

INDUSTRIAL FOR LEASE

217 THELMA AVE, GLEN BURNIE, MD 21061



OFFERING SUMMARY

AVAILABLE SF:	3,060 SF
LEASE RATE:	\$1,600 per month (MG)
ZONING:	C-3

PROPERTY OVERVIEW

\$1,600 per month as-is with \$125 per month CAM pass-thru for water and taxes. 16 ft rear bay door.

AVAILABLE SPACES

SPACE	LEASE RATE	SIZE (SF)
217 Thelma Avenue	\$1,600 per month	3,060 SF

KW COMMERCIAL
1997 Annapolis Exchange Pkwy
Annapolis, MD 21401

SUSAN ROSKO-THOMAS
Associate Broker - Director Of Growth
O: 410.972.4000
C: 410.303.1551
susanrt@kwcommercial.com
MD #24038 - MD #17018

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

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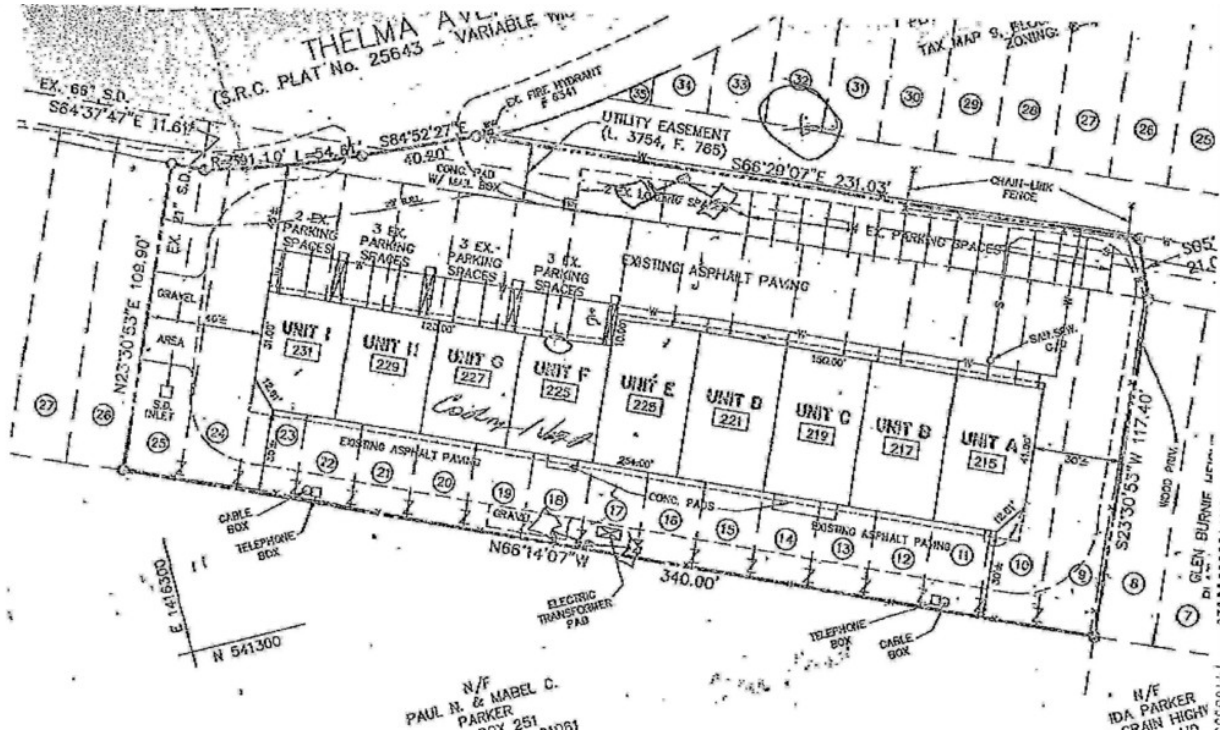
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District - 03 Subdivision - 362 Account Number - 90109671

Owner Information

KIRKPATRICK LTD LIABILITY CORP

201 BENTON AVE
STE 206
LINTHICUM MD 21090-

Use:
Principal Residence:
Deed Reference:

COMMERCIAL CONDOMINIUM
NO
/15007/ 00396

Location & Structure Information

217 THELMA AVE
GLEN BURNIE 21061-0000
CONDO UNIT: B

Legal Description:

UNIT B
217 THELMA AVE
THELMA AVENUE CONDO

Parcel:	Neighborhood:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:
0553	23000.02	362				2020	Plat Ref:
							Town:
							Ad Valorem:
							Tax Class:
							None
							None
							None

Above Grade Living Area	Finished Basement Area	Property Land Area	Cou
3,060 SF		3,060 SF	0000

Type	Exterior	Quality	Full/Half Bath	Garage	Last Notice of Major Improvements
OFFICE CONDOMINIUM	/				

Value Information

Base Value	Value	Phase-In Assessments	As of
	As of	As of	As of
	01/01/2020	07/01/2019	07/01/2020
124,800	110,100		
83,200	73,500		
208,000	183,600	208,000	183,600
0			0

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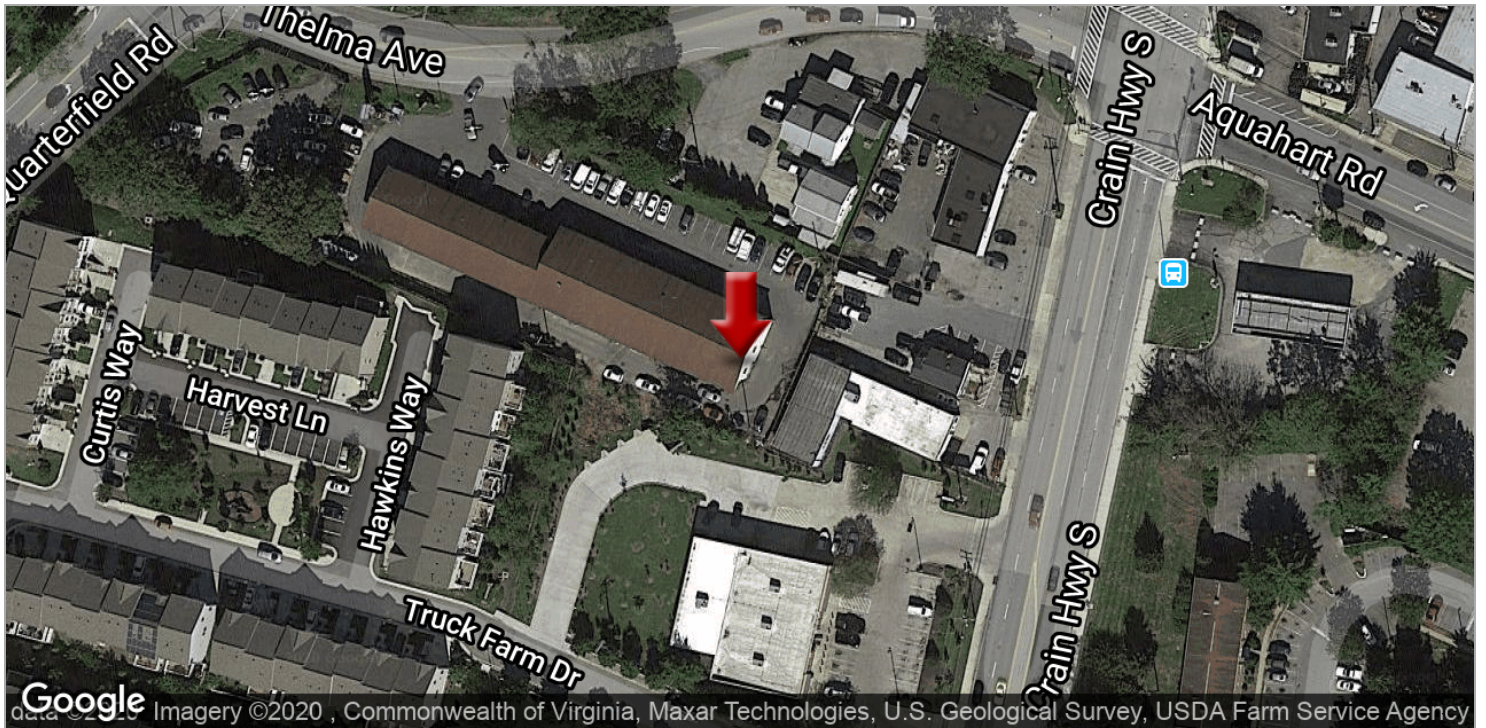
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