

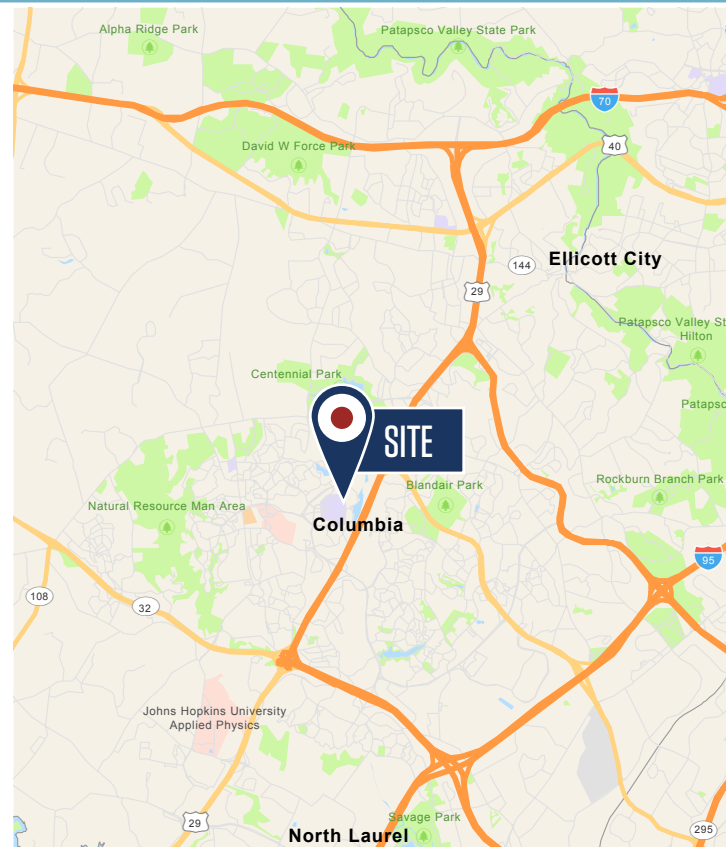


FOR SALE / LEASE

PROPERTY HIGHLIGHTS:

- **Suite 100:** 11,198 square feet available
- **Lease Rate:** \$25.00 PSF, NNN
- **Sale Price:** \$180 PSF
- **Condo Fee:** \$6,266.90 per month
- **Taxes:** \$39,153.75 - Howard County; \$9,174.51 - Columbia Association
- **Zoning:** NT- office & medical use permitted
- **Nearby Access:** Route 29, Route 175 & Route 32
- Walking distance to Johns Hopkins Howard County Medical Center, Howard Community College, The Mall in Columbia & The Merriweather District

NEARBY AMENITIES:



Abby Glassberg
aglassberg@klnb.com
443-574-1433

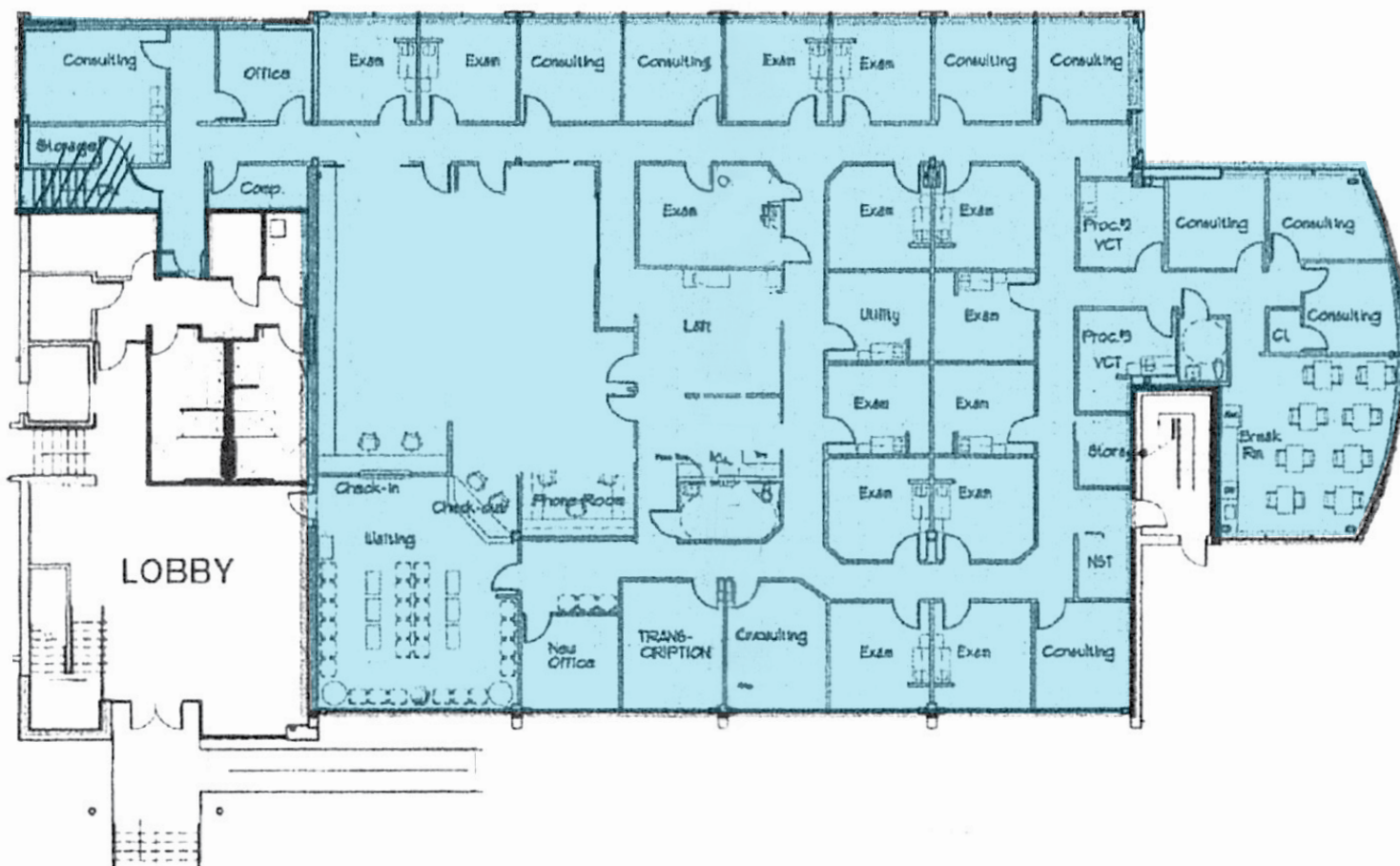
Aaron Carroll
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9881 Broken Land Pkwy, #300
Columbia, MD 21046
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10910 LITTLE PATUXENT PKWY

Columbia, MD 21044 | Howard County

FLOOR PLAN | 11,198 SF AVAILABLE



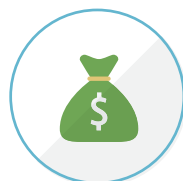
DEMOGRAPHICS | 3 MILE



POPULATION
93,868



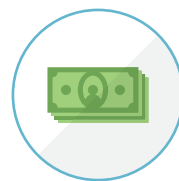
HOUSEHOLDS
37,166



**MEDIAN
HH INCOME**
\$119,291



**MEDIAN
AGE**
40.6



**DISPOSABLE
INCOME**
\$92,971

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EXTERIOR PHOTOS

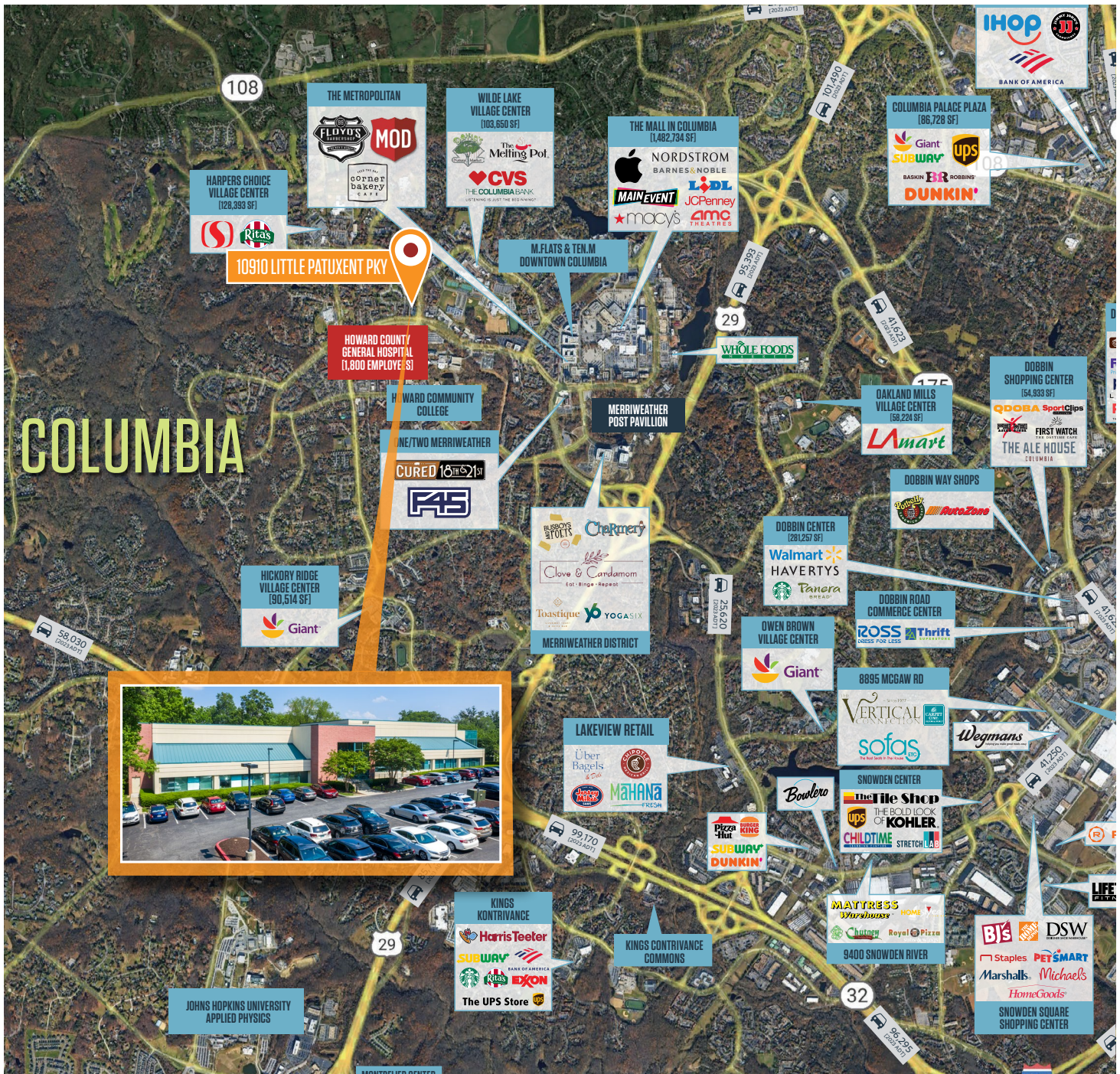


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Columbia, MD 21044 | Howard County



MARKET AERIAL



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