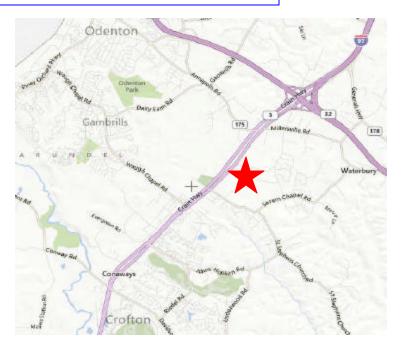
## **FOR LEASE** RETAIL/ SERVICE SPACE, HOPKINS BUSINESS CENTER 1041 MD. RT 3 & JOHNS HOPKINS ROAD, GAMBRILLS, MD 21054



- Retail and service- 3,000 to 9,000 Sq. Ft. contiguous space, and 6000 sq ft END CAP!
- Plenty of parking plus shared access between buildings and to signalized entrance
- High Traffic location with Great exposure and multiple entrances
- Dense and growing marketplace close to Waugh Chapel Mixed use and lifestyle center
- Lease rates- \$17.50 to \$20.00 + \$2.75+/-Nets





1 mile	3 mile	<u>5 mile</u>
11,946	46,737	85,711
4,610	17,619	31,843
\$117,221	\$126,734	\$102,613
Rt. 3/301- 62,130 Avg. Daily Traffic		
	4,610 \$117,221	11,946 46,737 4,610 17,619 \$117,221 \$126,734



CONTACT

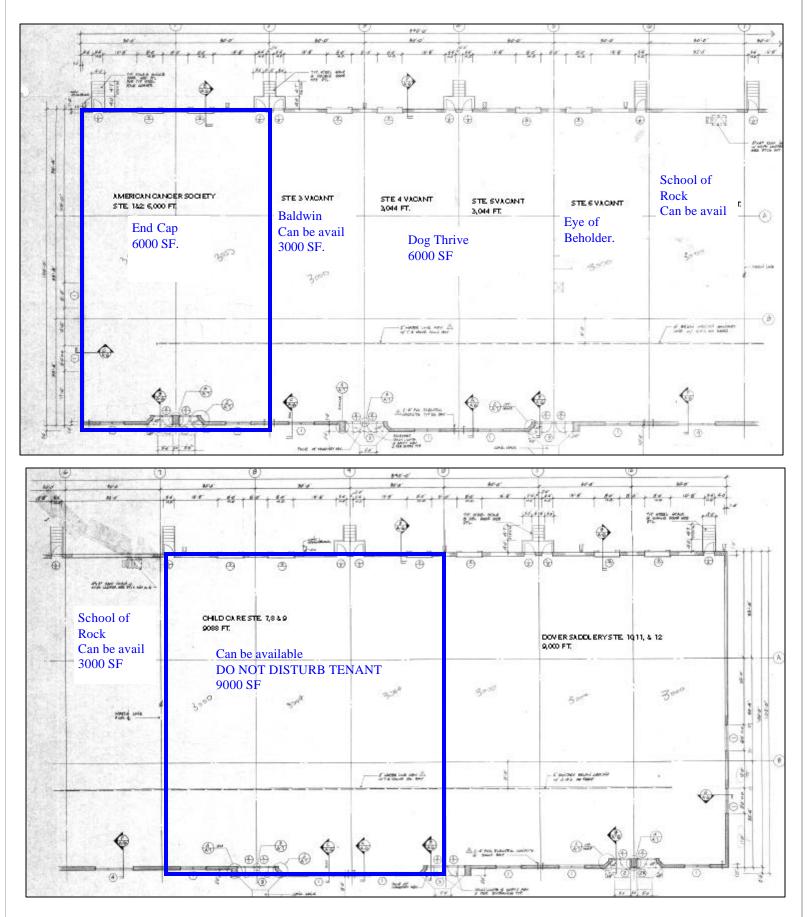
William Steffey, CRE, CCIM 443-332-6383 direct 410-703-6553 (cell) bsteffey@reliablecompanies.net





Although every effort has been made to ensure accuracy, no liability will be accepted for errors or omissions. Property is subject to changes or withdrawal without notice





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