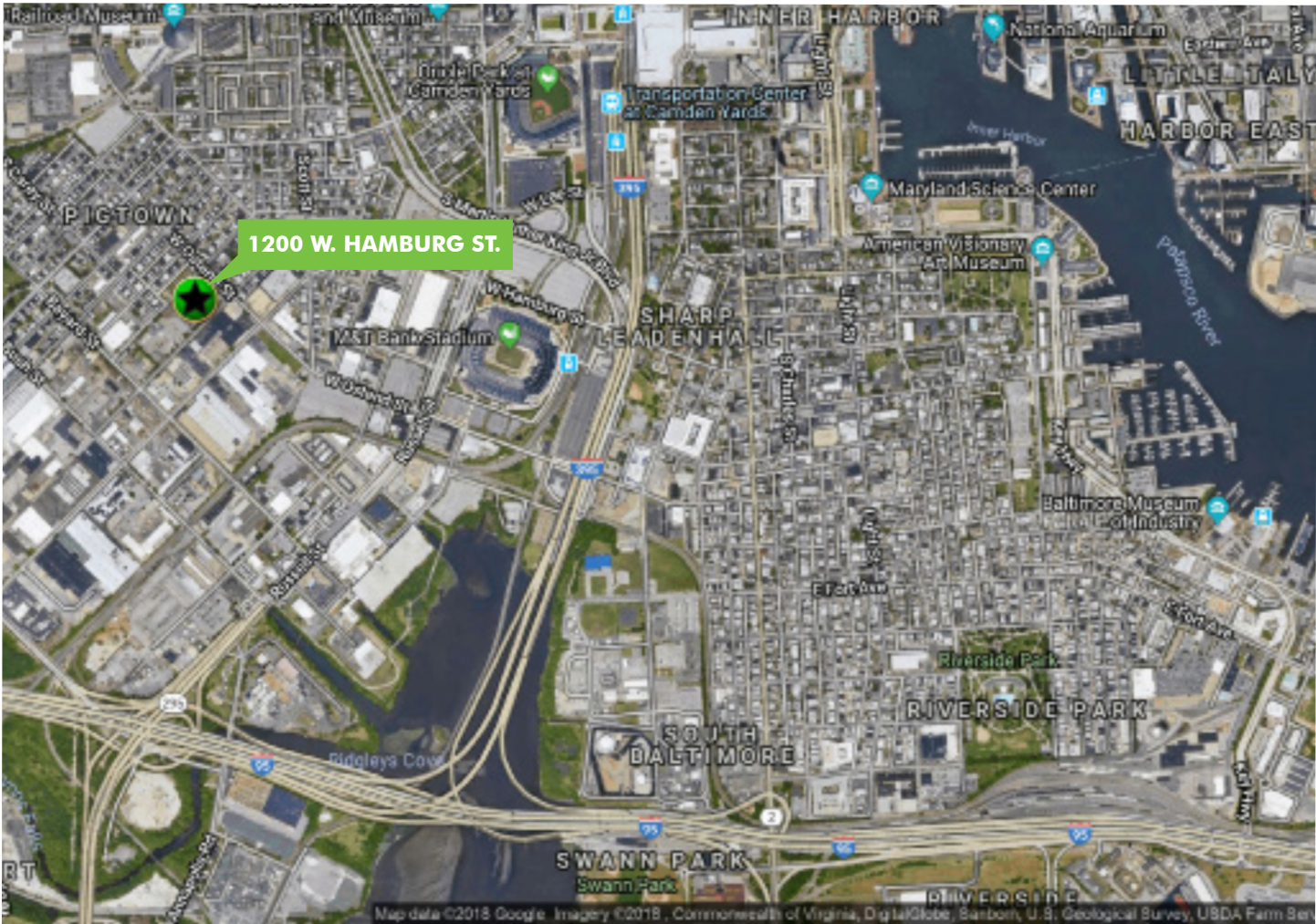
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