



Beltway East Business Park

6000 Fallard Drive Upper Marlboro, Maryland 20772

Property Highlights

- Two New Class A warehouse buildings under construction totaling 161,500 SF
- Building 1: 115,500 SF warehouse
- Building 2: 46,000 SF warehouse
- ESFR sprinkler system
- 32' clear ceiling in Building 1
- 28' clear ceiling in Building 2
- Dock and drive-in loading
- Abundant parking and secure outdoor storage available onsite



Offering Summary

Lease Rate:	Negotiable
Building Size:	161,500 SF

For More Information

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