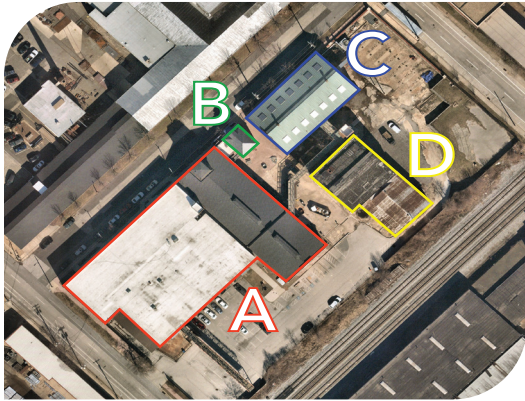


GASLIGHT SQUARE

1401 Severn Street
Baltimore, MD 21230

Available: 1,416 - 45,062 SF



PROPERTY FEATURES

- Redeveloped into a 96,350 sq. ft. mixed-use project
- Free on-site enclosed parking
- Expansive courtyards
- Campus-like setting
- 4 interconnected buildings
- Variety of floor plans from 1,400 to 18,000 sq. ft
- Empowerment/Enterprise/HUB Zone
- Great access to I-295, I-95, and Baltimore's CBD
- Walking distance of Camden Yards and M&T Bank Stadium
- Historic renovation - a variety of office and flex opportunities
- New windows
- Repointed brick



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OFFICE/FLEX SPACE

GASLIGHT SQUARE

1401 Severn Street
Baltimore, MD 21230

Available: 1,416 - 45,062 SF



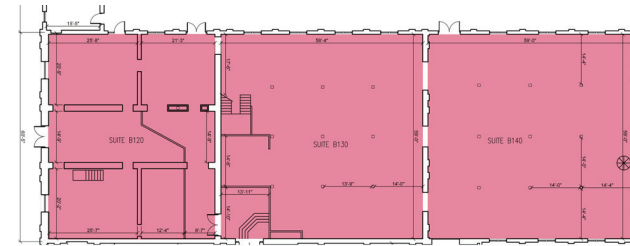
BUILDING A | 2,102 SF - 10,449 SF

Office



Artist's conceptual rendering.

FIRST FLOOR



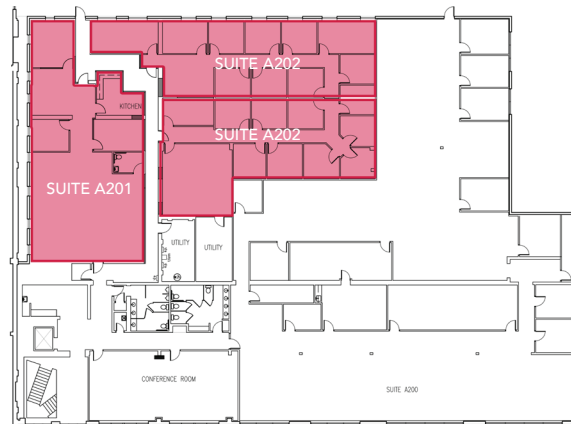
SUITES
120-140
10,449 SF

SUITE 120
3,098 SF

SUITE 130
3,645 SF

SUITE 140
3,706 SF

SECOND FLOOR



SUITES
A201-A203
7,757 SF
CAN BE DEMISED

SUITE A201
2,594 SF

SUITE A202
2,533 SF

SUITE A203
2,102 SF

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Available: 1,416 - 45,062 SF



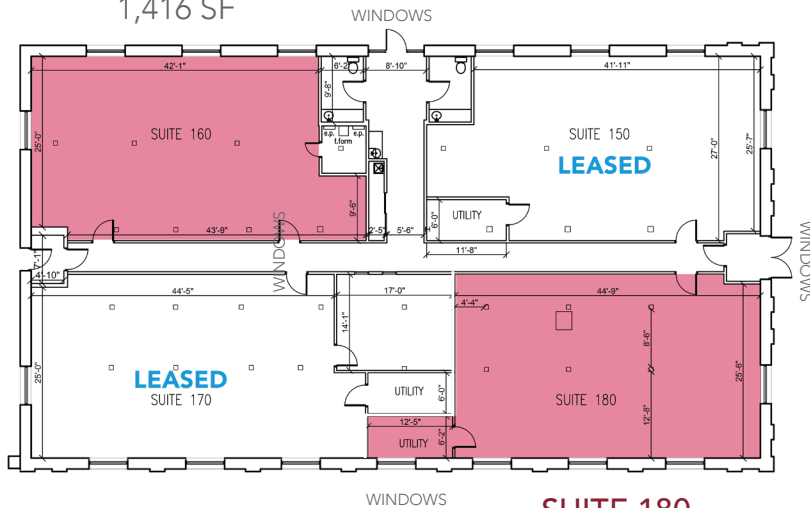
BUILDING C | 1,416 -1,458 SF

First Floor Office

- New spec suites
- Windows on 4 sides
- Hardwood floors
- Open plan
- New roof
- Exposed brick

SUITE 160

1,416 SF



SUITE 180

1,458 SF



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OFFICE/FLEX SPACE

GASLIGHT SQUARE

1401 Severn Street
Baltimore, MD 21230

Available: 1,416 - 45,062 SF



BUILDING D | 11,376 SF

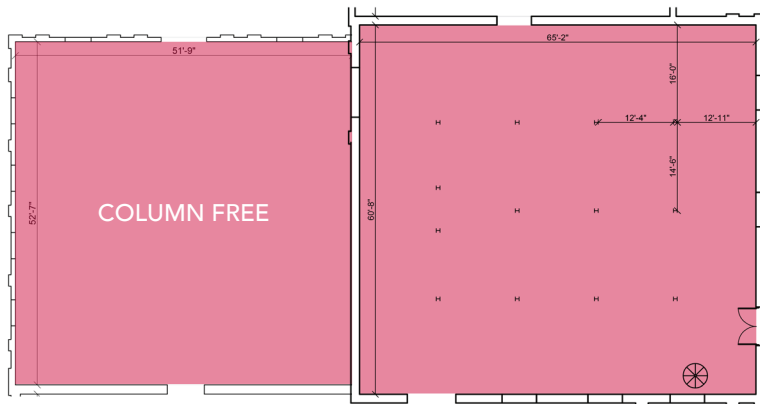
Flex Space

- Shell space
- Potential to add loading
- Perfect for brewery
- Potential for outside seating
- Large parking lot
- Repointed brick
- New roof
- Suites 290 and 300 are column free



Artist's conceptual renderings.

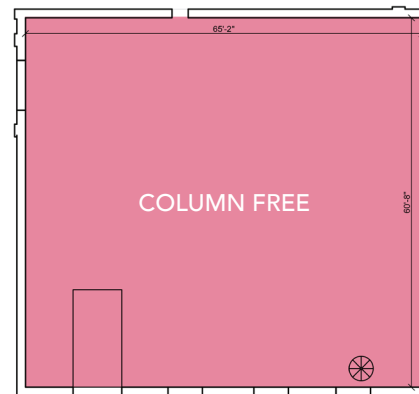
FIRST FLOOR



SUITE D300
2,854 SF

SUITE D190
4,244SF

SECOND FLOOR



SUITE D290
4,278 SF



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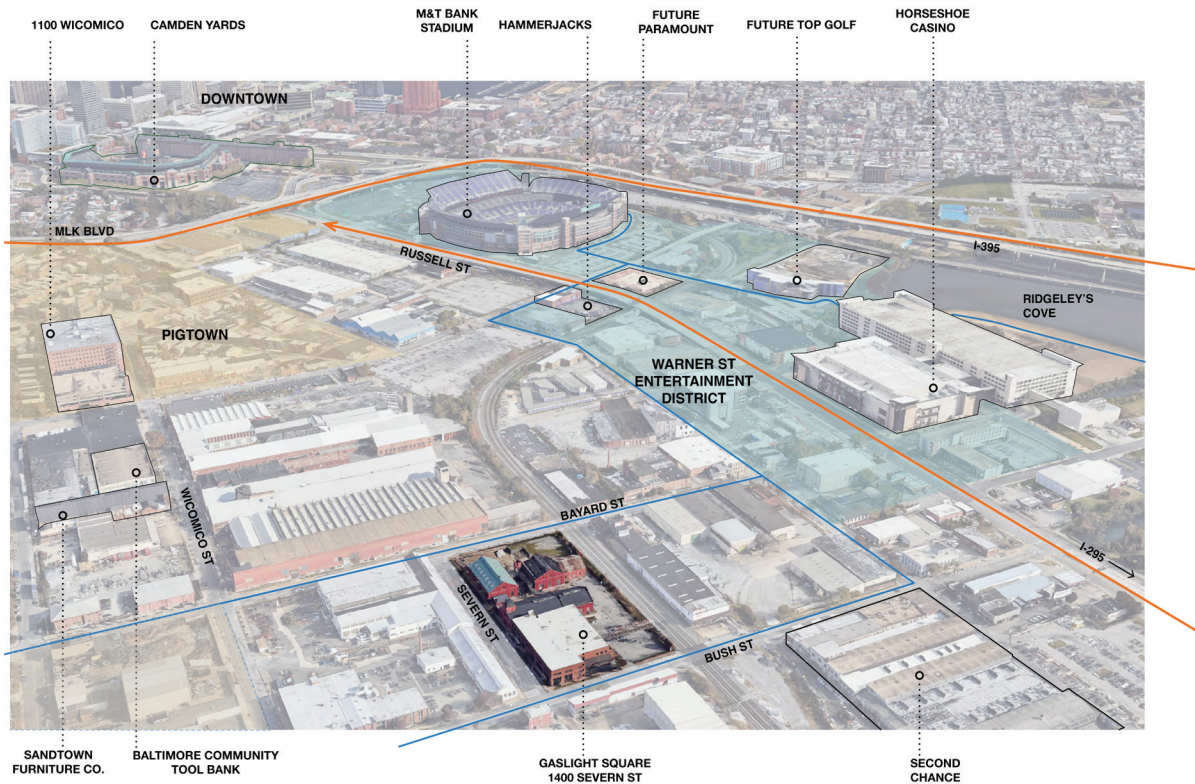
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**LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES



Artist's conceptual rendering.



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