



AVIATION STATION



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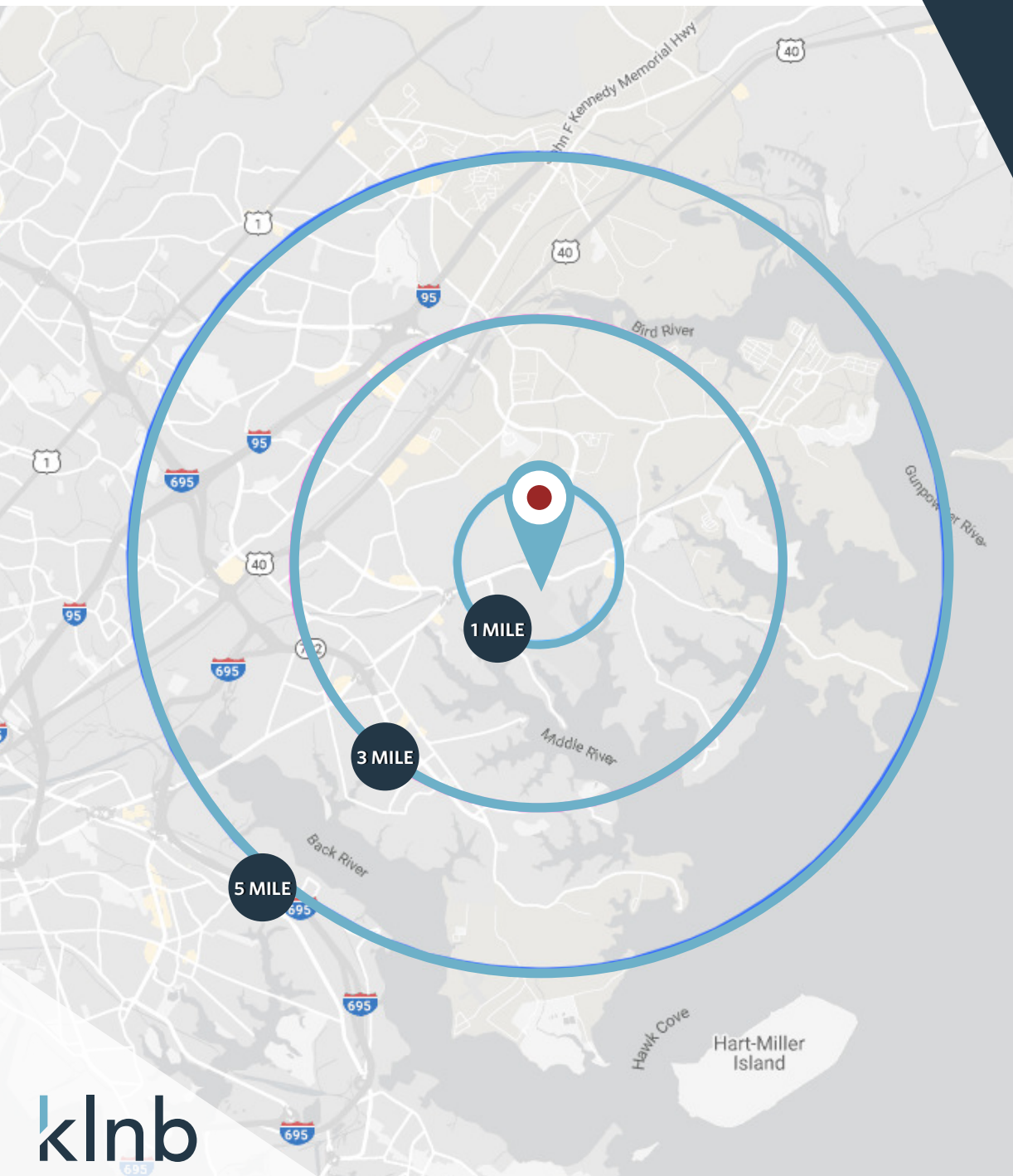
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2800 & 3000 EASTERN BLVD
MIDDLE RIVER, MD 21220

PROPERTY SNAPSHOT

MIDDLE RIVER, MD



NEARBY SIGNIFICANT EMPLOYMENT ANCHORS

Lockhead Martin - GE Aviation/MRAS
Comcast - Johns Hopkins Medical



44,172
DAYTIME POPULATION
(3 MILE RADIUS)



\$89,310
AVERAGE HH INCOME
(1 MILE RADIUS)



WHITE MARSH 21,871 ADT
BLVD
EASTERN BLVD 30,001 ADT

AVIATION STATION

- 53 acres +/-
- 2,000,000 +/- SF Industrial
- 320 surface parking spaces
- Signalized intersection
- Mixed-Use Project
- Maryland MARC Commuter Train & MTA Bus Stop
- BM-CT zoning

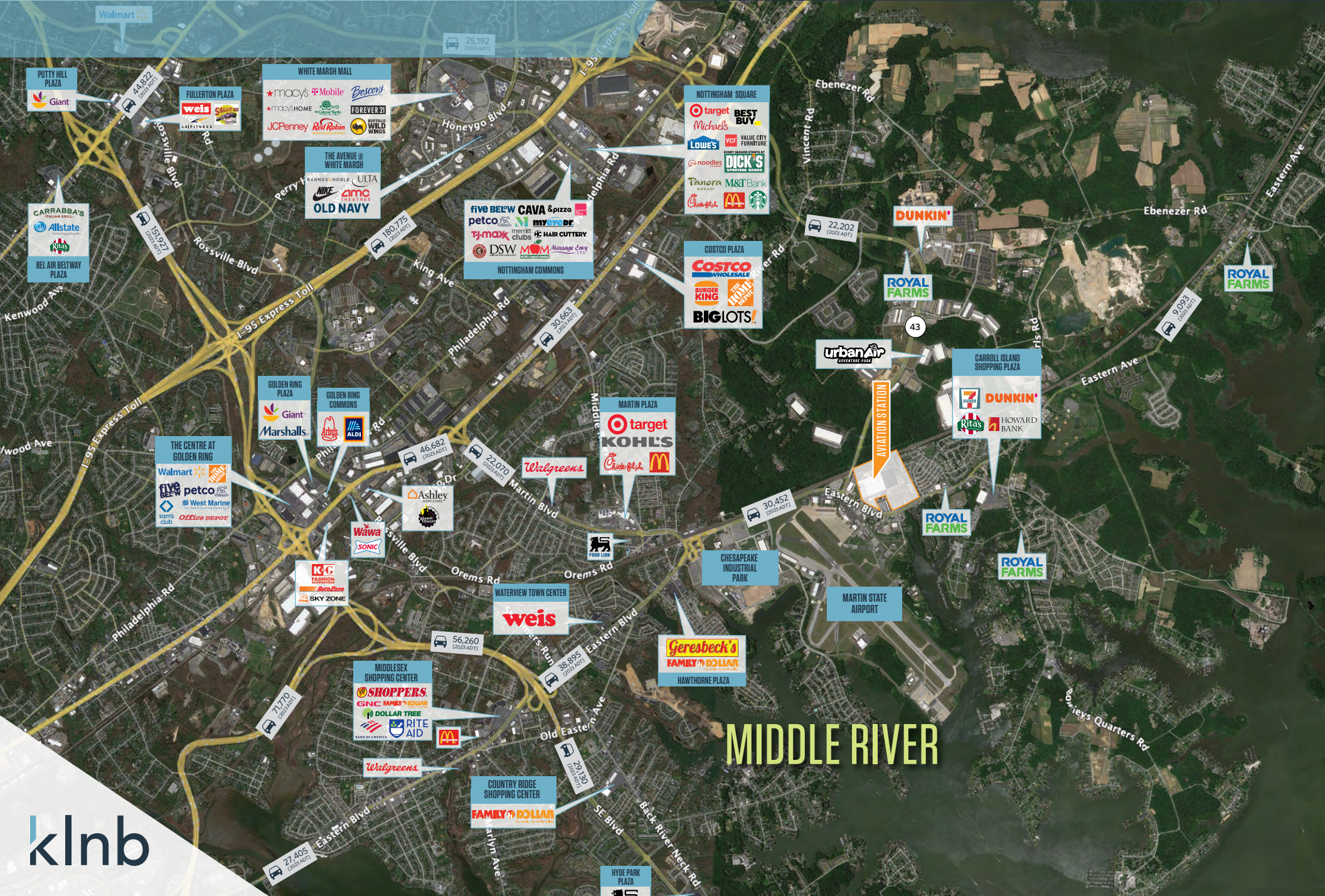
JOIN NEARBY:

Walmart  **SUBWAY** 



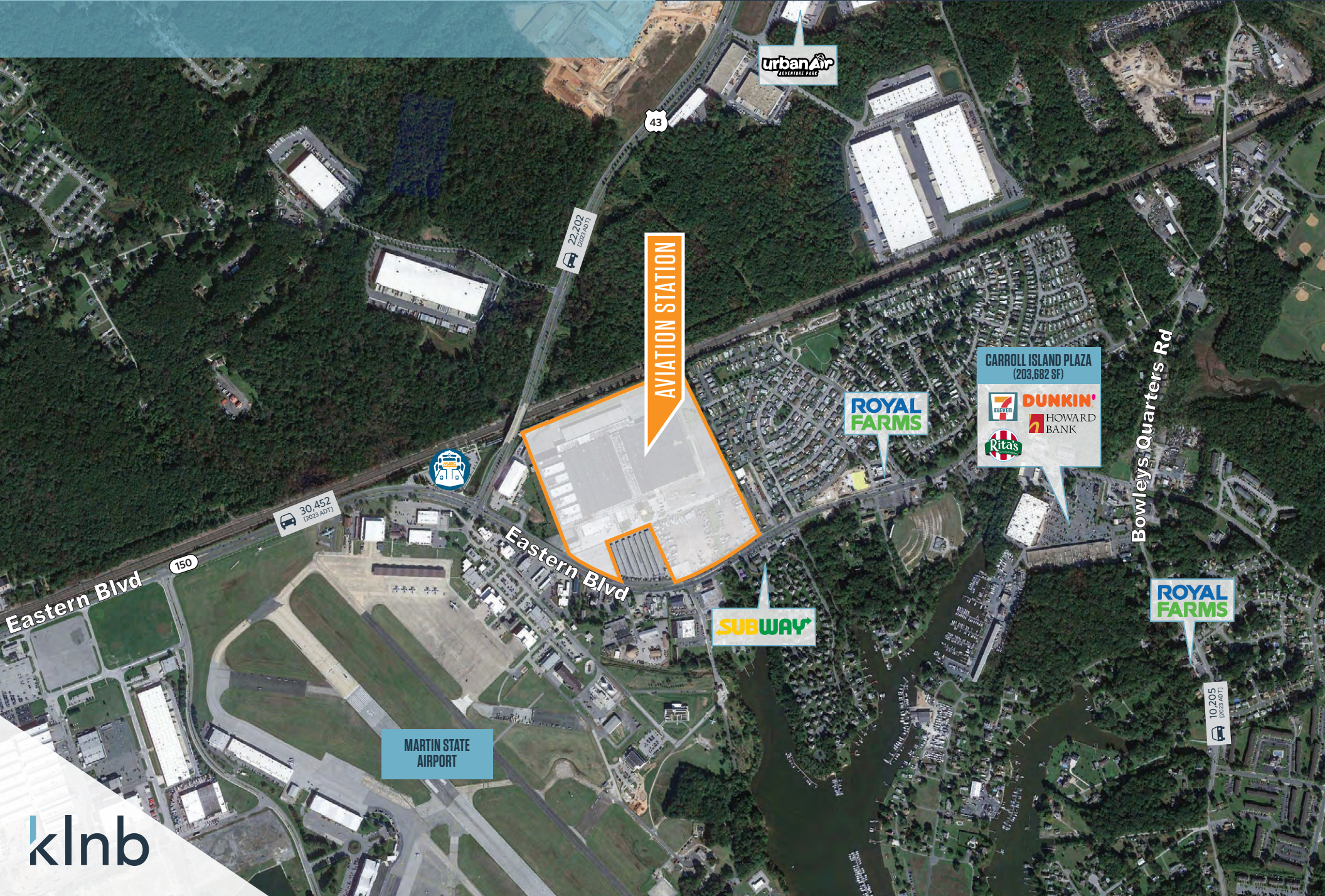
MARKET AERIAL

MIDDLE RIVER, MD



MID-VIEW AERIAL

MIDDLE RIVER, MD



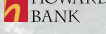
AVIATION STATION

Eastern Blvd

Bowleys Quarters Rd

MARTIN STATE
AIRPORT

CARROLL ISLAND PLAZA
(203,682 SF)



ROYAL
FARMS

SUBWAY

ROYAL
FARMS

urbanAir
ADVENTURE PARK

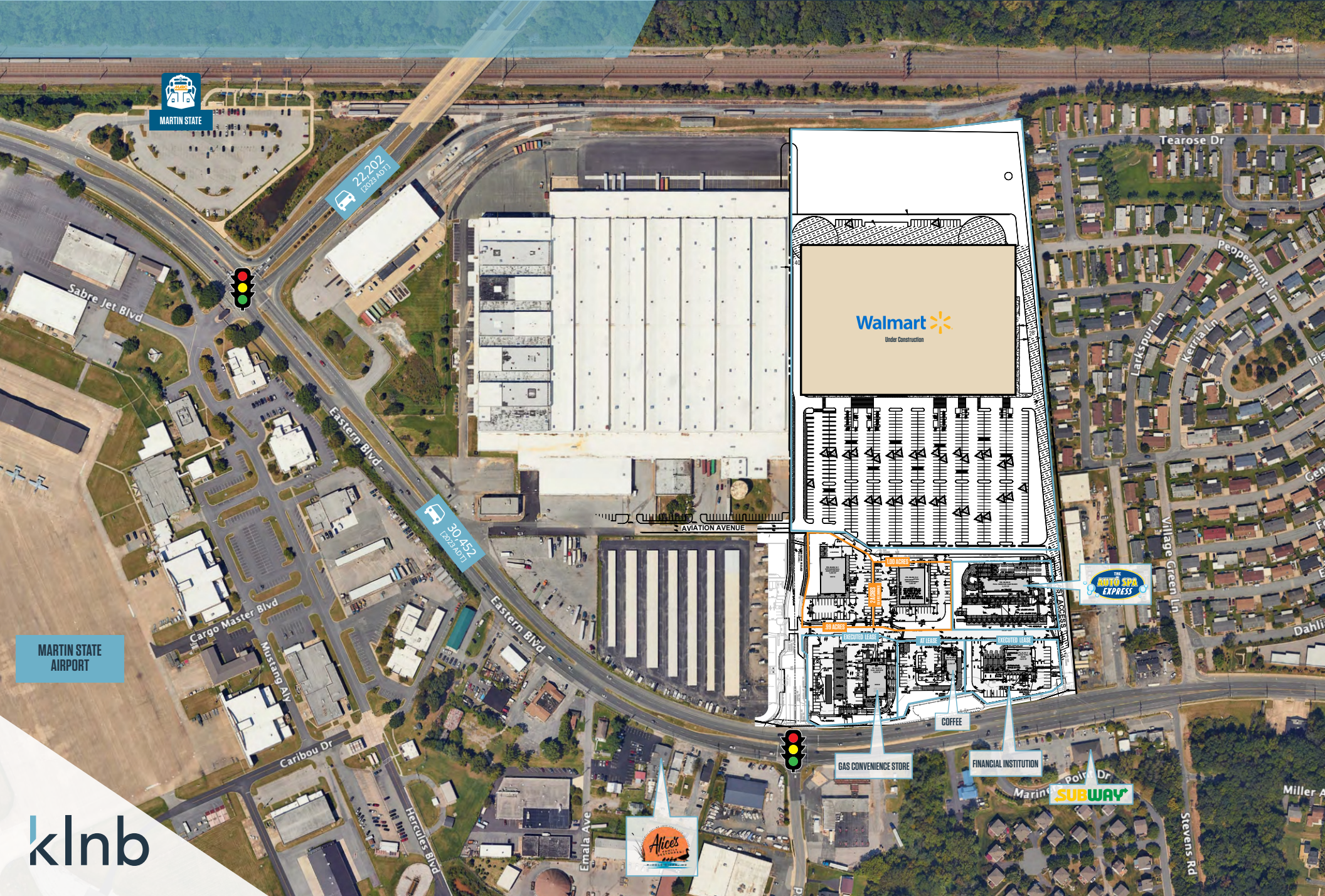
22,202
(2023 ADT)

30,452
(2023 ADT)

10,205
(2023 ADT)

CLOSE-UP AERIAL

MIDDLE RIVER, MD



MARTIN STATE

22,202
(202 ADT)

30,452
(202 ADT)

MARTIN STATE
AIRPORT

klnb



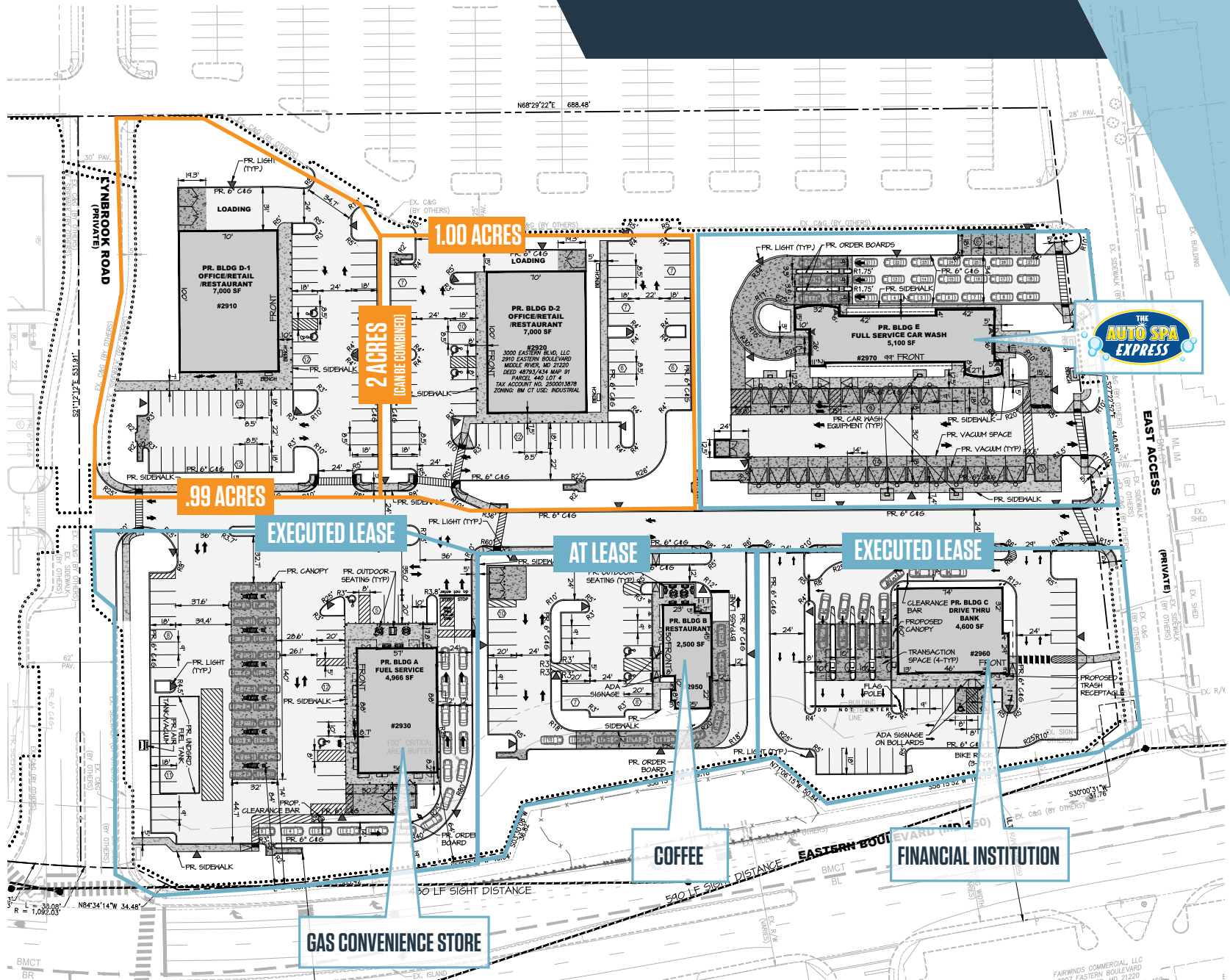
GAS CONVENIENCE STORE

FINANCIAL INSTITUTION

SUBWAY

SITE PLAN

2800 & 3000 EASTERN BLVD



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