

PROPERTY OVERVIEW

KELSO BUSINESS CENTER 8

8839 KELSO DRIVE, BALTIMORE, MD 21221



Building Information

- Easy access to I-695 and I-95
- 44,110 SF flex-warehouse building
- One-story masonry construction with steel trim
- 20' clear ceiling height
- Docks and drive-ins
- 120/208 volt, 3-phase, 4-wire service
- FiOS and Comcast service available
- Gas heat/public utilities
- Sprinklered
- Baltimore County, ML-IM zoning: light manufacturing, office, warehousing, distribution
- Less than two miles from the Community College of Baltimore County and Franklin Square Hospital



Surrounding Amenities

- Dunkin'
- Sonic Drive-In
- Kabuto Japanese Steakhouse
- Planet Fitness
- Chipotle
- IHOP
- Arby's
- McDonald's
- Aldi
- Sam's Club
- Giant Supermarket
- Walmart

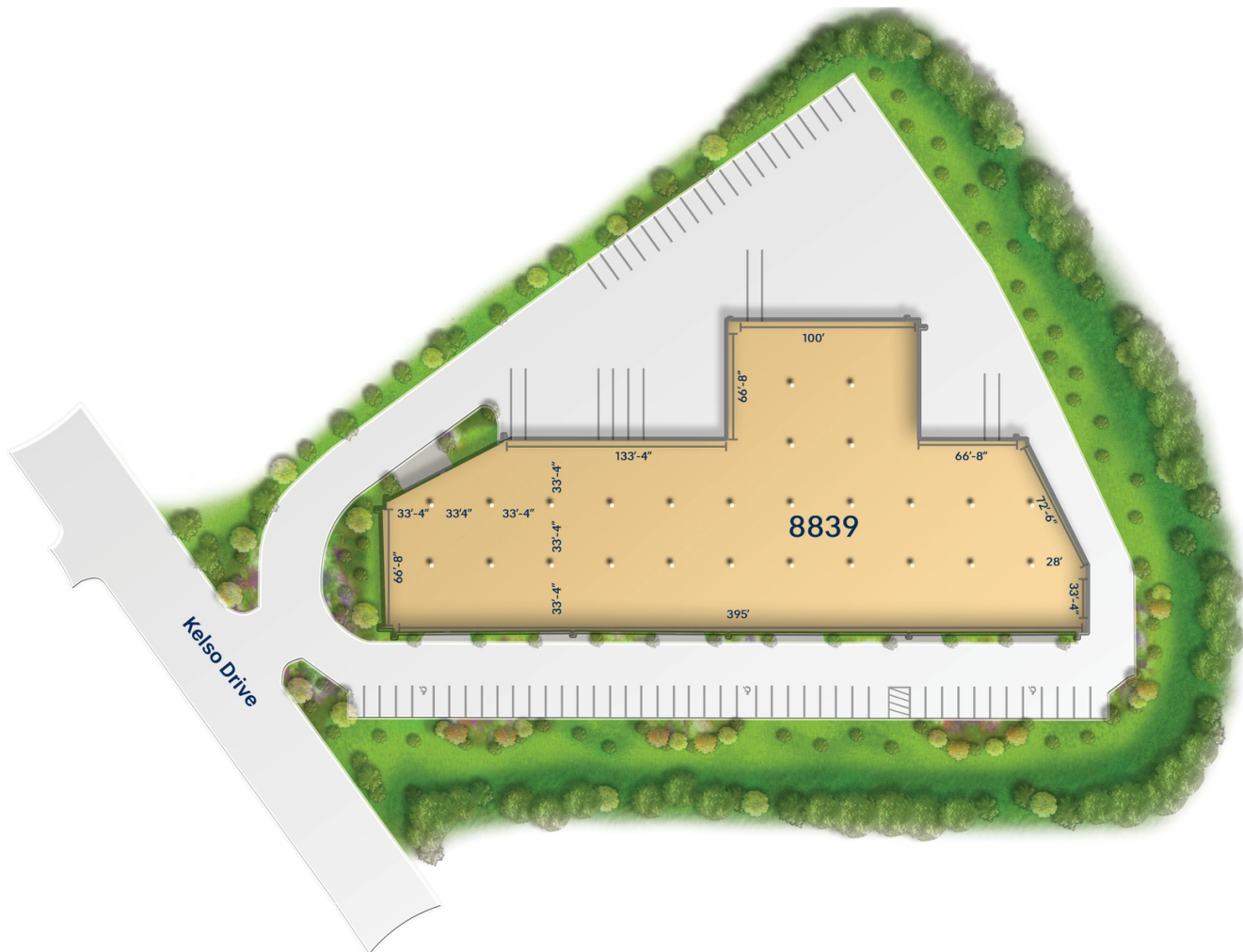
Site Plan

Kelso Business Center 8

8839 Kelso Drive

Industrial

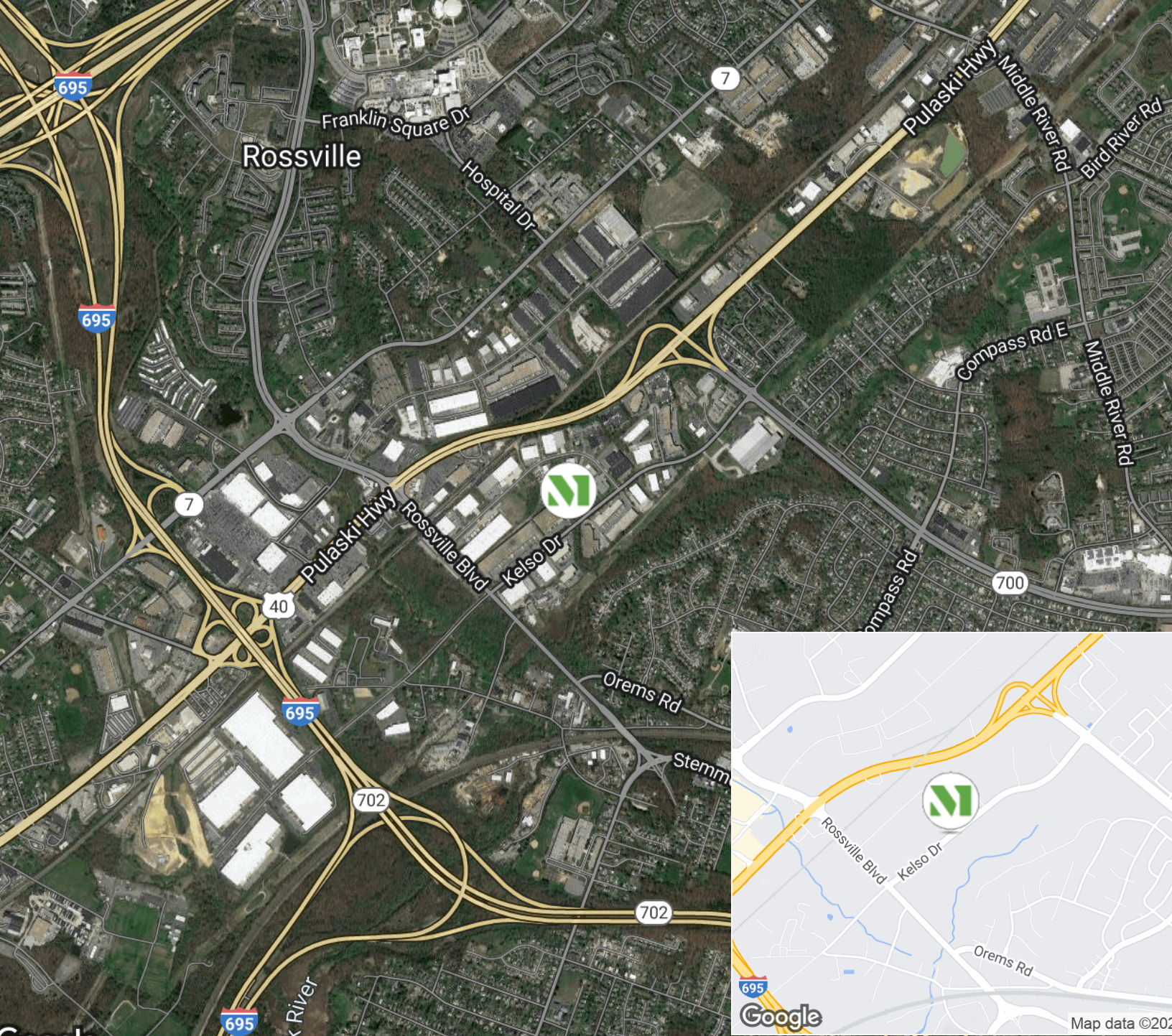
44,110 SF



“When we first came to the Maryland market, Merritt provided our CEO - on a handshake - a building for lease when no one else thought that we were worth it. We like the Merritt company, because they are people of their word.”

LYNDA BAKER
SENIOR PROJECT MANAGEMENT SPECIALIST
FEDEX EXPRESS





CREATING HOMES FOR BUSINESSES

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For additional information or to schedule a tour, contact:

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