

INDUSTRIAL FOR SALE OR LEASE

630 HANOVER PIKE

Hampstead, MD 21074

Available: 1,035,249 SF



LISTING DATA

AVAILABLE SF: 1,035,249 SF
OFFICE SF: 7,200 SF

ECONOMIC DATA

SALE PRICE: Undisclosed
LEASE RATE: \$3.95 NNN

PROPERTY INFORMATION

COUNTY: Carroll
MARKET: Baltimore
SUBMARKET: Carroll County Ind

BUILDING DATA

TOTAL BUILDING SF: 1,035,249 SF
YEAR BUILT: 2000
ZONING: IR (General Industrial)

PROPERTY OVERVIEW

Rarely available 1.0 MSF Class A Building

PROPERTY HIGHLIGHTS

- 86 Docks Fully Equipped with Mechanical Pit Levelers, Locks & Lights
- 19 KOP's Available
- 2 Ramped Drive-Ins
- ESFR (K25 Heads) Sprinkler System
- 7" Concrete Slab
- 40' x 43' Column Spacing
- 32' Clear Height
- Roof Mounted Cambridge Heating Units
- T-5 Motion Sensory Lighting
- 77 Trailer Drops
- CSX Rail Available
- Additional Trailer & Car Parking Can Be Created

[VIEW PROJECT VIDEO](#)

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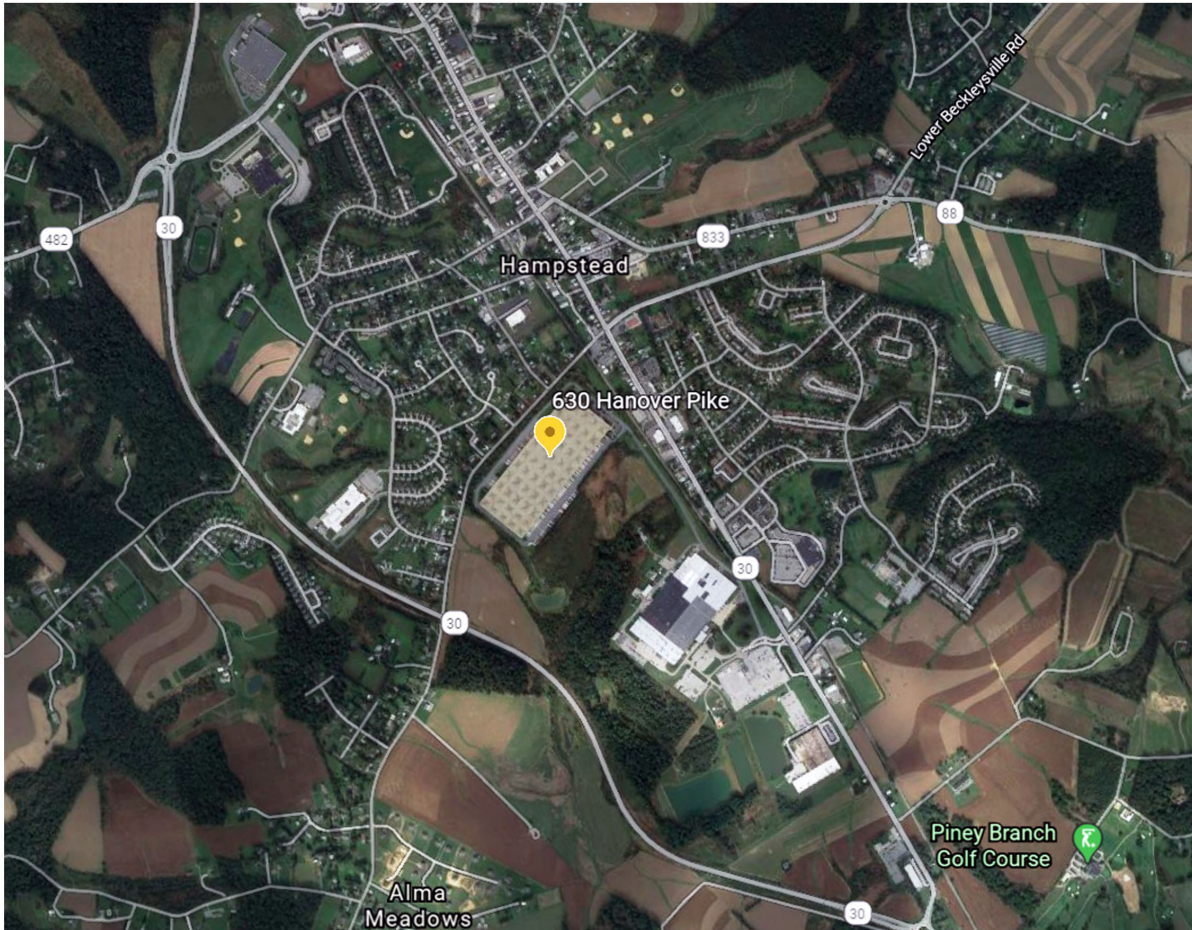
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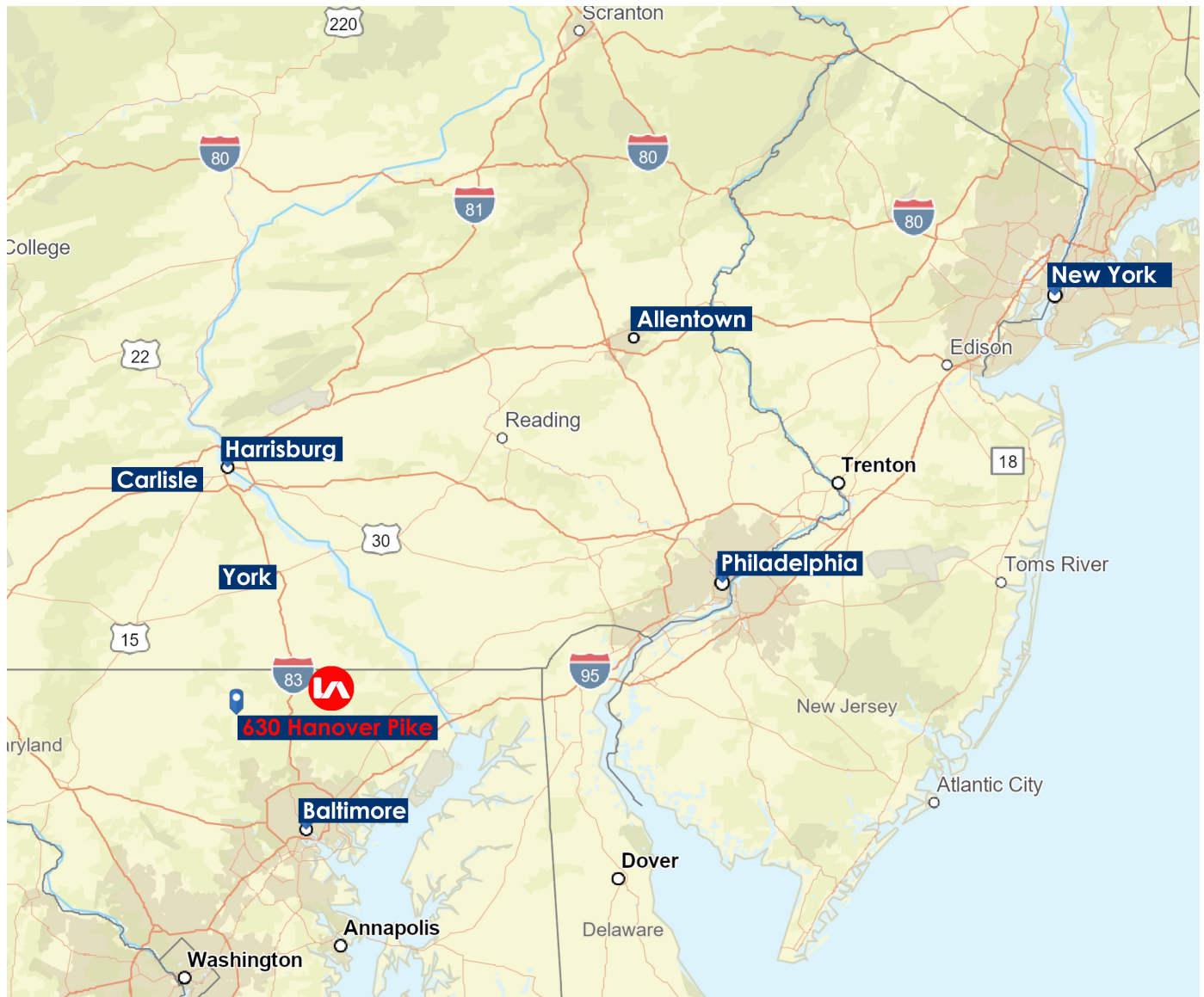
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BALTIMORE, MD	29 miles
YORK, PA	35 miles
CARLISLE, PA	51 miles
HARRISBURG, PA	55 miles
PHILADELPHIA, PA	111 miles
ALLENTOWN, PA	130 miles
NEW YORK, NY	209 miles

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