

# 400 HICKORY DRIVE

ABERDEEN, MD 21001

BELOW MARKET  
RENTAL RATES



NAI klnb

# PROPERTY HIGHLIGHTS



- Space Available: 1,996 SF - 10,000 SF [Contiguous]
- Turn-key Class A office building
- 4-story office building totaling ±60,000 SF
- Built in 2006
- Plug-n-Play
- Existing Furniture included
- Parking Ratio: 5/1,000 SF
- Access: 7 minutes to I-95 and directly off Route 40.
- 5 minutes to Aberdeen Proving Ground



**4 MILES**  
to I-95



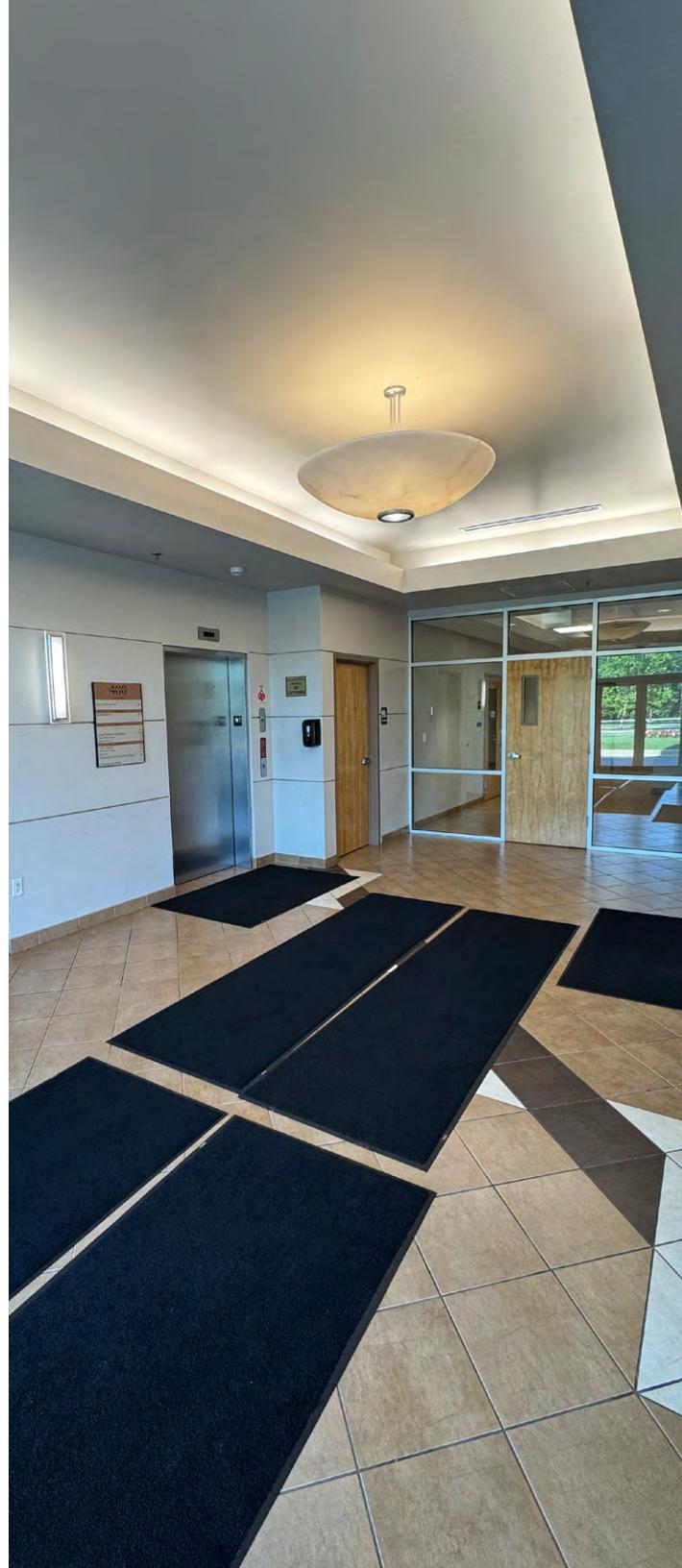
**2 MILES**  
to Aberdeen Amtrak



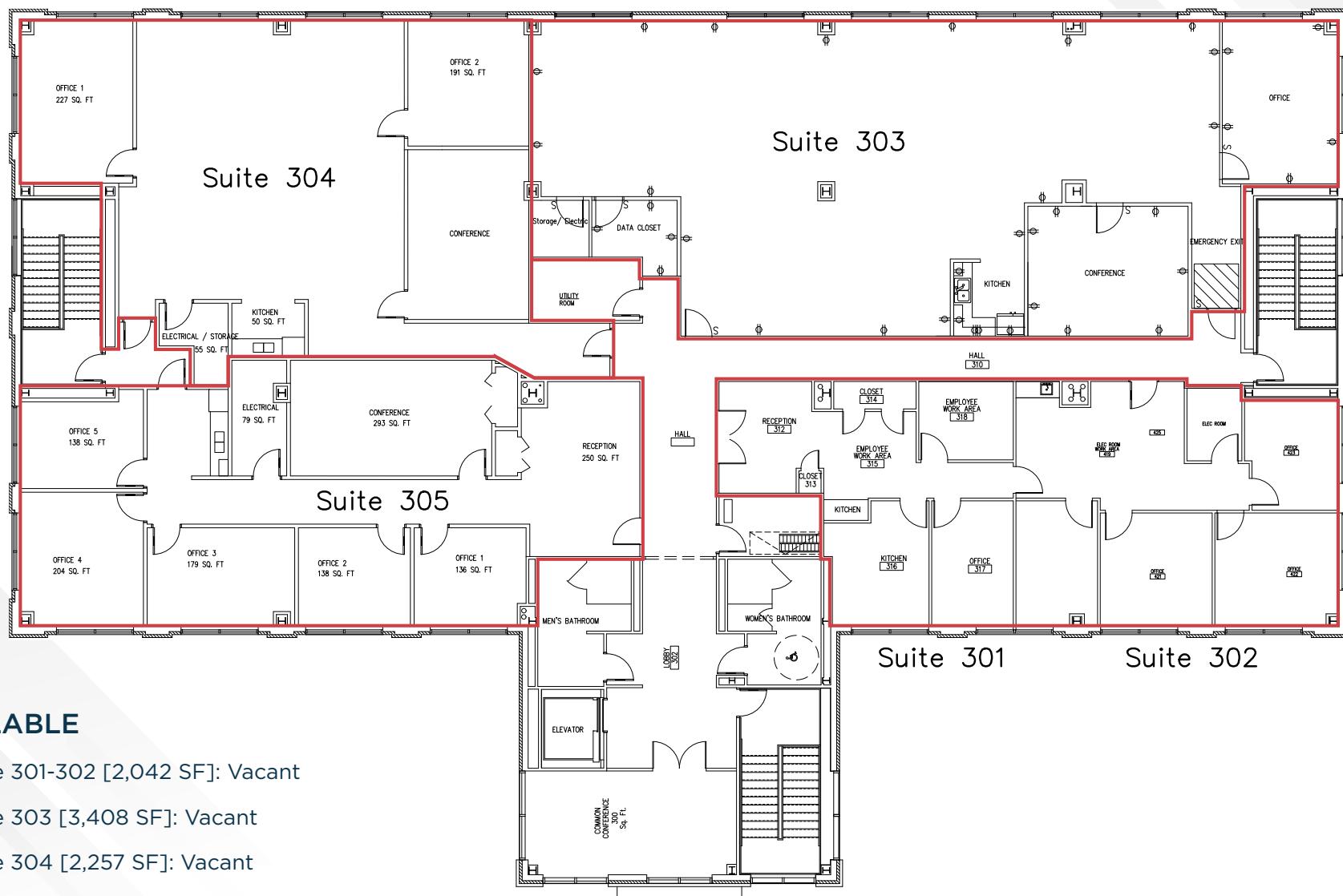
**2 MILES**  
to Aberdeen Proving Grounds

400  
HICKORY DRIVE





# THIRD FLOOR PLAN

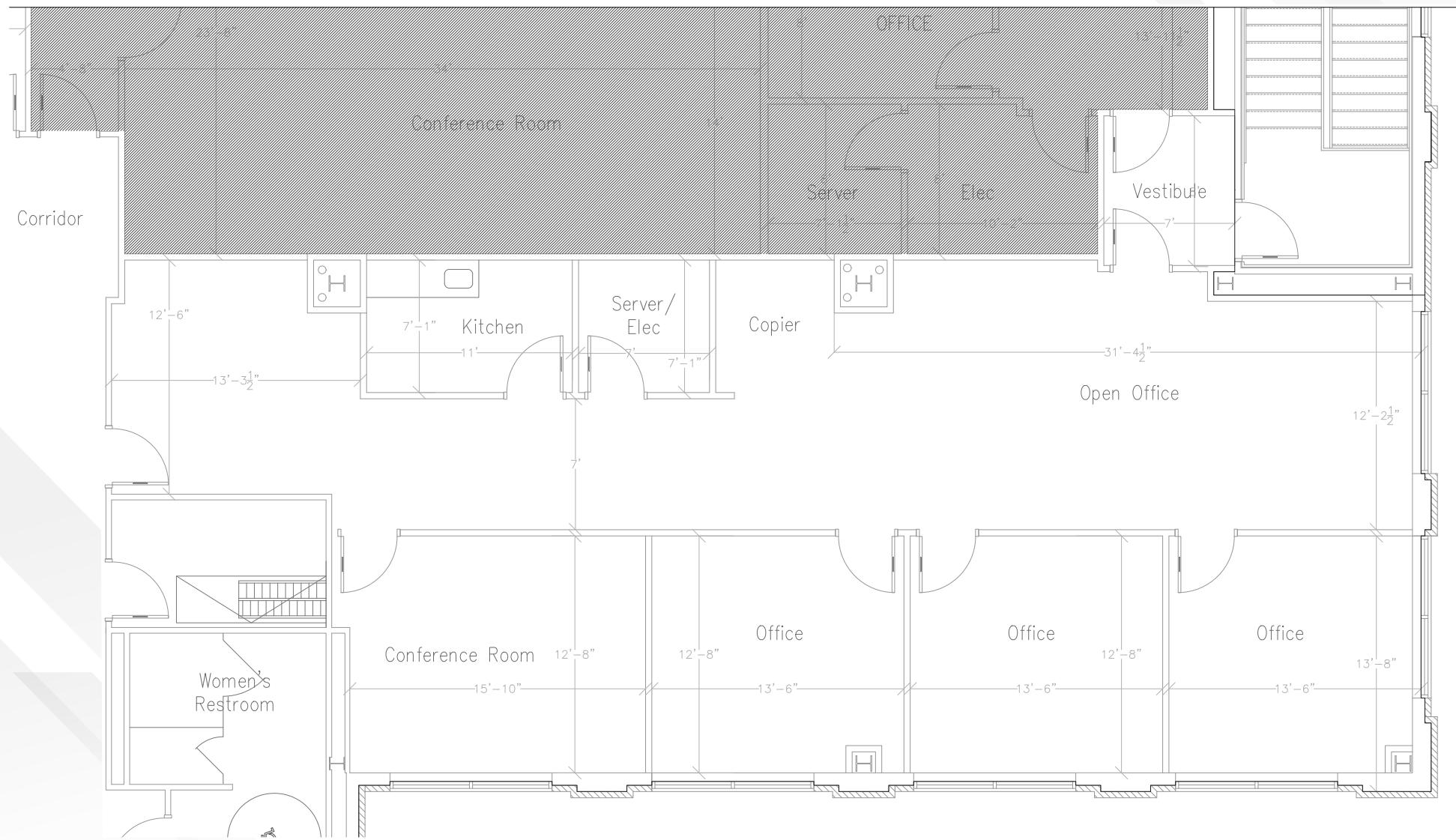


## AVAILABLE

- Suite 301-302 [2,042 SF]: Vacant
- Suite 303 [3,408 SF]: Vacant
- Suite 304 [2,257 SF]: Vacant
- Suite 305 [2,244 SF]: Vacant

# SUITE 402

[1,996 SF]: Vacant



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For more information, please contact:

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