

INDUSTRIAL SPACE FOR LEASE

10709 GILROY ROAD - HUNT VALLEY, MD 21031



67,312-square-foot building, zoned ML-IM

32' x 35' column spacing

Abundant parking

400 amps, 277/480 V

Just 2 miles to I-83 and Hunt Valley Towne Centre,
and one-half mile to the nearest Light Rail stop

HIGHLIGHTS

- 33,568 SF available with 1,120 SF of office
- 18' clear height
- 4 loading docks; Ample truck court
- Wet sprinkler system
- Operating Expenses estimated at \$2.27 PSF



FOR MORE INFORMATION PLEASE CONTACT:

Paul F. Obrecht, III, SIOR

443-330-4802 | pfobrechtiii@blueobrecht.com

Ned Brady

443-330-4804 | nbrady@blueobrecht.com

Eric Skogmo

443-330-4804 | eskogmo@blueobrecht.com



[instagram.com/blueobrecht](https://www.instagram.com/blueobrecht)



[linkedin.com/company/blue&obrecht](https://www.linkedin.com/company/blue&obrecht)



www.blueobrecht.com



410-561-5568

10709 GILROY ROAD INDUSTRIAL SPACE FOR LEASE

FOR MORE INFORMATION PLEASE CONTACT:

Paul F. Obrecht, III, SIOR
Direct: 443-330-4802
pfobrechti@blueobrecht.com

Ned Brady
Direct: 43-330-4804
nbrady@blueobrecht.com

Eric Skogmo
Direct: 443-330-4804
eskogmo@blueobrecht.com

PROPERTY OWNED BY:



Joe Nassib
Senior Leasing Manager
Direct: 484-713-2047
jnassib@FIRT.com
First Industrial Realty Trust
17 East Gay Street, Suite 302
West Chester, PA 19380

