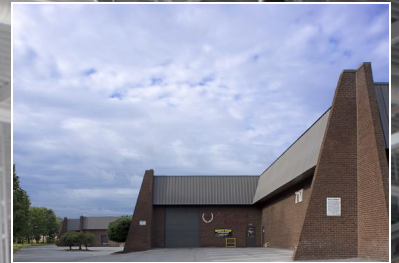


PROPERTY OVERVIEW

# NURSERY ROAD BUSINESS CENTER 2

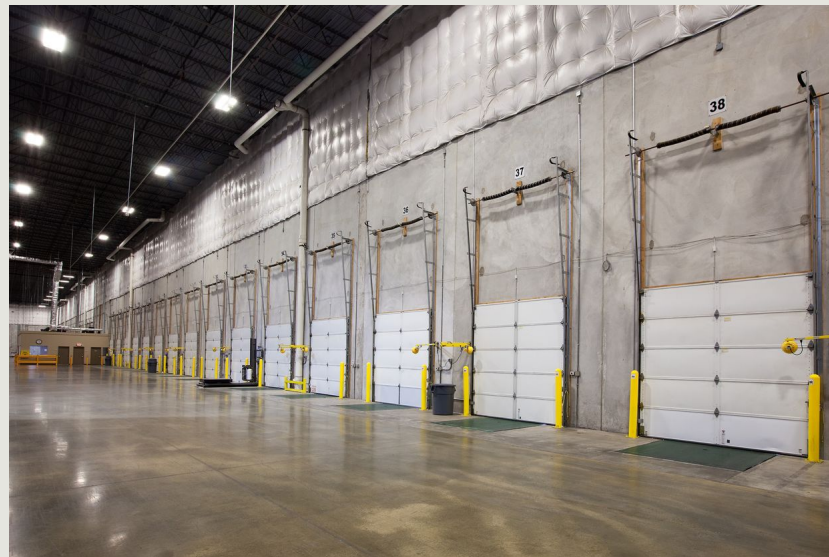
719 HAMMONDS FERRY ROAD, LINTHICUM, MD 21090





## Building Information

- Quick access to I-295, BWI Airport, I-695 & I-95
- One-story block & brick construction with steel trim
- 20' clear ceiling height
- Docks and drive-ins
- 120/208 volt, 3-phase, 4-wire service
- Gas heat/public utilities
- Sprinklered
- FiOS service available
- Anne Arundel County, W-1-B zoning: manufacturing, warehousing, wholesaling, office



## Surrounding Amenities

- Burger King
- Toro Bravo
- Urban Bar-B-Que
- Taco Bell
- McDonald's
- Hardee's
- Wendy's
- KFC
- Dunkin'
- Royal Farms
- FedEx Ship Center
- United States Postal Service
- Anytime Fitness
- Wells Fargo

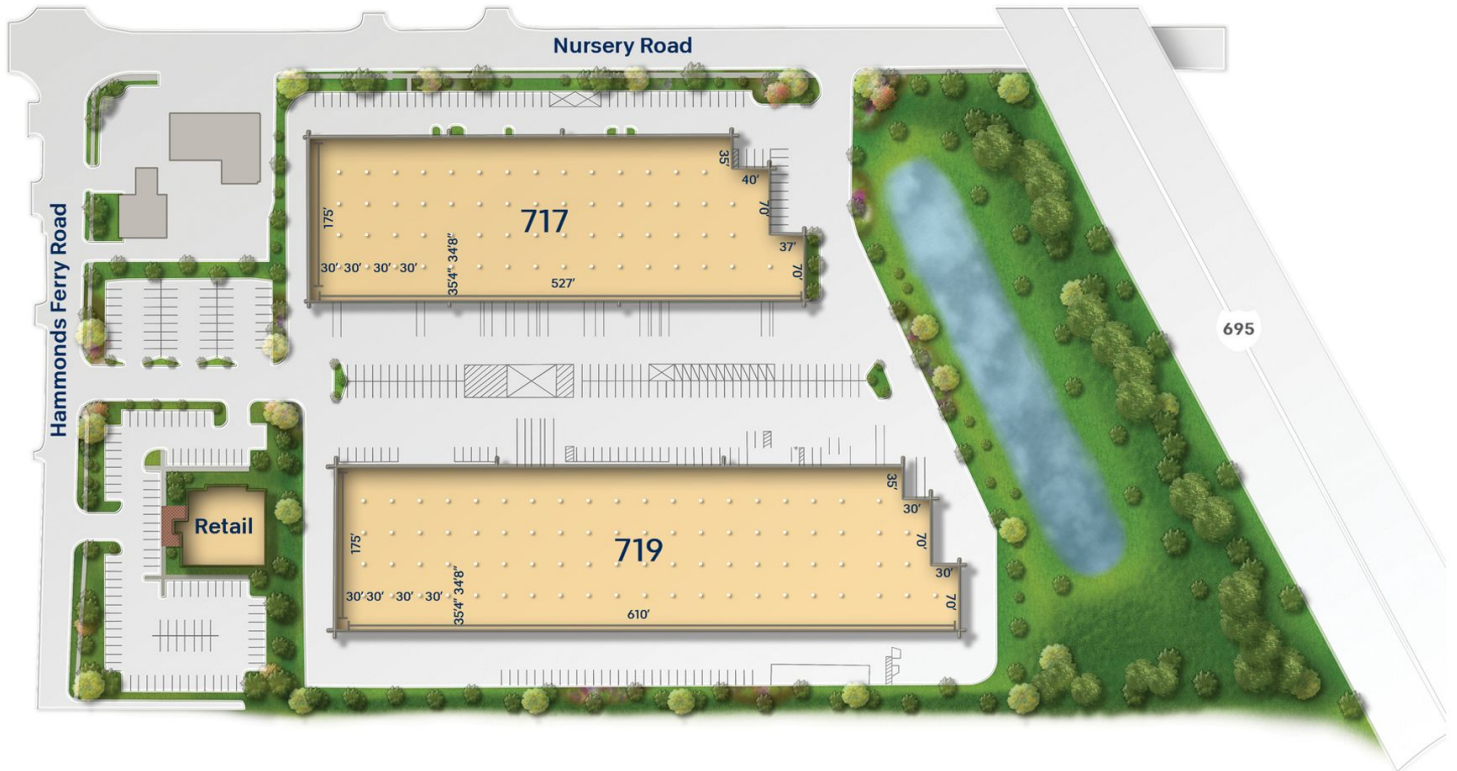
# Site Plan

Nursery Road Business Center 2

719 Hammonds Ferry Road

Industrial

113,125 SF

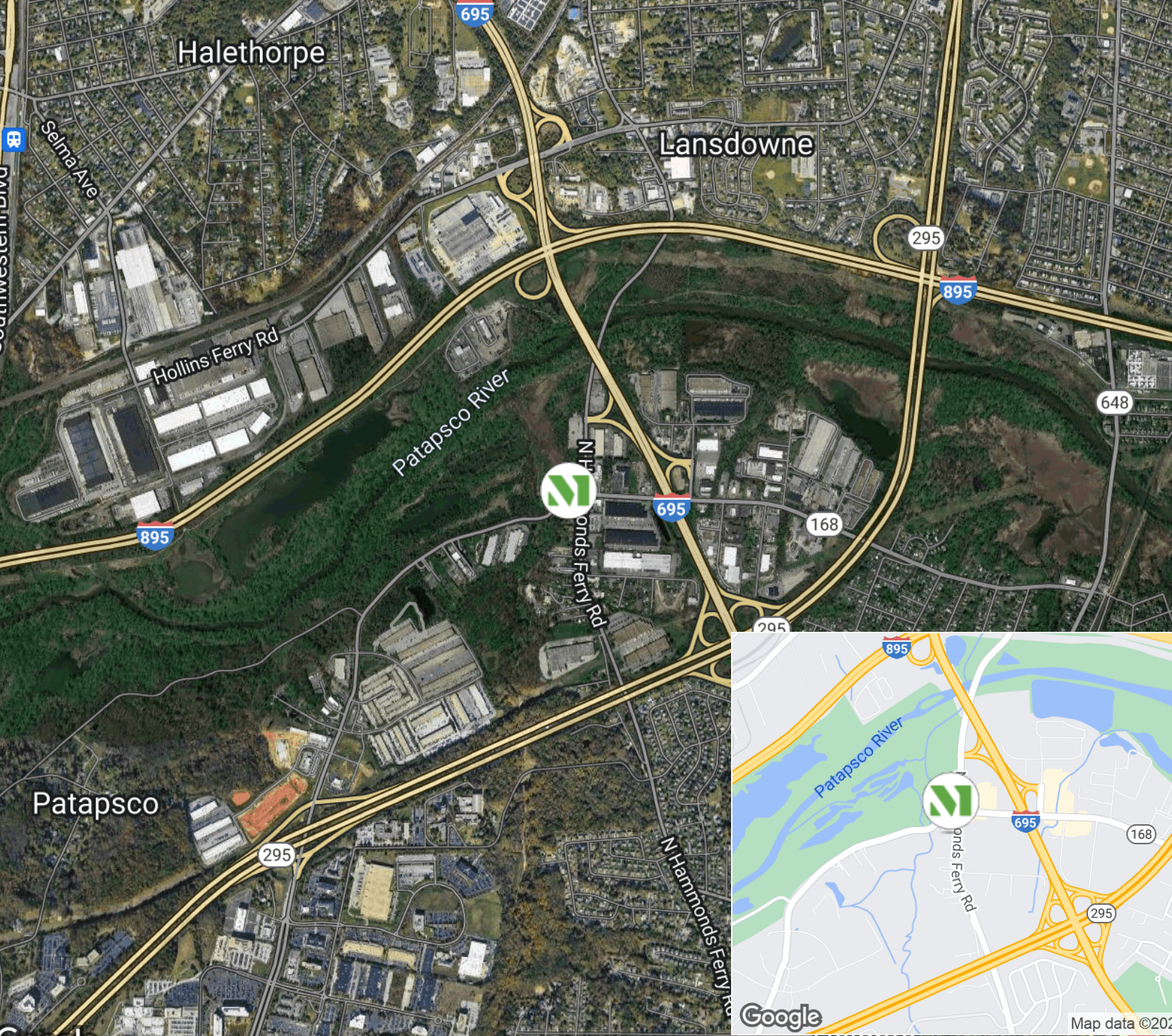


*“As our company grew, Merritt coordinated a seamless transition from a small warehouse to a sophisticated production facility. This flexibility allowed us to serve our clients better and continue our growth. Thank you, Merritt!”*

**JUDITH E. ANTISDEL**  
PRESIDENT  
ANNE-TISDALE DIRECT







#### 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:**

Vince Bagli | Elizabeth Allison | Jamie Campbell | Delfina Kelly

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

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

