

GLEN BURNIE CROSSING

93 Dover Road, Glen Burnie, MD 21060
Anne Arundel County

NEW
LISTING!

TERM THROUGH 4/30/2033



FOR SUBLEASE

AVAILABLE SPACE

- **13,125 Square Foot Stand-Alone Building Available for Sublease**
- **1,046 Square Feet of Office**

- **Loading:** 17 drive-in doors
- **Ceiling Height:** 16' clear height
- **Zoning:** C-4
- **Parking:** 4 spaces per 1,000 SF

- **Construction:** Brick and block
- **Location:** Located at intersection of Ritchie Highway (MD Route 2) and Dover Road
- **Signage:** Excellent signage opportunity

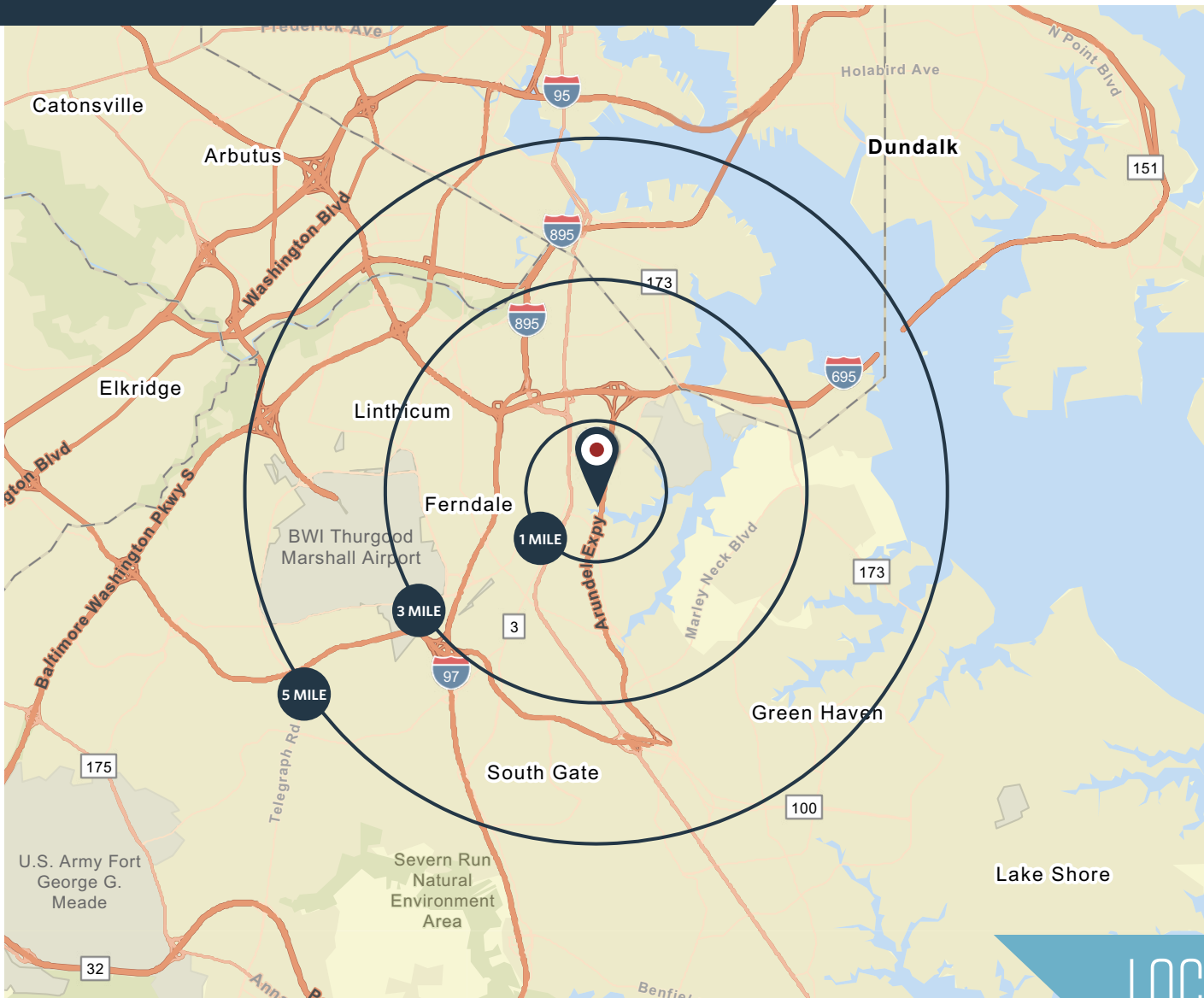
Steele Stanwick
sstanwick@klnb.com
443-574-1420

9881 Broken Land Pkwy, #300
Columbia, MD 21046
klnb.com

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DEMOGRAPHICS | 2023:

	1-MILE	3-MILE	5-MILE
Population	7,217	82,459	195,616
Households	3,095	30,789	73,832
Average HH Income	\$80,519	\$89,601	\$83,319

TRAFFIC COUNTS | 2023:

Route 10	44,712 ADT
Route 2	23,190 ADT
West Ordinance Road	21,975 ADT
E. Furnace Branch Road	16,510 ADT

LOCATION & DEMOGRAPHICS

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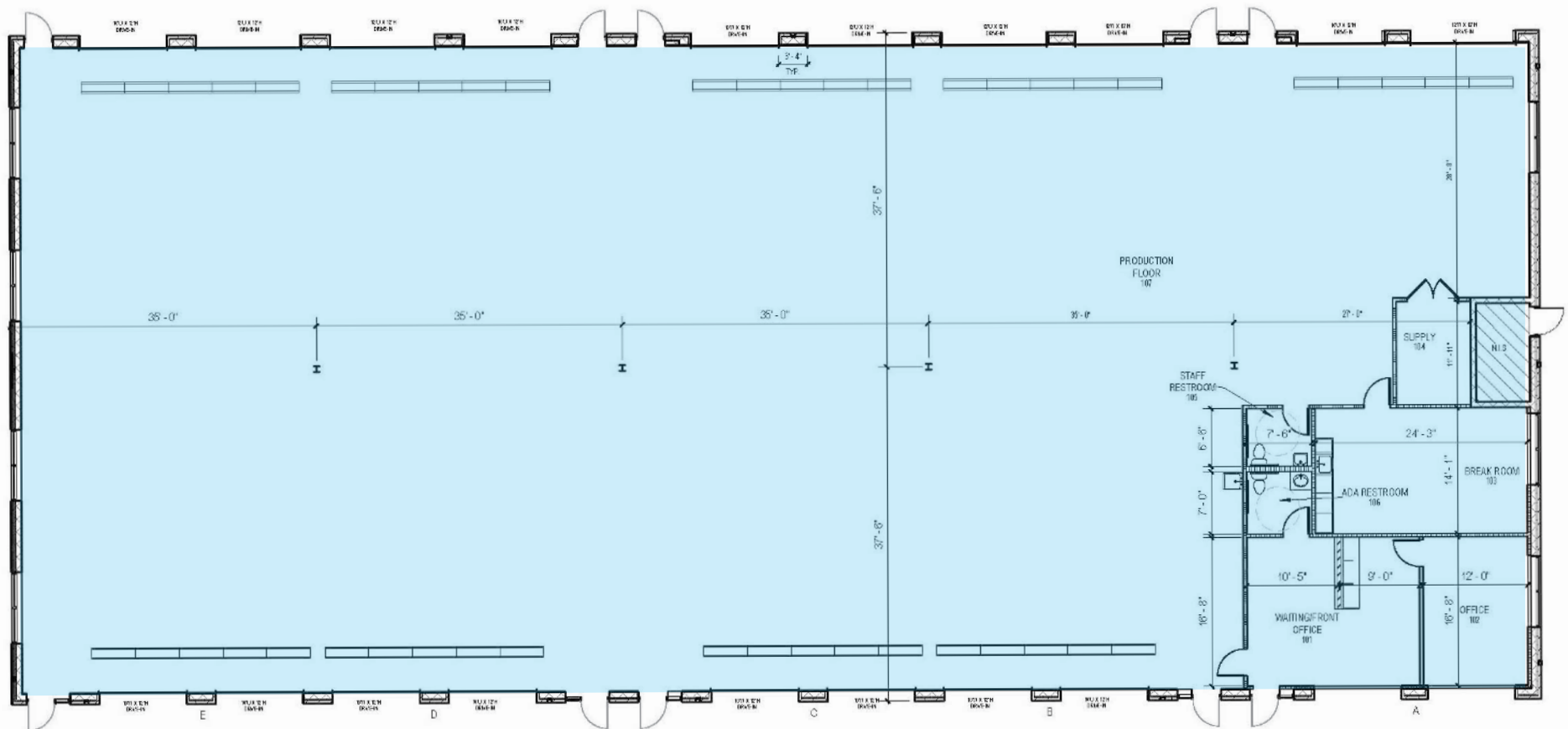
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13,125 RSF | INCLUDING 1,046 SF OFFICE



FLOOR PLAN

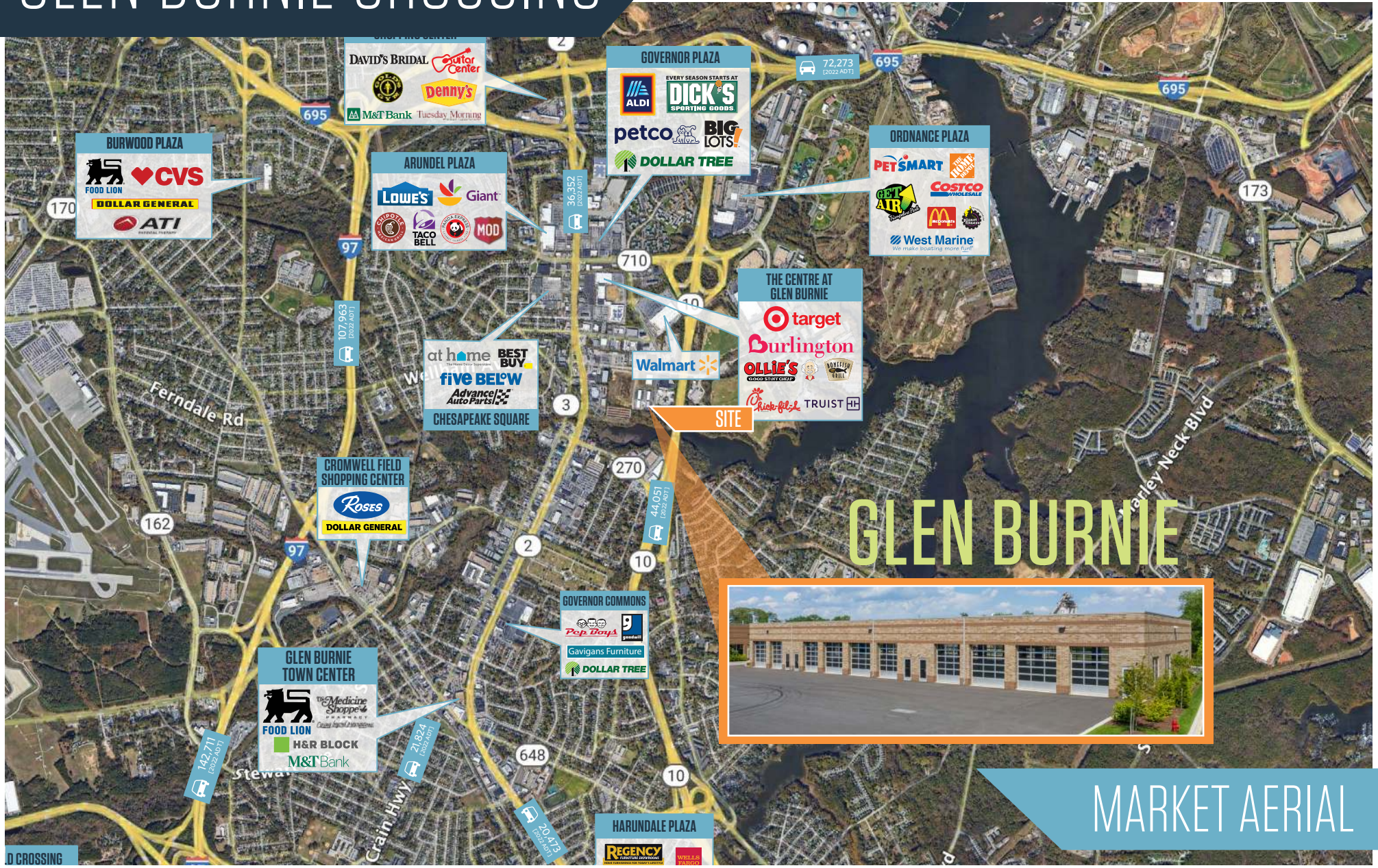
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MARKET AERIAL

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For More Information, Please Contact:

Steele Stanwick

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9881 Broken Land Parkway, Suite 300
Columbia, MD 21046

klnb.com



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