



Colliers



FOR LEASE

8335-8373 Ardwick Ardmore Rd
Landover, MD 20785

2 Suites Available | 10,172 SF
Option to add 1/3 Acre Fully Fenced & Paved IOS

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Property Overview

8335-8373 Ardwick Ardmore Rd
Landover, MD 20785

Building Area 101,380 SF

Clear Height 21' Clear

Lighting LED

Loading Dock & Drive-in

Zoning I-E

Highlights

- Option to add 1/3 acre of fully fenced/paved outside storage
- Ownership installing new roof in 2026
- Energy cost savings with ownership sustainability initiatives



Property Availability

8335-8373 Ardwick Ardmore Rd
Landover, MD 20785

Suite 8347-8349

SF Available 10,172 SF

SF Office ±1,000 SF Spec Office
Under Construction

Loading 2 Drive-ins

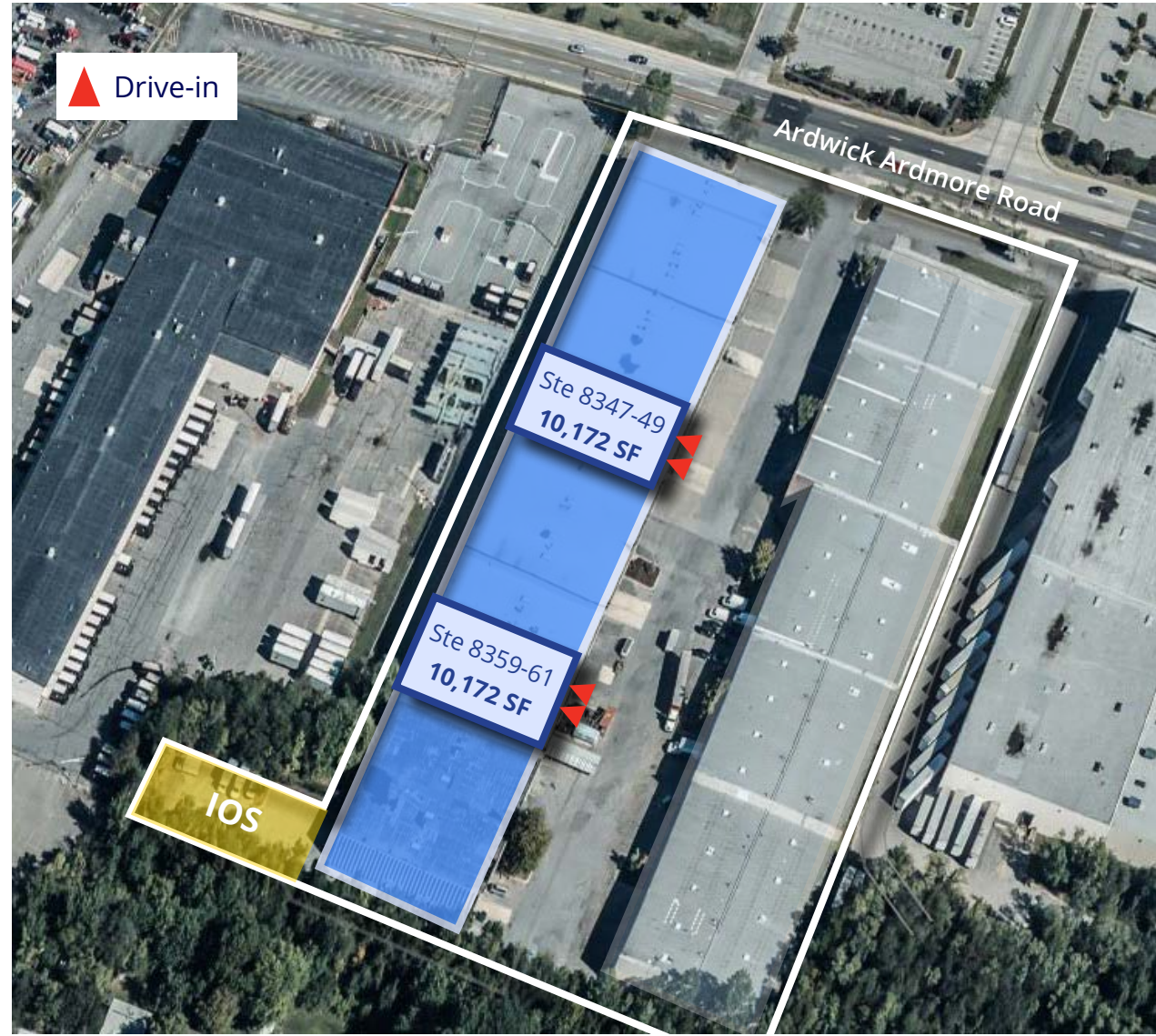
Suite 8359-8361

SF Available 10,172 SF

SF Office Shell Condition

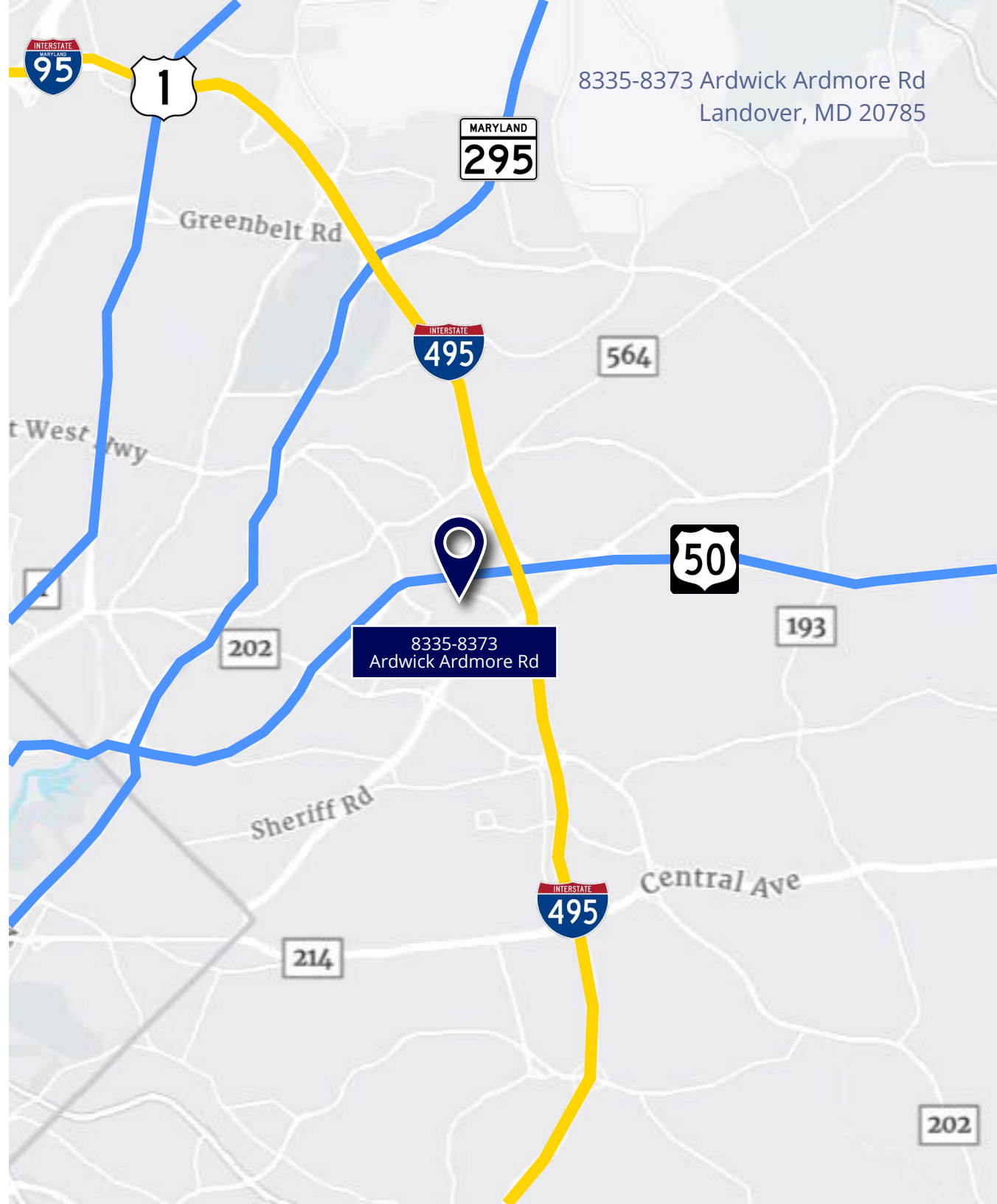
Loading 2 Drive-ins

Option to add 1/3 Acre of fully fenced & paved outdoor storage.



Strategic Location

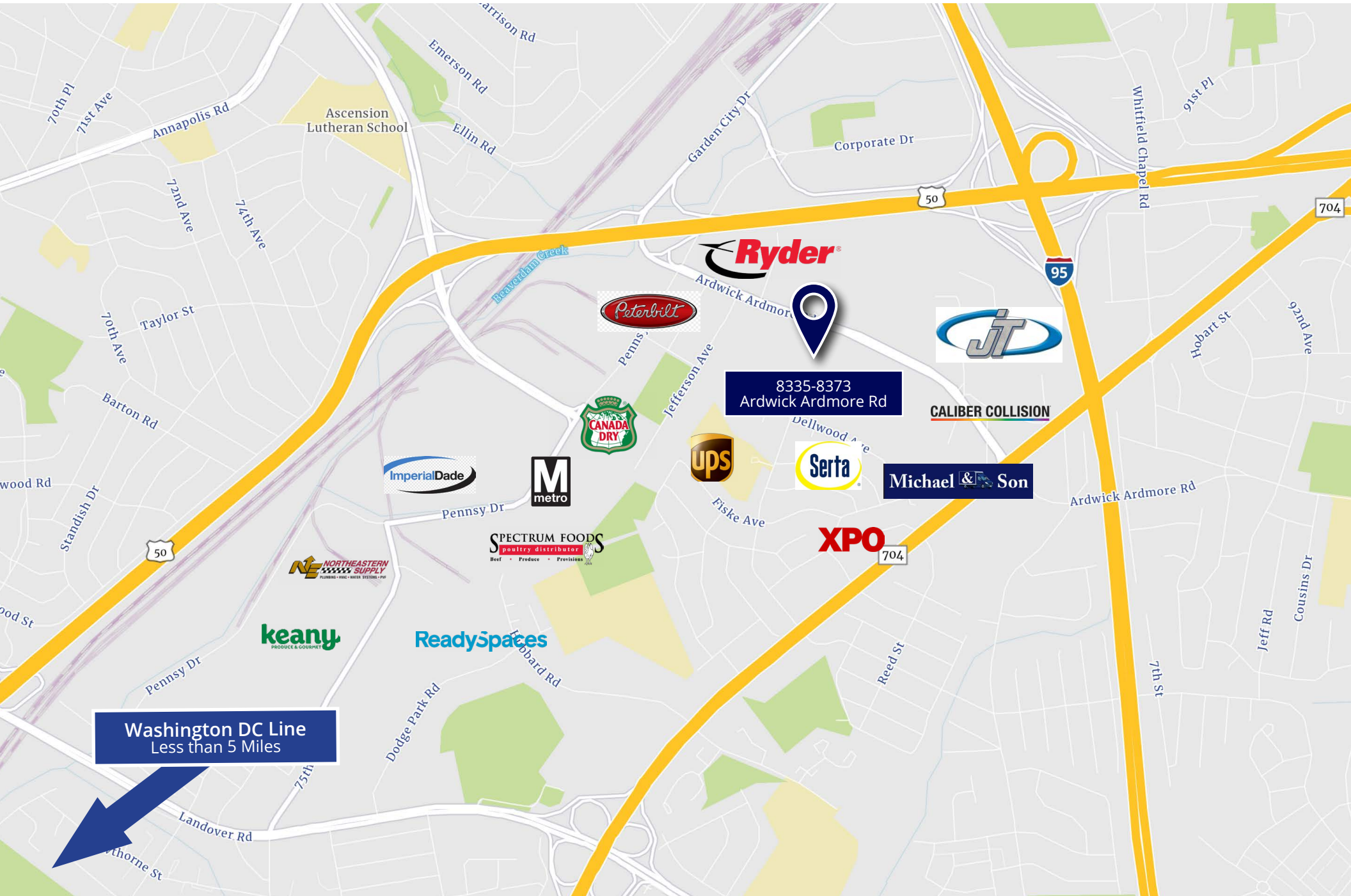
- Centrally located in Ardmore Industrial Park
- Immediate access to Routes 50 & I-495
- Less than 5 miles to the Washington DC line
- 15 miles from Reagan National Airport



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Vibrant Industrial Park

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Landover, MD 20785



Washington DC Line
Less than 5 Miles

8335-8373
Ardwick Ardmore Rd

Michael & Son

CALIBER COLLISION

XPO

Serta

ups

M metro

SPECTRUM FOODS
poultry distributor
Meat • Produce • Provisions

NE NORTHEASTERN
SUPPLY
FURNISHING • TOOL • WATER SYSTEMS • PPE

keany
PRODUCE & GOURMET

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