

INDUSTRY IN MOTION



TRADEPOINT ATLANTIC

MULTI-MODAL CENTER  
FOR GLOBAL TRADE

Available Now

**204,000± SF**  
DIVISIBLE TO 50,000 SF



**1651**  
SPARROWS POINT  
BOULEVARD

**TRADEPOINT ATLANTIC**

**3,300 acre global logistics center**

and industrial site at Sparrows Point  
in Baltimore, Maryland, features an  
unmatched combination of access  
to deep-water berths, rail and  
highways.



[tradepointatlantic.com](http://tradepointatlantic.com)

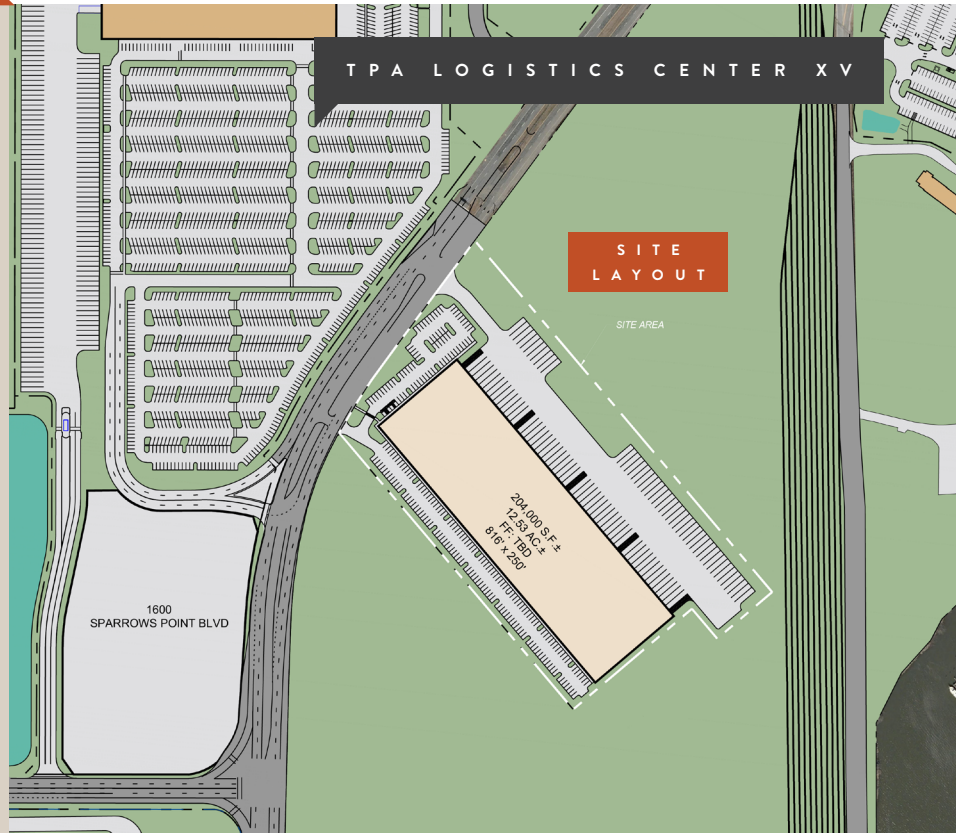


TRADEPOINT  
ATLANTIC

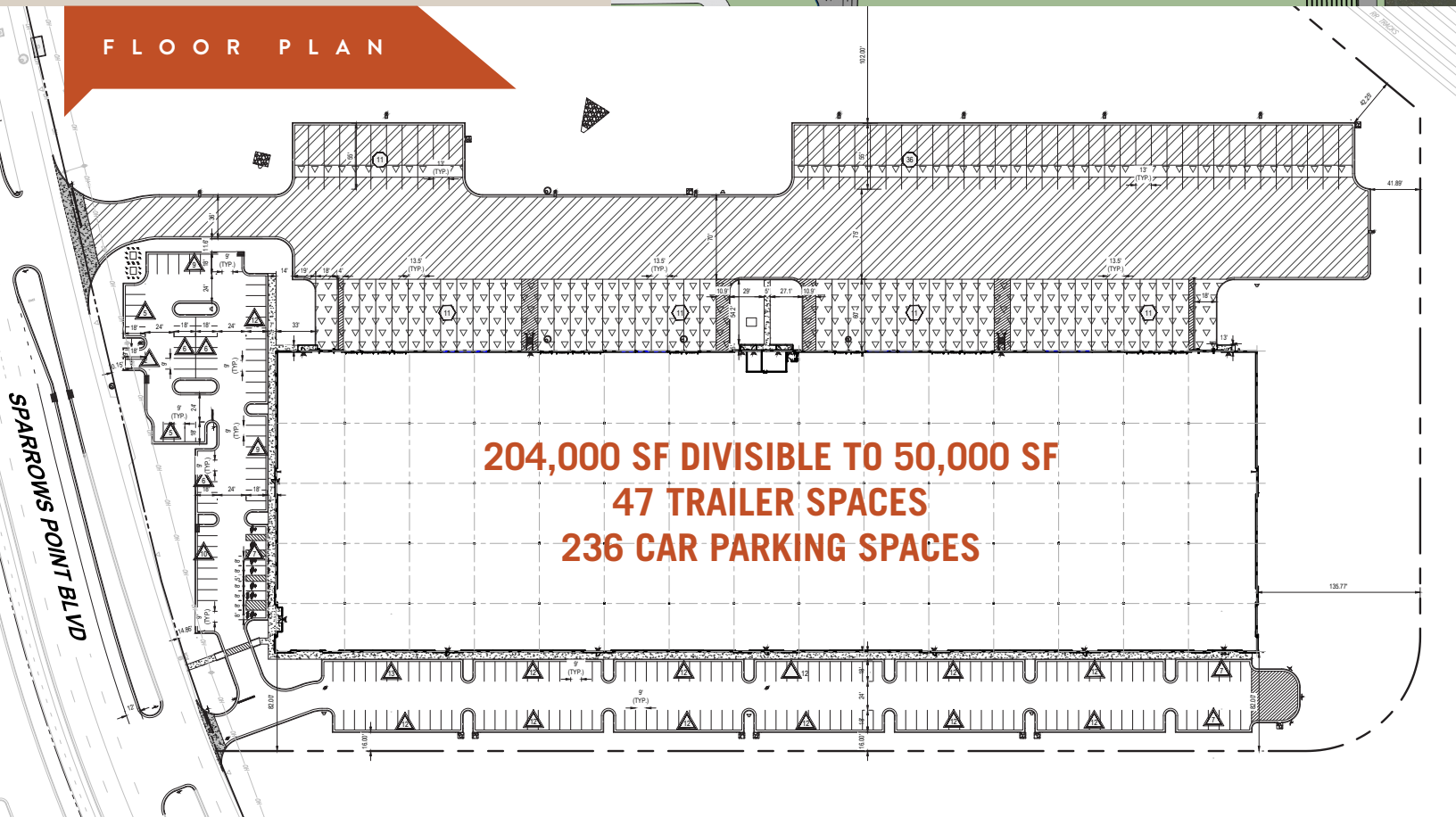
**CBRE**

## INCENTIVES

- 6% Sales & use tax exemption on construction materials and equipment
- Chesapeake Enterprise Zone (10 yr property tax credit, employment & job tax credits)
- Foreign Trade Zone #74
- BGE Smart Energy for Economic Development (SEED) Program for qualifying commercial customers:
  - A 25% reduction on electric and natural gas distribution and demand charges
  - A 75% discount on service extension costs for business in a Maryland Enterprise Zone
- Custom tailored incentive packages available



## FLOOR PLAN





12.53±  
Acres



204,000± SF  
Divisible to  
50,000 SF



36' clear



20  
dock doors,  
32 knockouts



2 drive-in door



47  
Trailer



236  
Car



816'w X 250'd  
Building  
dimensions

## UNMATCHED MULTIMODAL CONNECTIVITY

Tradeport Atlantic leverages Port, Rail and Truck access to provide significant logistical advantages to our customers



### TRUCK ACCESS

Unparalleled access to interstate highways with I-695 bisecting the property, and nearby connections to both I-95 for north-south movements and I-70 for cargo going west.



### RAIL CONNECTIVITY

Daily switching with two Class I railroads (CSX and Norfolk Southern) provided by Tradeport Atlantic's wholly owned short line railroad, Tradeport Rail.

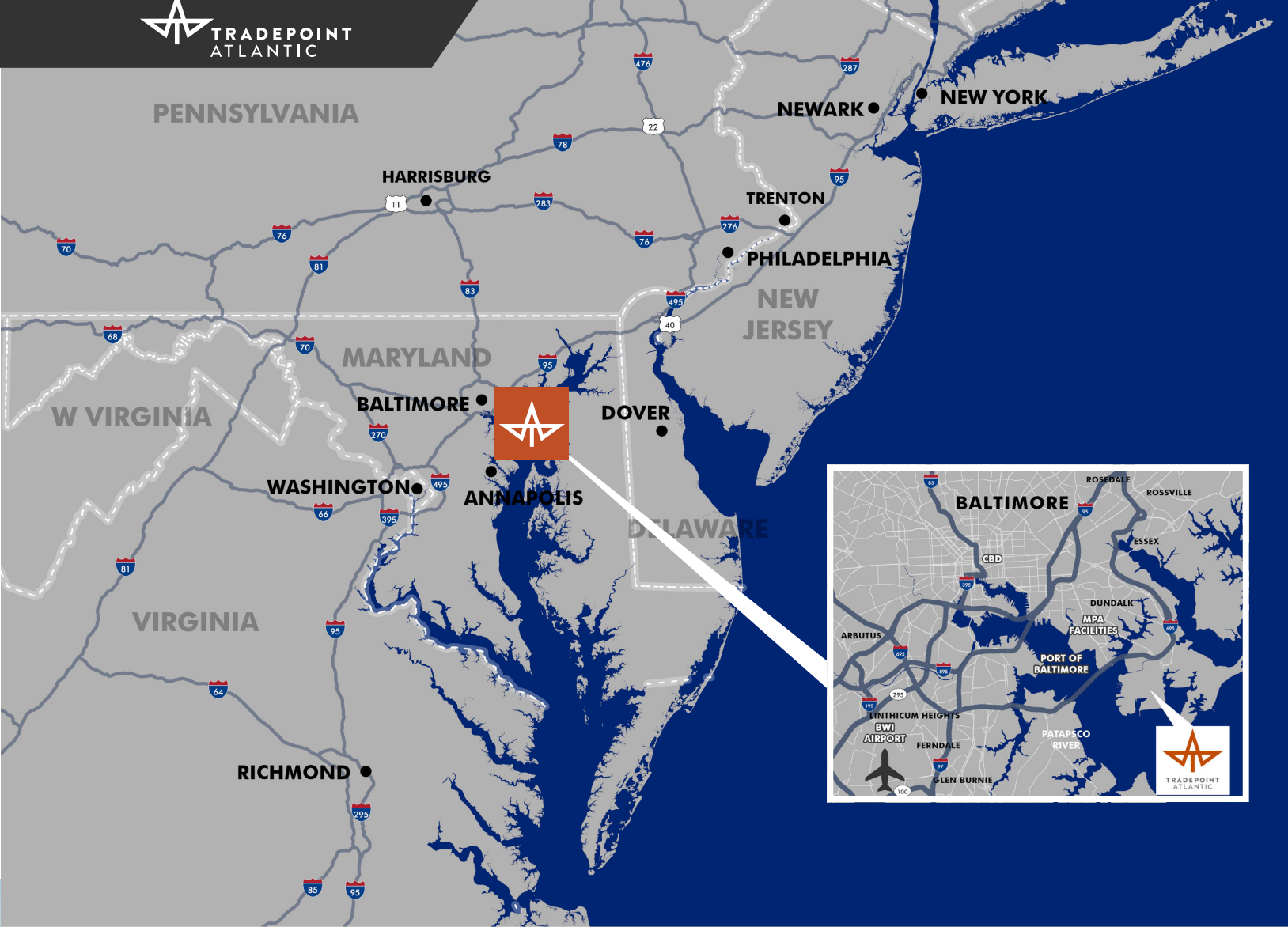


### DEEP WATER PORT

Deep water access within the Port of Baltimore facilitating the flow of water-borne commerce. Onsite access to an existing 50' main shipping channel with four 2,200' linear foot berths and a 1,150' finger pier.

DELIVERING Q2 2024





**FOR ADDITIONAL INFORMATION, PLEASE CONTACT:**

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