

# 515 Fairmount Avenue

Towson, MD 21286

**HIGHLIGHTS:** *Floors 7, 8, 9 and Partial 10th*

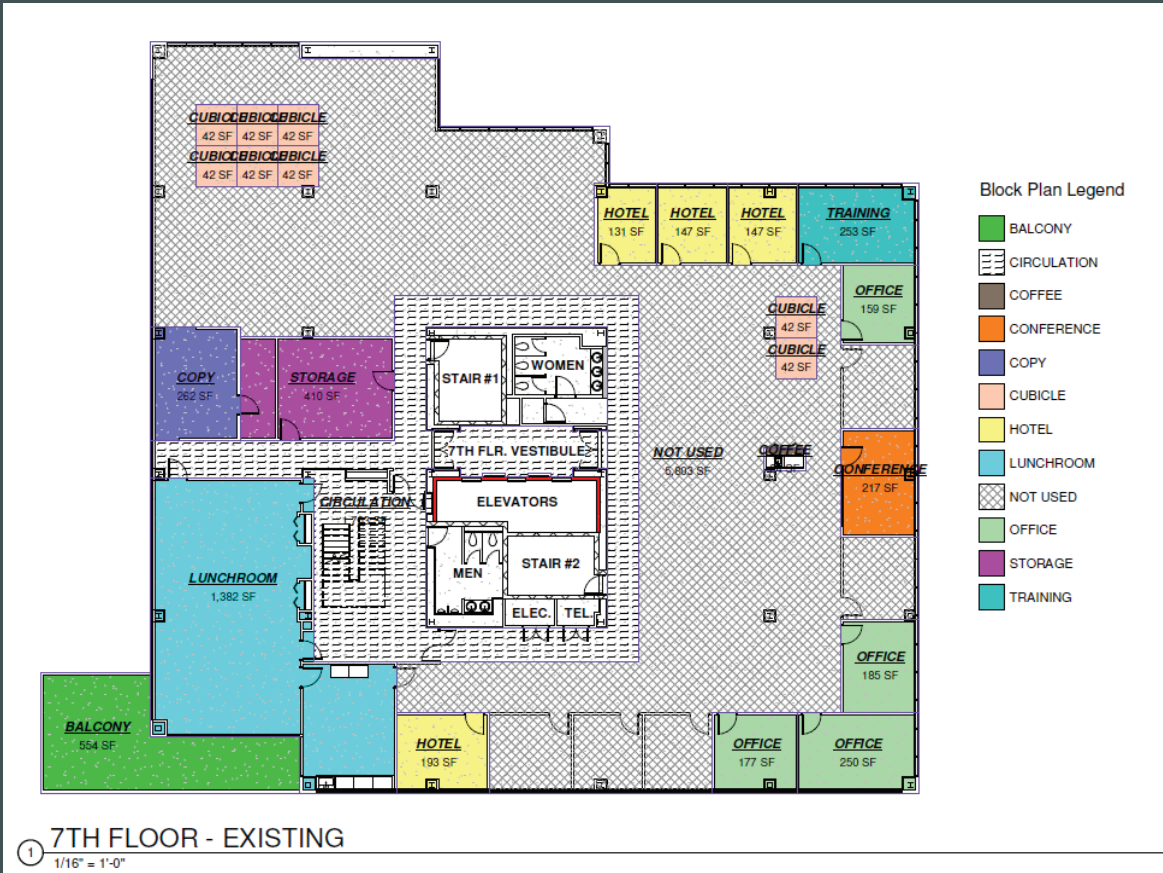
- RSF: 40,061 s.f. consisting of 34,338 s.f. for floors 7, 8, 9 and 5,723 s.f. for floor 10
- Space SF Options: All 4 floors or as little as a single floor
- Rent Rate: \$18.50, Full Service, Net of Electric (Rate based on lease for a minimum of 2 floors)
- Sublet to: October 31, 2024
- Furniture: Plug 'n' Play furniture and cabling available
- Parking: Free Structured Parking for employees, Free or vouchered parking for guests
- Available: Immediately
- Direct Lease: Longer term lease options available from Landlord upon request

Fairmount Place II

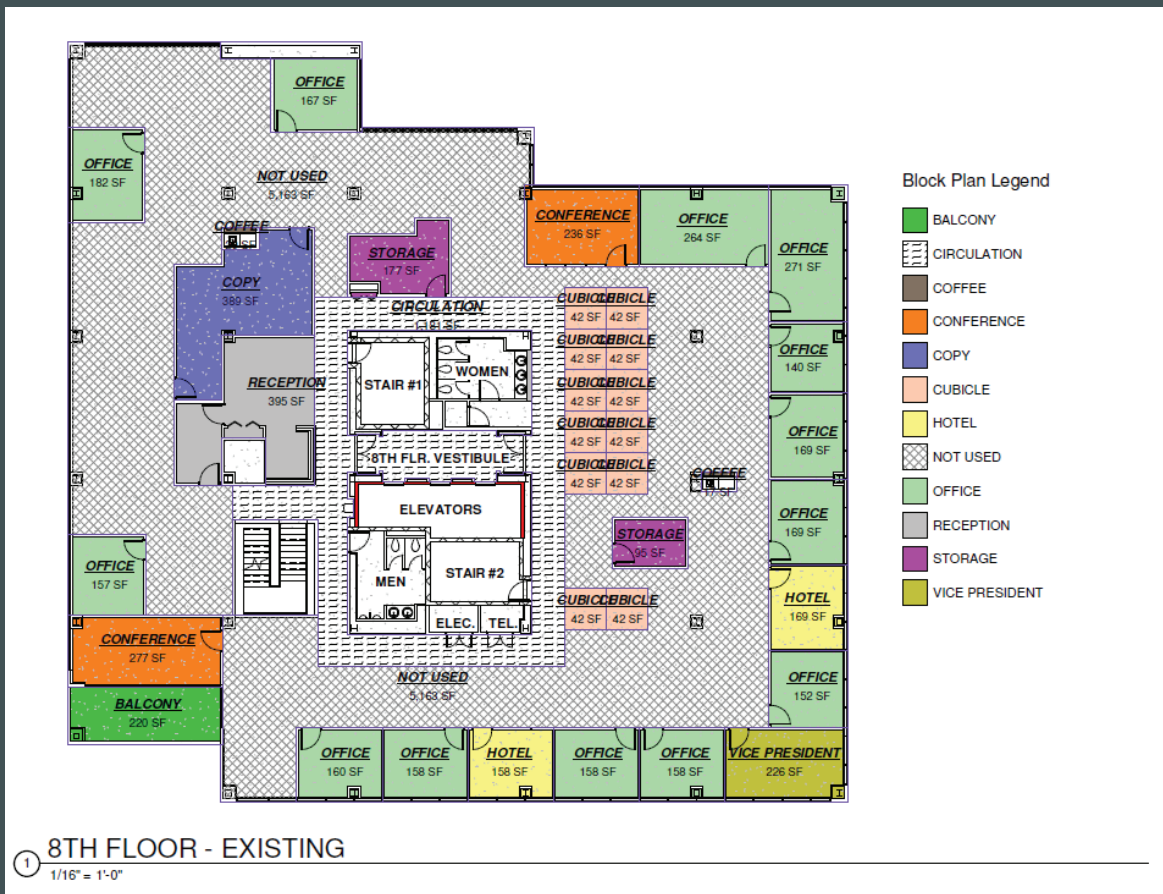




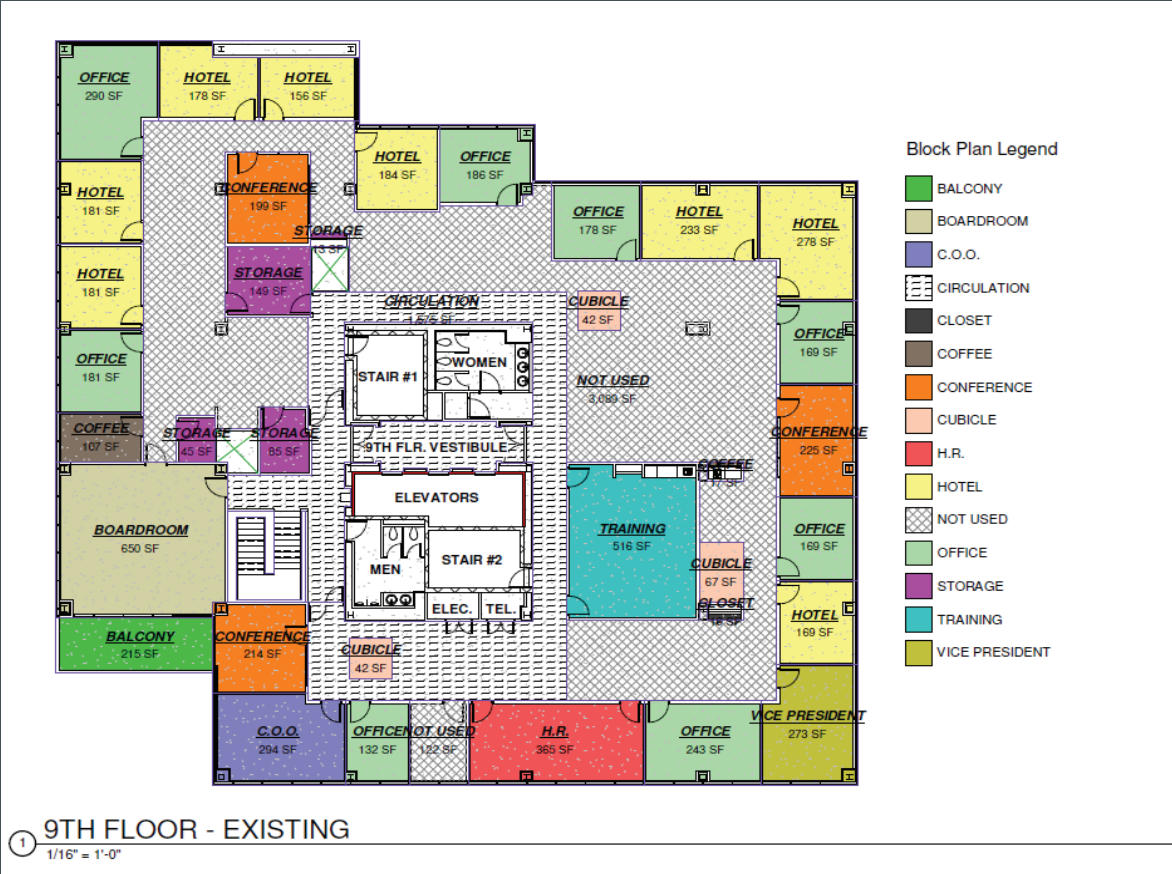
Floor 7



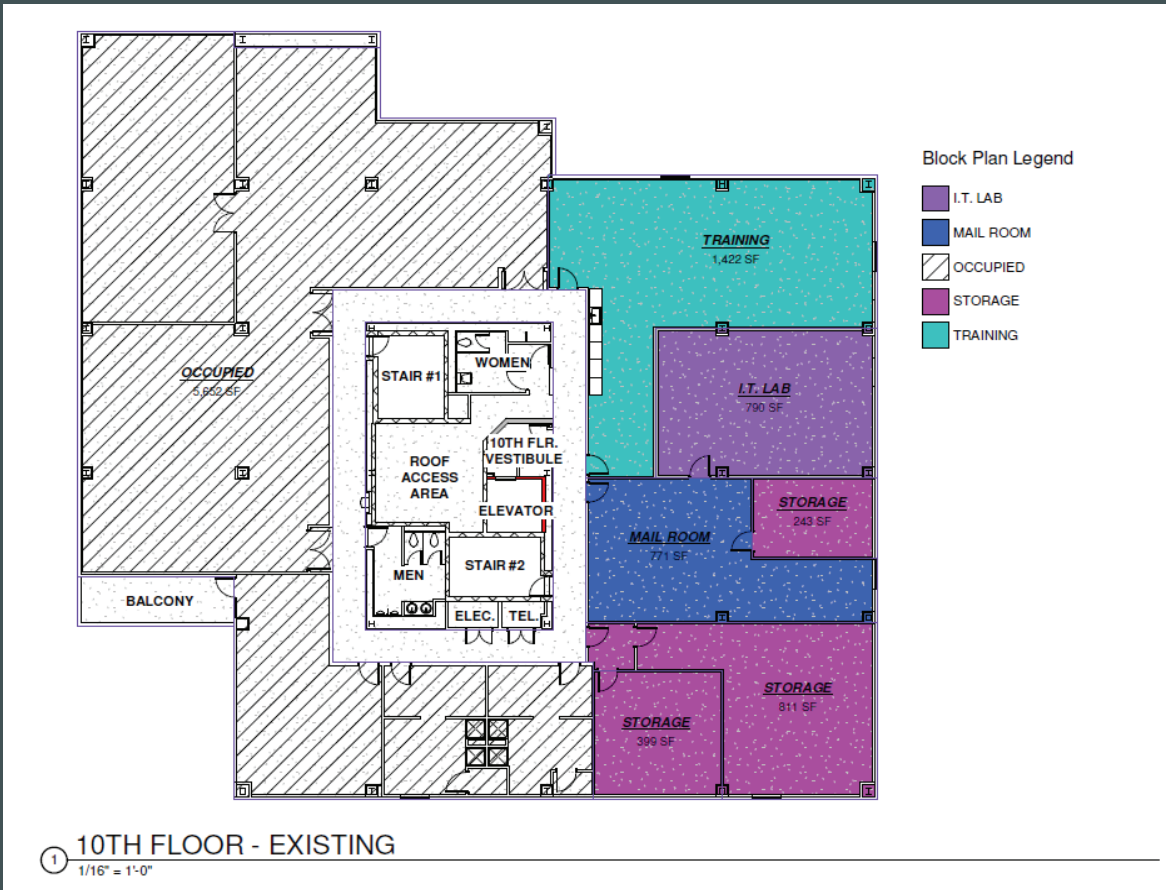
Floor 8



Floor 9



Floor 10





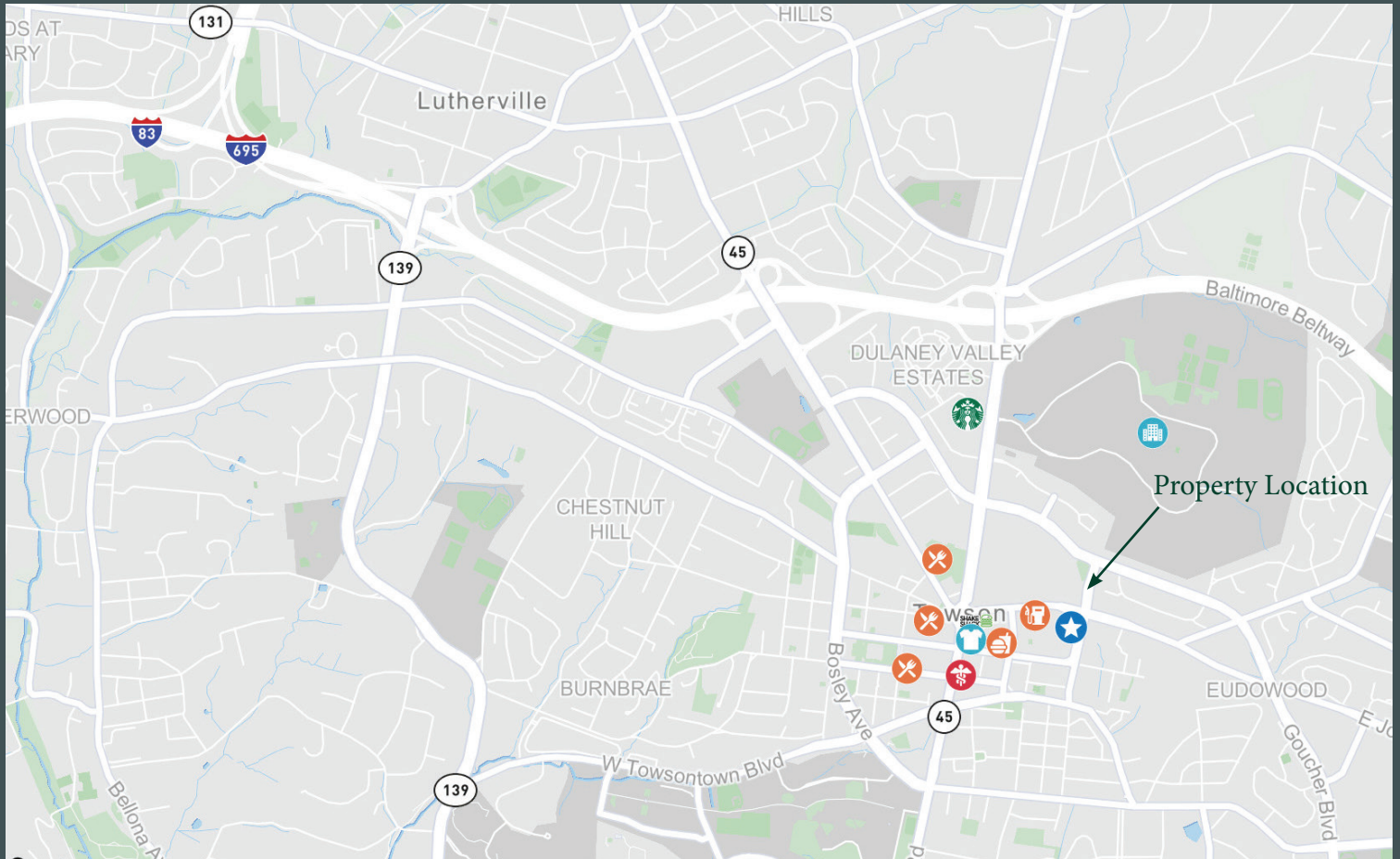


Below is the view from the back entrance under black awning above. It runs along a small driveway off of Fairmont Ave. The parking garage across the driveway serves two buildings and has an hourly charge for visitors which can be reimbursed via voucher or is free to employees.





Professionally owned and managed by Towson-based, Heritage Properties, Inc. Heritage Properties, founded in 1986 has acquired or developed over 6,000,000 s.f. and has significant holdings in Towson including the two neighboring buildings, Radio Park and Towson Square, which is home to Towson Cinemark and such restaurants at Bonefish Grill, BJ's Brewhouse and On The Border.



## Contact Us

### Alan Grace

First Vice President  
+1 410 244 3110  
alan.grace@cbre.com

### Ketch Secor

First Vice President  
+1 410 244 3118  
ketch.secor@cbre.com

### CBRE, Inc

100 Pratt Street  
Suite 1700  
Baltimore, MD 21202

© 2021 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.