

# MARSHFIELD BUSINESS PARK

8416 KELSO DRIVE  
ESSEX, MD 21221



CLASS A WAREHOUSE FOR LEASE



**CBRE**





# SITE/FLOOR PLAN



## BUILDING FEATURES



508,171 SF AVAILABLE



ESFR



16,767 ± SF OFFICE



93 LOADING DOCKS | 4 DRIVE-INS



30' CLEAR HEIGHT



7 ACRES OUTSIDE STORAGE

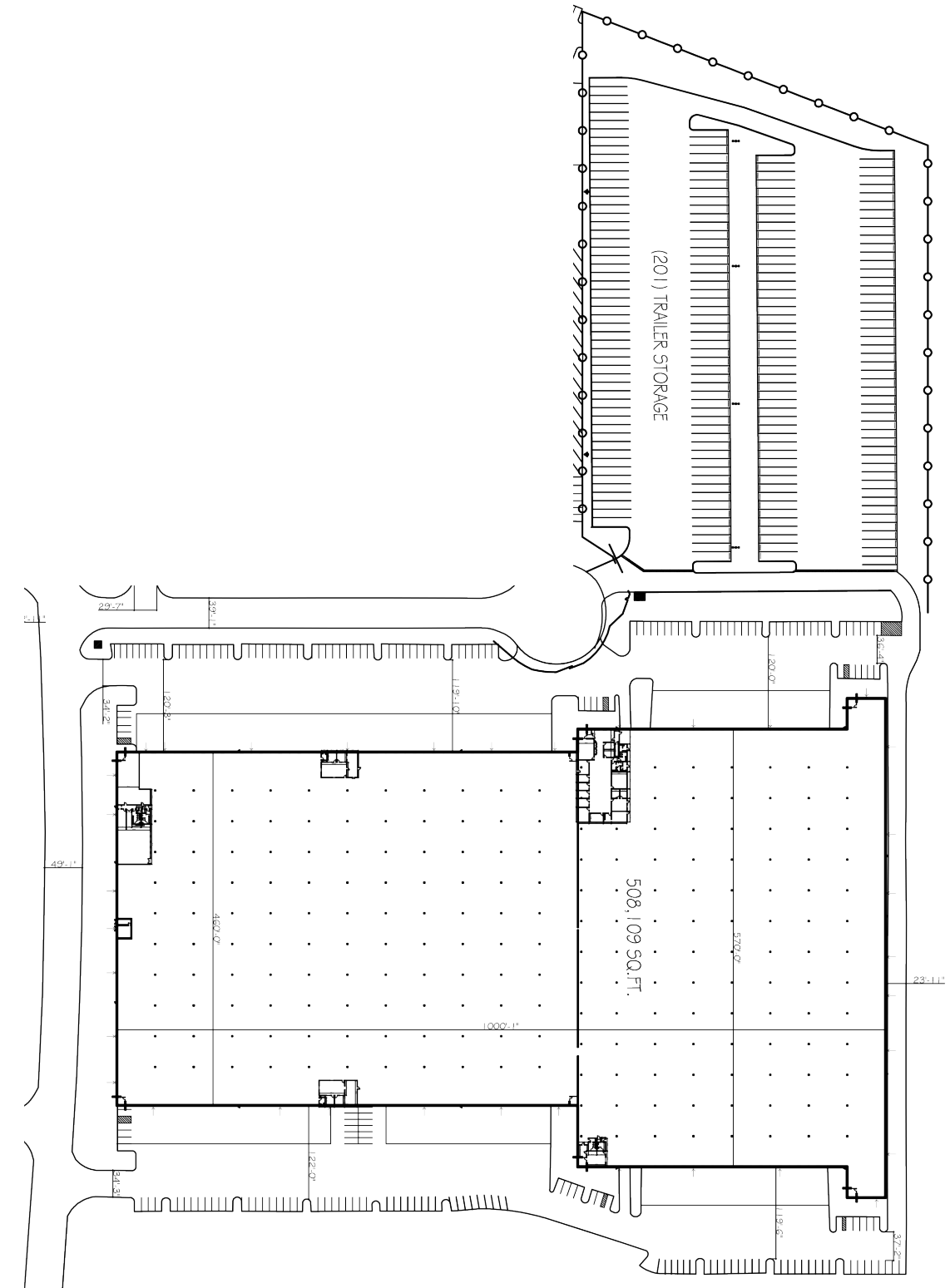
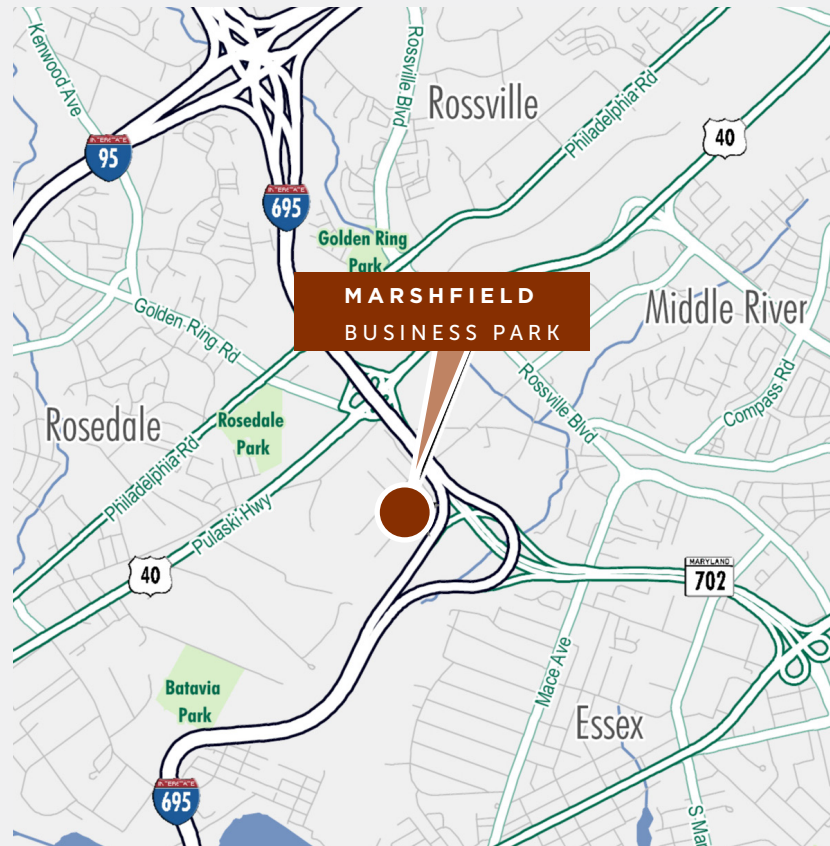
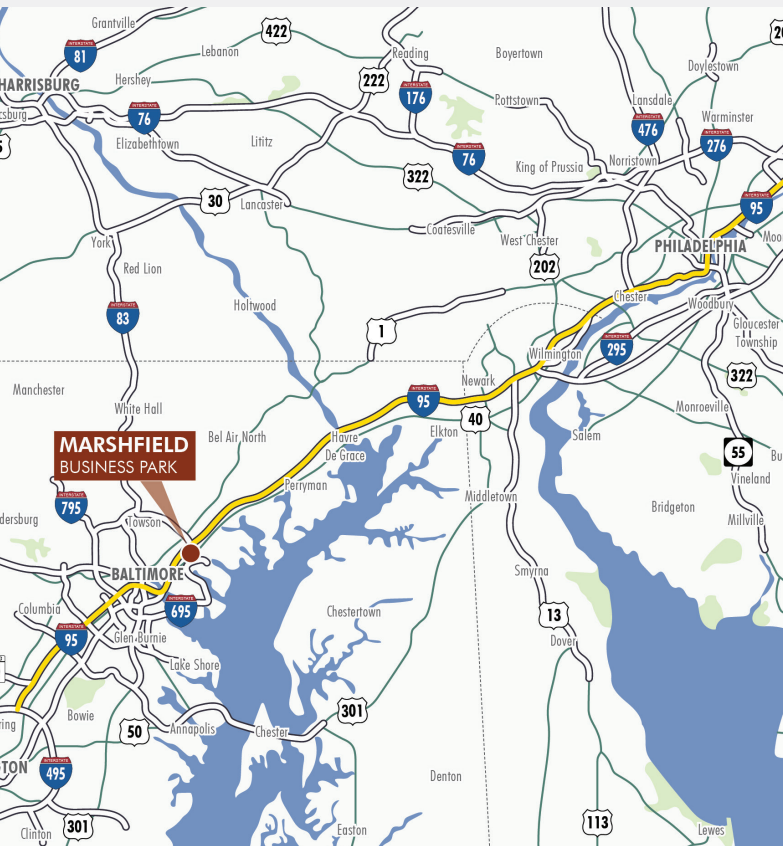


50'W X 40'D COLUMNS



ENTERPRISE ZONE

## LOCATION





# MARSHFIELD BUSINESS PARK

8416 KELSO DRIVE  
ESSEX, MD 21221



## CONTACT US

### BILL PELLINGTON

Executive Vice President  
+1 410 244 3137  
bill.pellington@cbre.com

### JUSTIN MOHLER

Senior Vice President  
+1 410 244 3116  
justin.mohler@cbre.com

### JON CASELLA

Senior Vice President  
+1 410 244 3127  
jon.casella@cbre.com

### CBRE, INC.

100 E Pratt Street, Suite 1700  
Baltimore, MD 21202  
www.cbre.com/baltimore

© 2020 CBRE, Inc. The information contained in this document has been obtained from sources believed reliable. While CBRE, Inc. does not doubt its accuracy, CBRE, Inc. has not verified it and makes no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs. Photos herein are the property of their respective owners and use of these images without the express written consent of the owner is prohibited. PMStudio\_January 2018

# CBRE