

FOR SALE

Fully Leased Office Condo
408 Crain Highway S | Glen Burnie, MD 21061



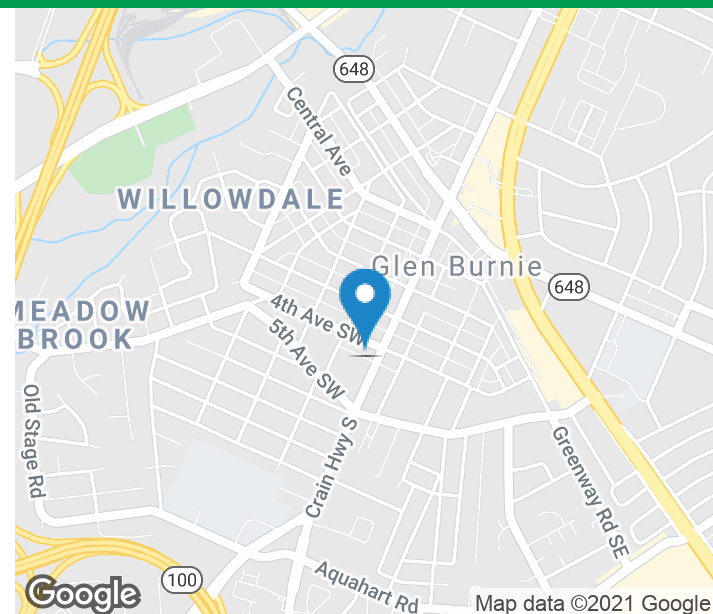
Office Condo Investment Opportunity

PROPERTY HIGHLIGHTS

- Office Condo Investment Opportunity!
- Current Lease Expires: 02/28/2022
- Asking Price: \$99,900
- Cap Rate: 7.50%
- Size: 760 SF
- Upside Income Potential: Current Rent is Below Market.
- Low Historic Vacancy Rate!

For Information Contact:

Joe Sera, Vice President
Jsera@murphycre.com
410.266.1113 x108



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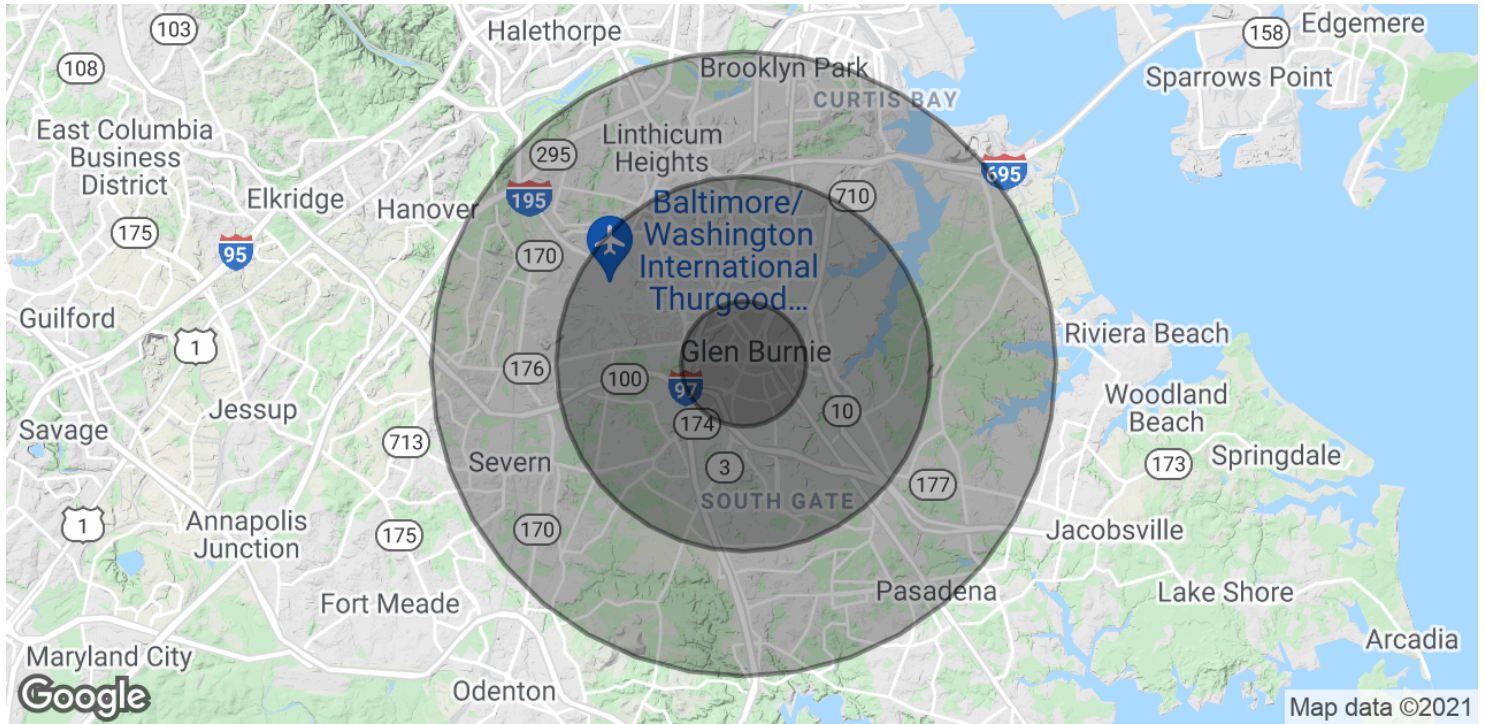
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,965	91,253	185,504
Average age	41.1	37.1	36.8
Average age (Male)	37.0	35.2	35.3
Average age (Female)	43.6	38.9	38.3

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,888	36,286	70,698
# of persons per HH	2.6	2.5	2.6
Average HH income	\$68,947	\$68,791	\$73,837
Average house value	\$270,120	\$302,921	\$318,356

* Demographic data derived from 2010 US Census

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