

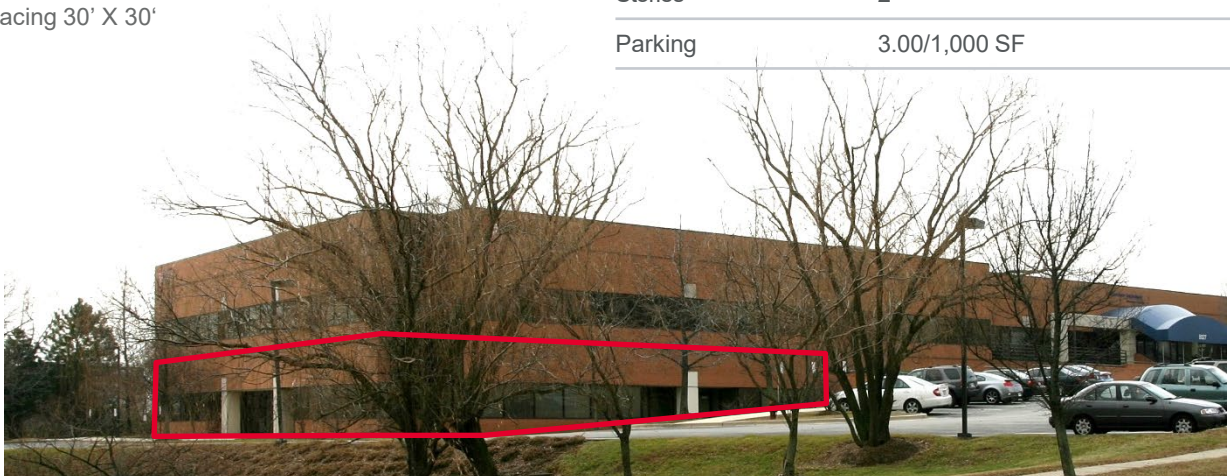


Property Highlights

- Two-story building, brick exterior with large glass windows line
- Complete range of business services available nearby including restaurants, health clubs, Laurel Lakes Centre and the bucolic Laurel Lakes Park
- Excellent & convenient access to major roadways including I-95, Route 198 and US Route 1
- Drive-in door can be added
- Zoned I-RTP, permitted uses include medical office, banking, flex, catering, and animal hospital
- Column spacing 30' X 30'
- 14' ceiling

Space Available

Available	+/- 16,100 SF Maximum Contiguous
Suite 102	Recently completed, never occupied, fully conditioned open floor plan
Suite 103	Cold dark Shell- can be subdivided to +/- 4,000 SF. Drive in door can be added- Fronts Route 1
Building Size	72,000 SF
Asking Rate	Negotiable
Stories	2
Parking	3.00/1,000 SF



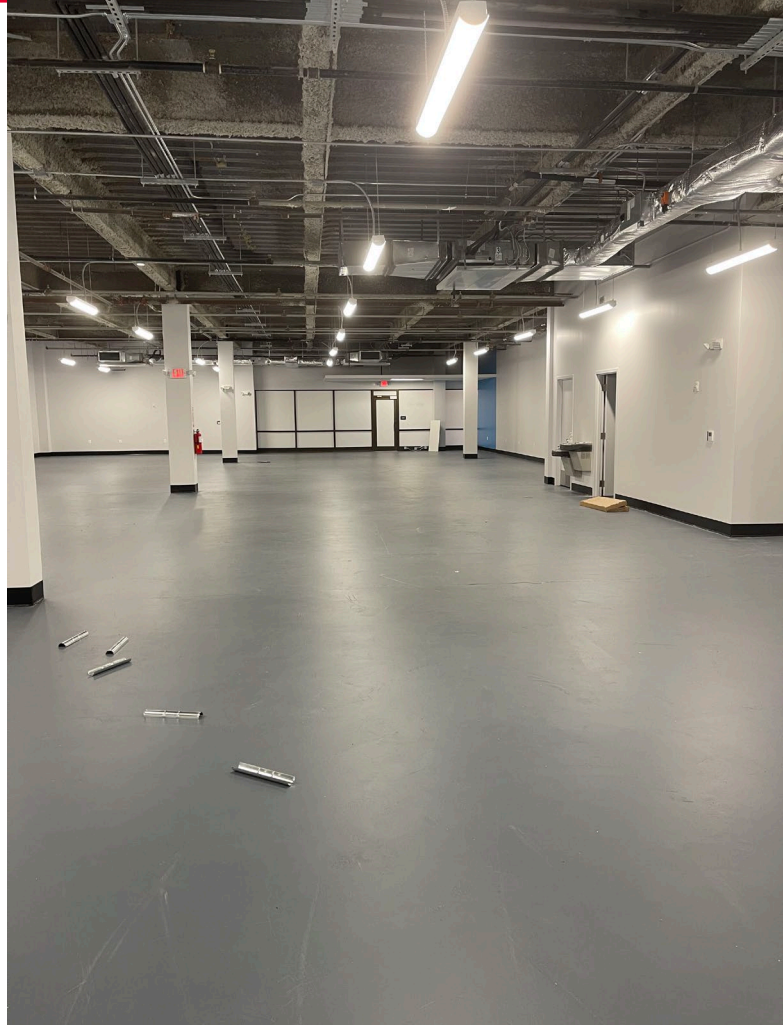


OFFICE / FLEX SPACE FOR LEASE

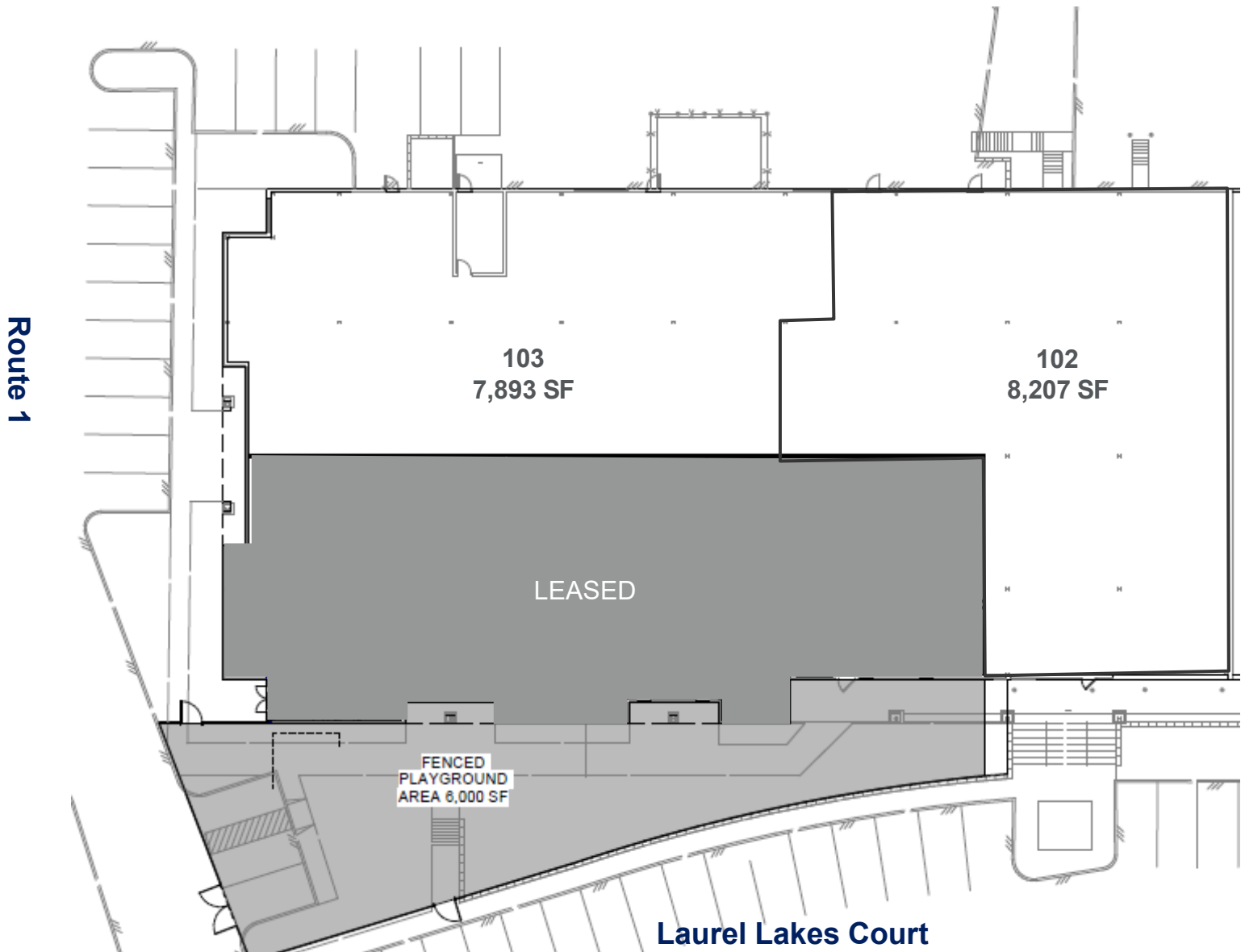
8003 – 8039 Laurel Lakes Court

Laurel, Maryland 20707

Interior Space



Floor Plan +/- 16,100 SF



For more information, please contact:

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AMENITY MAP



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