CLARITY COMMERCIAL REAL ESTATE

FOR LEASE - THE BROOM FACTORY

3500 BOSTON STREET, BALTIMORE, MD 21224



OFFICE AVAILABILITIES AT ICONIC BROOM FACTORY

IN CANTON WITH PARKING!

DOUGLAS KAUFMAN
BROKER & FOUNDER
410-952-3290
dkaufman@claritycre.com

CLARITY COMMERCIAL REAL ESTATE
443-CRE-1054
210 S. Collington Ave | Baltimore, MD 21231
www.claritycre.com

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PROPERTY OVERVIEW

Key Features

- Exposed brick, wood columns & joists and spiral metal ductwork.
- Free On site parking
- Dog friendly
- Nearby Amenities - anything you could want is right outside your front door
- 1 block to Canton Waterfront Park
- 1 block to Harbor Commuter Pier
- Short and long term leases
- Shared Conference Room
- Multiple Fiber Cable Providers
- **New passenger elevator coming in January 2027**







Available Suites

- **Suite 312:** 839 SF - $22.50/SF*
- **Suite 433:** 3,215 SF - $23.50/SF

All rental rates are net of utilities and in-suite janitorial

Disclaimer: All information contained herein is obtained from sources believed to be reliable; however, no representation or warranty is made as to its accuracy. Prospective purchasers or tenants are encouraged to verify all information independently.

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THIRD FLOOR



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FOURTH FLOOR



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LOCAL AMENITIES



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