

FOR LEASE

1300 Russell St, Baltimore, MD 21230



ABOUT THE PROPERTY

Commercial building in rapidly growing sub-market. The property is in close proximity to I-95, I-295, I-395 and both M&T Bank Stadium and Camden Yards. Adjacent to New Warner Street Entertainment District.

Contact Us



30 E. Padonia Road, Suite 504
Timonium, MD 21093



Visit Us
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Property Overview

PROPERTY HIGHLIGHTS

Lease Rate

Proposed on case-by-case basis

Lease Term

10 Year Minimum Term

Building Size

24,000 (+/-) Square Feet

Available Space

12,000 - 24,000 (+/-) Square Feet

Acreage

1.03 Acres

Zoning

C-4 (Heavy Commercial)

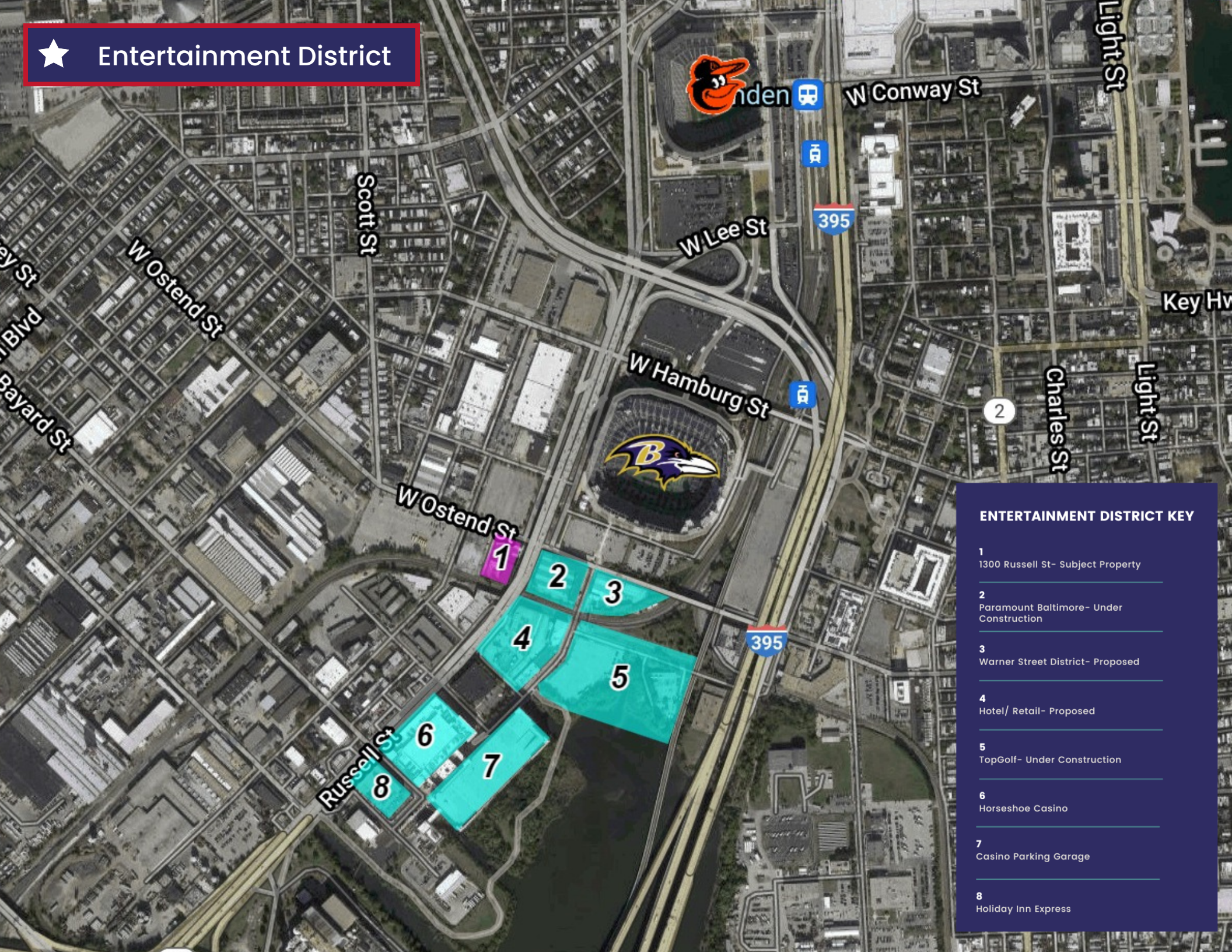


HISTORY

Currently the site of Hammerjacks Tailgate which was re-established in 2021. Hammerjacks was a legendary Baltimore live entertainment brand that was originally established in 1977 and became a landmark known for hosting some of the biggest names in rock such as Gun's & Roses, Ozzy Osbourne, Iggy Pop, and many more. It brought people together from around the city to enjoy the sights and sounds of some of the areas best local bands on a nightly basis. The venue made a lasting impact on many, including Iron Maiden who paid tribute to Hammerjacks on their album cover "Somewhere in Time". The venue relocated to Guilford Ave in 2000 and the Concert Hall remains a fond memory for many of Baltimore's residents.

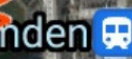


Entertainment District



ENTERTAINMENT DISTRICT KEY

- 1
1300 Russell St- Subject Property
- 2
Paramount Baltimore- Under Construction
- 3
Warner Street District- Proposed
- 4
Hotel/ Retail- Proposed
- 5
TopGolf- Under Construction
- 6
Horseshoe Casino
- 7
Casino Parking Garage
- 8
Holiday Inn Express



nden

W Conway St

tst

Light St

E Fort

ington Blvd

De St

Gwynns Falls

Scott St

W Lee St



W Hamburg St

1300 Russell St

W Ostend St

The Paramount



Ridgleys Cove





Exterior Images



★ Hammerjacks Tailgate





Transit Data



TRANSIT/SUBWAY

Hamburg Street Transit Stop



4 Minutes



11 Minutes



0.5 Miles



COMMUTER RAIL

Camden Station Commuter Rail



3 Minutes



14 Minutes



0.7 Miles



AIRPORT

Baltimore-Washington International
Airport



17 Minutes



N/A



9.0 Miles



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