

FOR LEASE



Howard County, Maryland

INDUSTRIAL/ SERVICE BLDG.

6040 RACE ROAD

ELKRIDGE, MARYLAND 21075



Andrew Meeder, SIOR | Senior Vice President & Principal
☎ 410.494.4881 ✉ ameeder@mackenziecommercial.com

MacKenzie Commercial Real Estate Services, LLC • 443-573-3200 • 111 S. Calvert Street, Suite 2800 | Baltimore, Maryland 21202 • www.MACKENZIECOMMERCIAL.com

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FOR LEASE



Howard County, Maryland

INDUSTRIAL/SERVICE BUILDING

6040 RACE ROAD | ELKRIDGE, MARYLAND 21075

BUILDING SIZE

2,400 sf ±

LOT SIZE

1.86 Acres ±

ZONING

M-2 (Manufacturing: Heavy)

CEILING HEIGHT

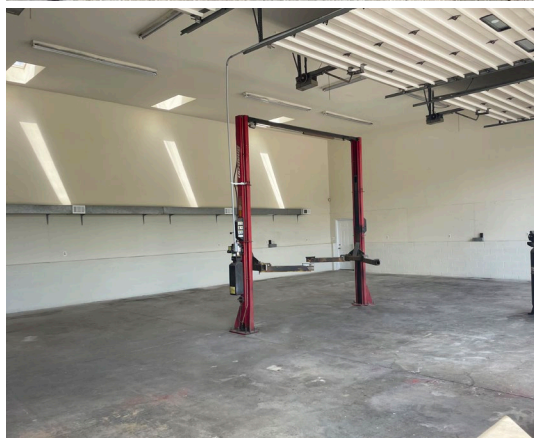
17' clear ±

RENTAL RATE

Negotiable

HIGHLIGHTS

- ▶ 2,400 sf ± industrial/service building on 1.86 acres ±
- ▶ Three (3) drive-in bays/doors (12' w x 14' h)
- ▶ Ample on-site parking
- ▶ 400 ft ± of frontage on Race Rd
- ▶ 10 min. drive to BWI Airport
- ▶ Easy access to a number of major highways (I-95, I-895, I-295, I-695, I-195) and roadways (Rt. 1, Rt. 100)



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FOR LEASE

Howard County, Maryland

BIRDSEYE

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FOR LEASE

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AERIAL

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LOCATION

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DISTANCE TO...

BALTIMORE, MD	10.9 MILES	0 HRS. 21 MIN.
WILMINGTON, DE	30.8 MILES	1 HR. 5 MIN.
WASHINGTON, D.C.	79.4 MILES	1 HR. 25 MIN.
PHILADELPHIA, PA	115.0 MILES	2 HRS. 3 MIN.

