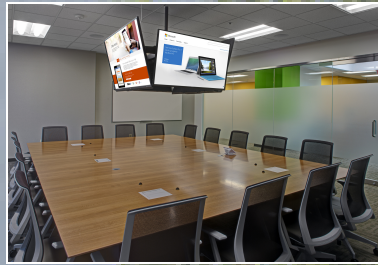


PROPERTY OVERVIEW

CURTIS BUSINESS CENTER 1A

707 EAST ORDNANCE ROAD, BALTIMORE, MD 21226

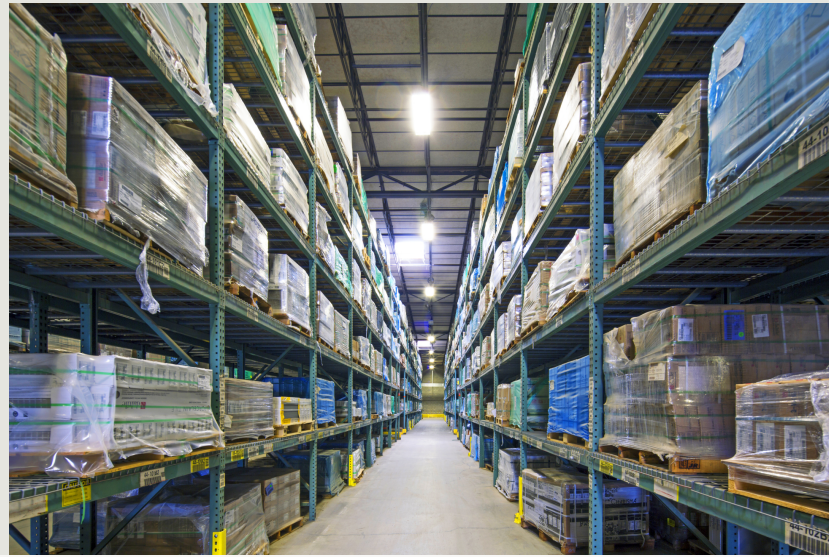


707



Building Information

- Conveniently located on Ordnance Road with easy access to Route 10 and I-695
- Eight flex-warehouse buildings totaling 295,650 SF
- One-story block & brick construction with steel trim
- 10'-20' clear ceiling heights
- Docks and drive-ins
- 120/208 volt, 3-phase, 4-wire service
- FiOS service available
- Gas heat/public utilities
- Sprinklered
- Ample parking
- Bus stop within walking distance
- Anne Arundel Co., C4 zoning: office, flex, retail, warehouse



Surrounding Amenities

- A.C. Moore
- Arundel Plaza
- Best Buy
- Chick-fil-A
- Costco
- Dick's Sporting Goods
- Home Depot
- Lowe's
- McDonald's
- Office Depot
- Planet Fitness
- Staples
- Target
- The UPS Store
- Verizon Wireless
- Walgreens
- Walmart

Site Plan

Curtis Business Center 1A

707 East Ordnance Road

Industrial

56,700 SF



"I believe that good people associate with good people and the Merritt company has proven that."

TOM HOLSTE
PRINCIPAL
DELTA INSTALLATION GROUP & OMEGA TRADING CO.

