

PROPERTY OVERVIEW

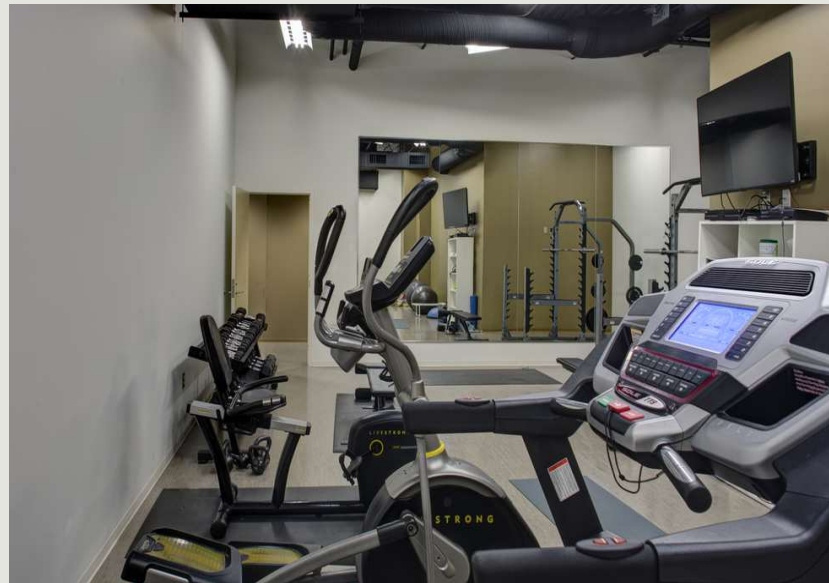
LOVETON

10 LOVETON CIRCLE, SPARKS, MD 21152



Building Information

- Located off York Road with quick access to Shawan Road and I-83
- Located in the Loveton Business Center, 1.5 miles north of Shawan Road.
- One single-story 40,200 square-foot office
- 9'-18' finished ceiling height
- Comcast service available
- Electronic ballast, energy efficient, florescent lighting
- 160-ton central HVAC unit.
- Numerous VAV boxes with electric reheat serve the building, providing one control box per 100 square feet
- Wet sprinklered throughout
- One dock-height platform loading area
- Service entrance, loading and ample surface parking
- Baltimore County, ML zoning: light manufacturing, warehousing, wholesaling, office



Surrounding Amenities

- Serpico Pizza & Pasta
- Chick-fil-A
- The Greene Turtle
- California Pizza Kitchen
- Panera Bread
- Noodles and Company
- Marshalls
- Wegmans Supermarket
- M&T Bank
- Hunt Valley Towne Center

Site Plan

Loveton

10 Loveton Circle

1 - Story Office

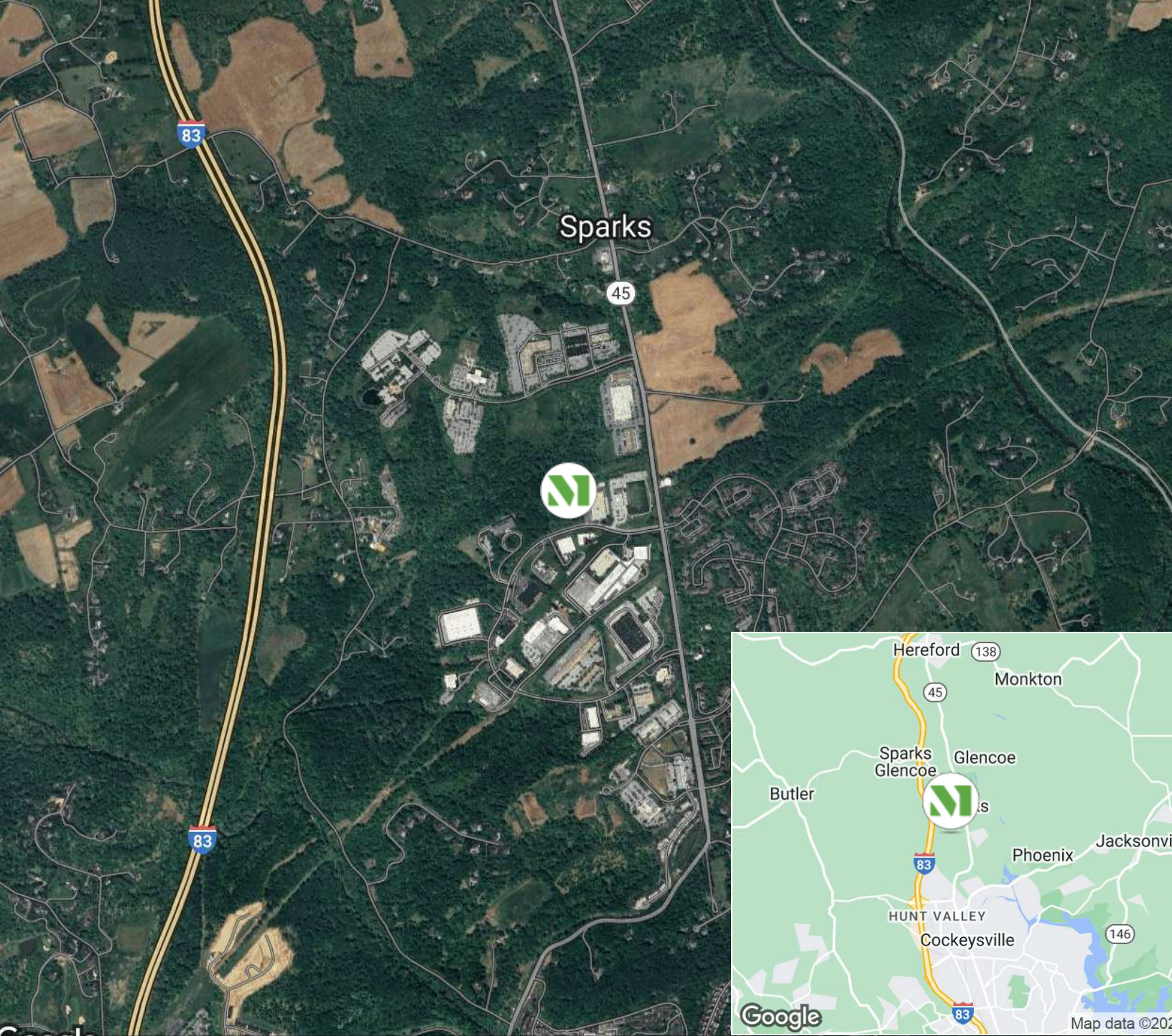
49,384 SF



"Merritt has been like family to us. We came into this building almost 20 years ago, and Merritt has been there for us as our business needs have evolved. It has just been easy to want to remain here."

DR. TYRONE TABORN
CHAIRMAN & CEO
CAREER COMMUNICATIONS GROUP





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For additional information or to schedule a tour, contact:

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