

PROPERTY OVERVIEW

# GOLDEN RING II BUILDING 1

6901-33 GOLDEN RING ROAD, BALTIMORE, MD 21237



## Building Information

- Located at the corner of Route 7/Philadelphia Road and Golden Ring Road with quick access to I-695, I-95 and the Harbor Tunnel
- One-story brick construction with steel trim
- 20' clear ceiling heights
- 34 rear-loading docks
- FiOS service available
- 2,700 & 3,600 SF typical bay size
- Surface parking
- Sprinklered
- Gas heat
- 120/208 volt, 3-phase, 4-wire service
- Public utilities
- Professionally landscaped
- Baltimore County, ML-IM zoning: light manufacturing, warehousing, distribution, office



## Surrounding Amenities

- 7-Eleven
- ALDI
- Chipotle
- Domino's Pizza
- Giant Supermarket
- IHOP
- Jimmy John's
- LongHorn Steakhouse
- M&T Bank
- McDonald's
- Office Depot
- Panda Express
- Panera Bread
- Rita's Italian Ice & Frozen Custard
- The Home Depot
- United States Postal Service
- Walgreens
- Walmart Supercenter

# Site Plan

Golden Ring II	6901-33 Golden Ring Road	Industrial	47,700 SF
	6935-67 Golden Ring Road	Industrial	64,400 SF

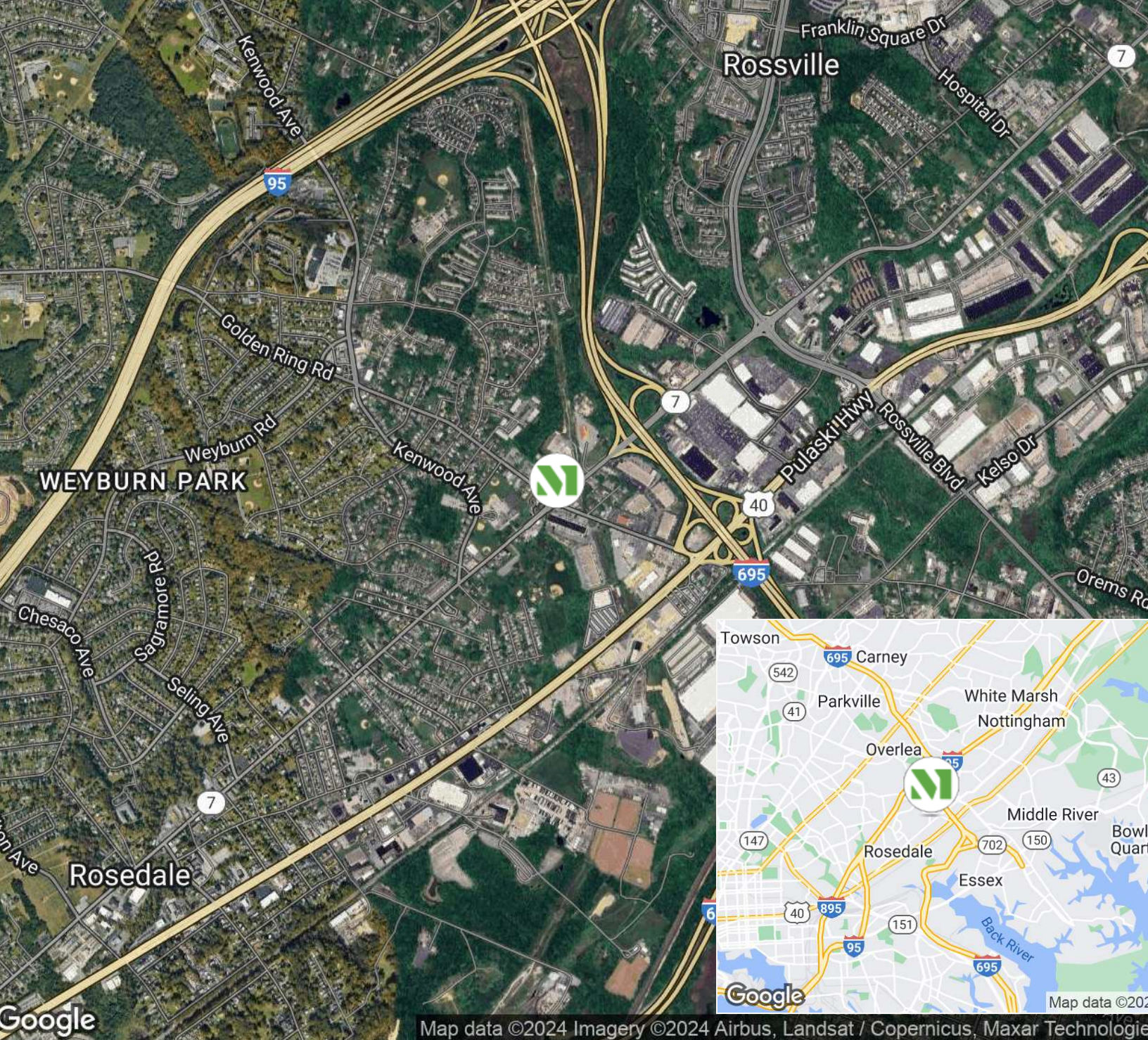


*“Merritt was incredibly accommodating. Doing business with a firm that - like ours - emphasizes integrity, quality and customer service was a pleasure.”*

**EDWARD J. NEMEC,**  
MANAGING PARTNER  
NEW YORK LIFE







## CREATING HOMES FOR BUSINESSES

Established in 1967, Merritt Properties is a privately held commercial real estate company offering over 21 million square feet of Class A office, flex, warehouse, industrial, retail and build-to-suit spaces throughout Maryland, Florida, North Carolina and Virginia. We design, build, lease and manage our properties for the long term with a commitment to providing the highest quality service to all of our customers.

**For additional information or to schedule a tour, contact:**

Whit Levering | Ashley Reimer | Lauren Lindsay

**[merrittproperties.com](https://merrittproperties.com)**

MD: 410.298.2600 | VA: 703.858.2725 | NC: 919.526.0070 | FL: 904.515.2030

