

PROPERTY OVERVIEW

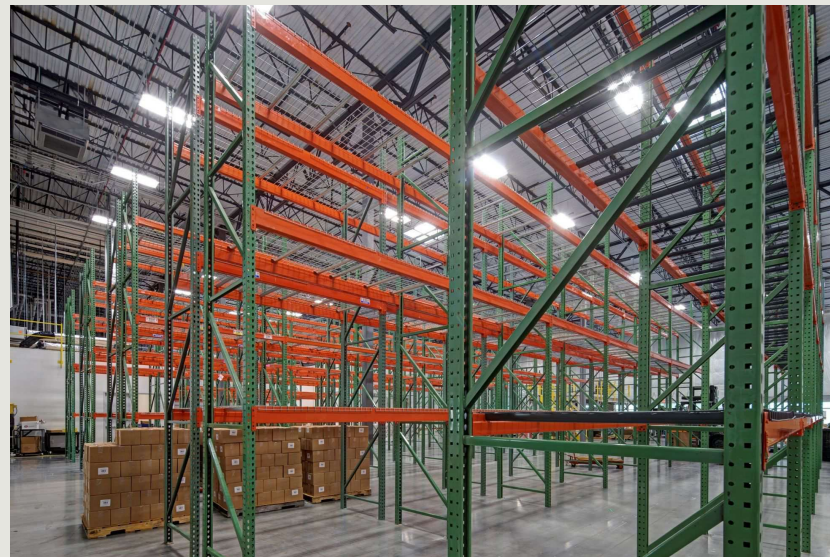
GOLDEN RING I

7002-7090 GOLDEN RING ROAD, BALTIMORE, MD 21237



Building Information

- Quick access to I-695, I-95 and Route 40/Pulaski Highway
- 4.2 miles to Martin State Airport
- One-story brick construction with steel trim
- 20' clear ceiling heights
- Docks and drive-ins
- FiOS and Comcast service available
- Surface parking
- Sprinklered
- Gas heat
- 120/208 volt, 3-phase, 4-wire service
- Public utilities
- Professionally landscaped
- Bus stop within walking distance
- Baltimore County, ML-IM zoning: light manufacturing, warehousing, distribution, office



Surrounding Amenities

- ALDI
- Arby's
- Bill Bateman's
- Checkers
- Chipotle
- Country Inn & Suites
- Domino's
- DuClaw Brewing Company
- Dunkin'
- FedEx
- Giant
- McDonald's
- Office Depot
- Panda Express
- Panera Bread
- Popeyes Louisiana Kitchen
- Royal Farms
- Sam's Club
- Sky Zone Trampoline Park
- Sonic
- Tropical Smoothie Cafe
- Walgreens

Site Plan

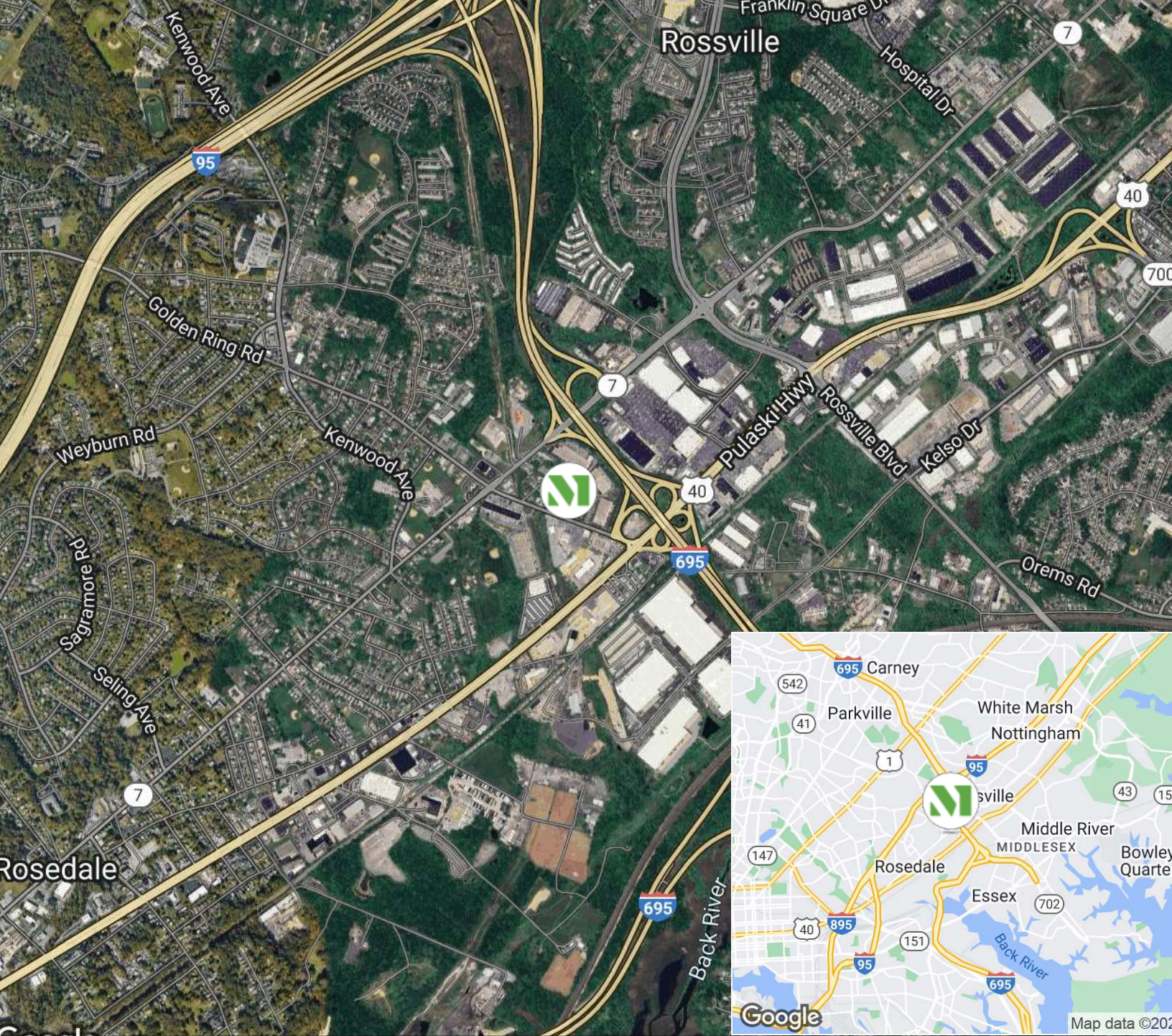
Golden Ring I	7002-20 Golden Ring Road	Flex/Light Industrial	44,800 SF
	7022-40 Golden Ring Road	Flex/Light Industrial	42,000 SF
	7042-70 Golden Ring Road	Flex/Light Industrial	62,400 SF
	7090 Golden Ring Road	Flex/Light Industrial	35,700 SF



“Merritt really minimized our risk and gave us an opportunity to make an investment in a big warehouse space that will allow us to grow”

GREG & MIKE KENNEALLY
CO-FOUNDERS,
EAST COAST DYES





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For additional information or to schedule a tour, contact:

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