PROPERTY OVERVIEW

ANNAPOLIS BUSINESS CENTER

BUILDINGS 1-5

1981 MORELAND PARKWAY, ANNAPOLIS, MD 21401







merritt PROPERTIES

Building Information

- Quick access to Route 50, I-97 and Route 2
- One-story masonry construction
- 20’ clear ceiling height
- Docks and drive-ins
- FiOS service available
- 120/208 volt, 3-phase, 4-wire service
- Gas heat/public utilities
- Sprinklered
- City of Annapolis, I-1 zoning: manufacturing, warehousing, wholesaling, office





Surrounding Amenities

- Annapolis Mall
- Annapolis Towne Center
- Burger King
- CAVA
- Chick-fil-A
- Dunkin'
- Giant Food
- KFC
- McDonald's
- Pizza Boli’s
- PNC Bank
- Starbucks
- Taco Bell
- Target
- The Home Depot
- Wendy’s
- Whole Foods Market

Site Plan

Annapolis Business Center

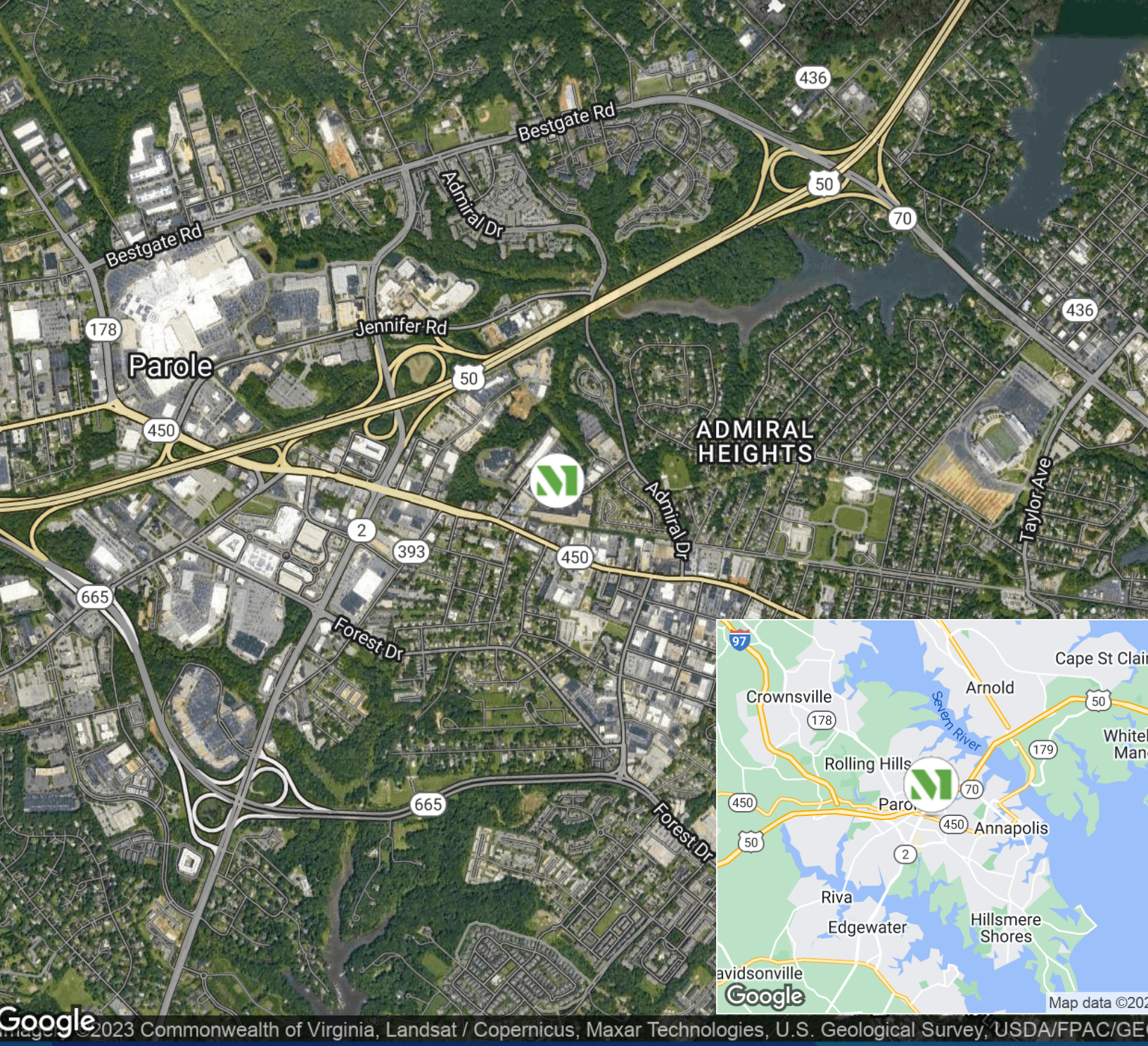
1981 Moreland Parkway, Bldg 1	Flex/Light Industrial	21,600 SF
1981 Moreland Parkway, Bldg 2	Flex/Light Industrial	10,800 SF
1981 Moreland Parkway, Bldgs 3-5	Flex/Light Industrial	76,350 SF



"We are thrilled with our new office space. The exceptional service and dedication of the Merritt team helped us get settled quickly during a critical time for our business."

SEAN MCHALE
CHIEF INFORMATION OFFICER,
CLINICAL TRIALS & SURVEYS CORP





CREATING HOMES FOR BUSINESSES

Established in 1967, Merritt Properties is a privately held commercial real estate company offering over 21 million square feet of Class A office, flex, warehouse, industrial, retail and build-to-suit spaces throughout Maryland, Florida, North Carolina and Virginia. We design, build, lease and manage our properties for the long term with a commitment to providing the highest quality service to all of our customers.

For additional information or to schedule a tour, contact:

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PROPERTIES