

FOR LEASE

 Howard County, Maryland

BROKEN LAND BUSINESS CENTER 1

9691 GERWIG LANE | COLUMBIA, MARYLAND 21046

AVAILABLE

Suite K: 2,050 sf
Suite L: 2,000 sf
Contiguous up to 4,050 sf

BUILDING SIZE

42,000 sf

PARKING

120 surface spaces

RENTAL RATE

Negotiable

HIGHLIGHTS

- ▶ Two contiguous suites, one being an end-cap, in warm lit shell condition
- ▶ New HVAC system 2020
- ▶ Drive-in loading - 15' clearance
- ▶ Situated near the intersection of Broken Land Parkway and Route 32, with proximity to Route 29 and I-95
- ▶ Ideally located near Columbia's Park and Ride locations

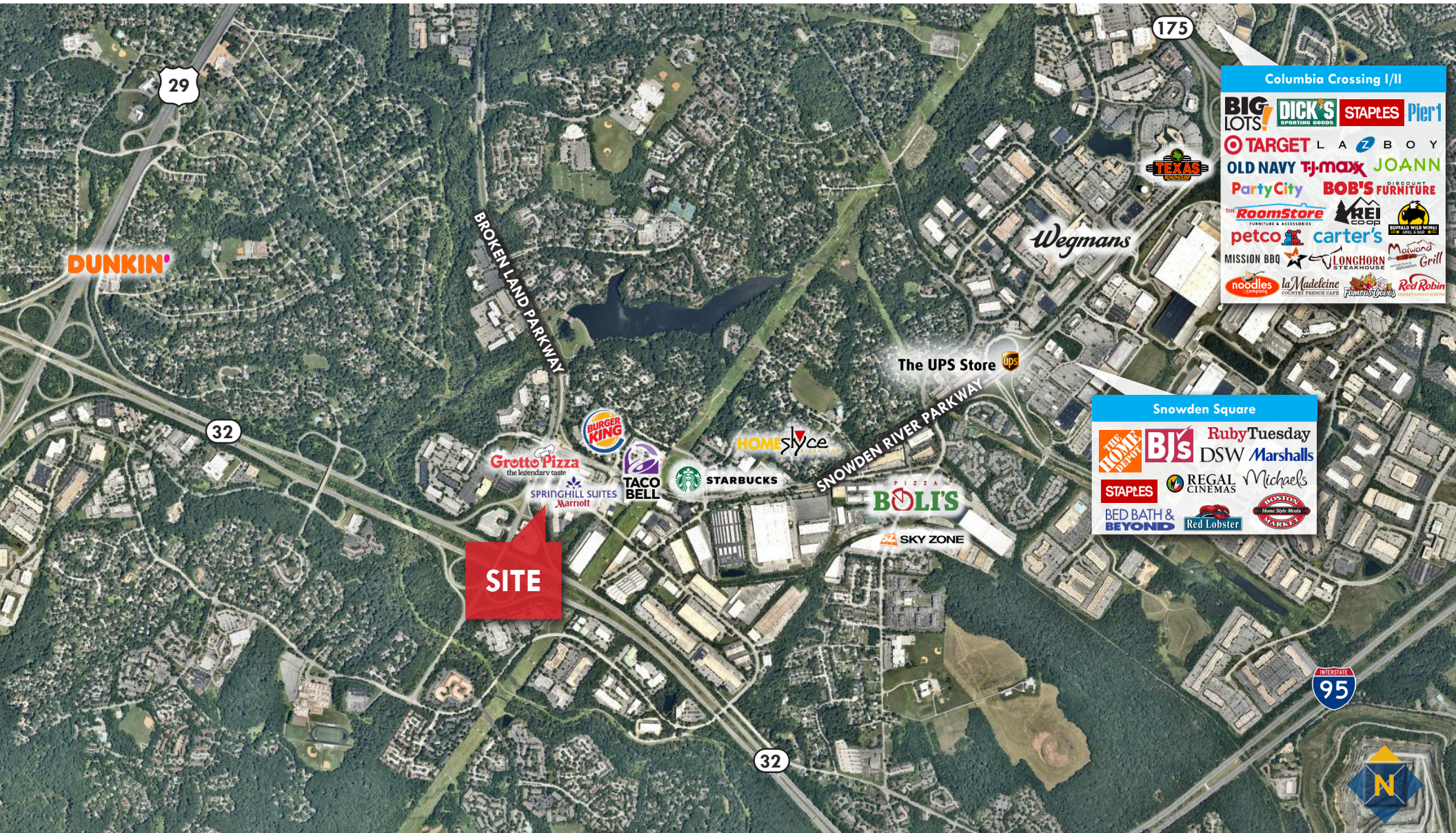


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TRADE AREA

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Columbia Crossing I/II

- BIG LOTS! SPORTING GOODS
- DICK'S SPORTING GOODS
- STAPLES
- Pier 1
- TARGET
- LAZBOY
- OLD NAVY
- TJ-maxx
- JOANN
- Party City
- BOB'S FURNITURE
- RoomStore
- REI COOP
- petco
- carter's
- MISSION BBQ
- LONGHORN STEAKHOUSE
- La Madeleine COFFEE FRENCH CAFE
- Red Robin

Snowden Square

- THE HOME DEPOT
- BJS
- Ruby Tuesday
- DSW
- Marshalls
- STAPLES
- REGAL CINEMAS
- Michaels
- BED BATH & BEYOND
- Red Lobster
- BOSTON MARKET

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FLOOR PLAN

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