



FOR **LEASE**

BEL AIR SOUTH PROFESSIONAL CENTER

2012-2014 TOLLGATE ROAD | BEL AIR, MARYLAND, 21015



MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

HIGHLIGHTS:

- Located in a Class 'A' professional center
- Directly across the street from multiple retail eateries and within walking distance to a major shopping center
- Great visibility within close proximity to I-95
- Abundant free on-site parking
- Individual entrances to each suite

AVAILABLE:

SUITE 200-201: 2,796 SF
SUITE 202: 1,695 SF

PARKING:

4 : 1,000 SF

TERM:

3 - 5 YEARS

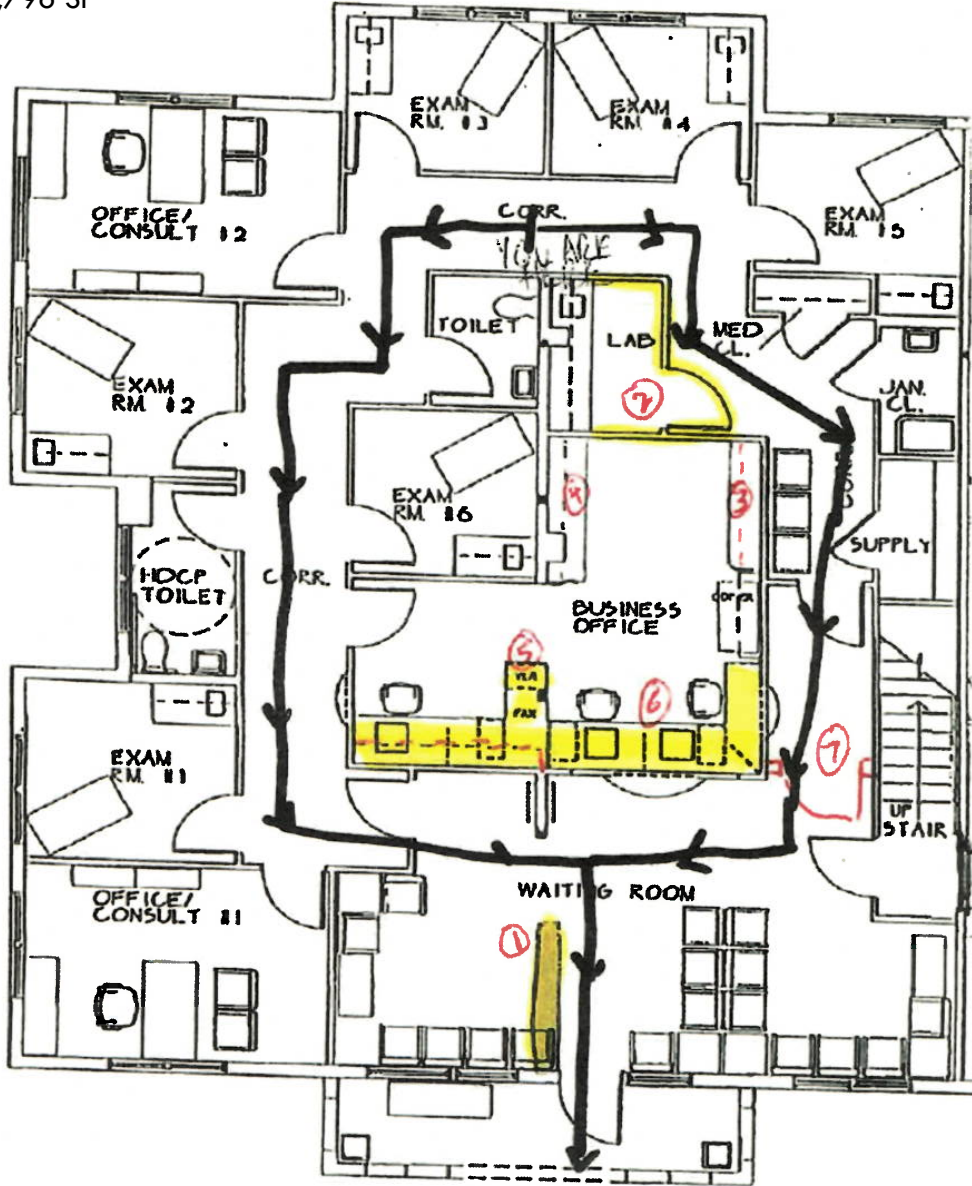
RENTAL RATE:

\$19.50/SF, NNN



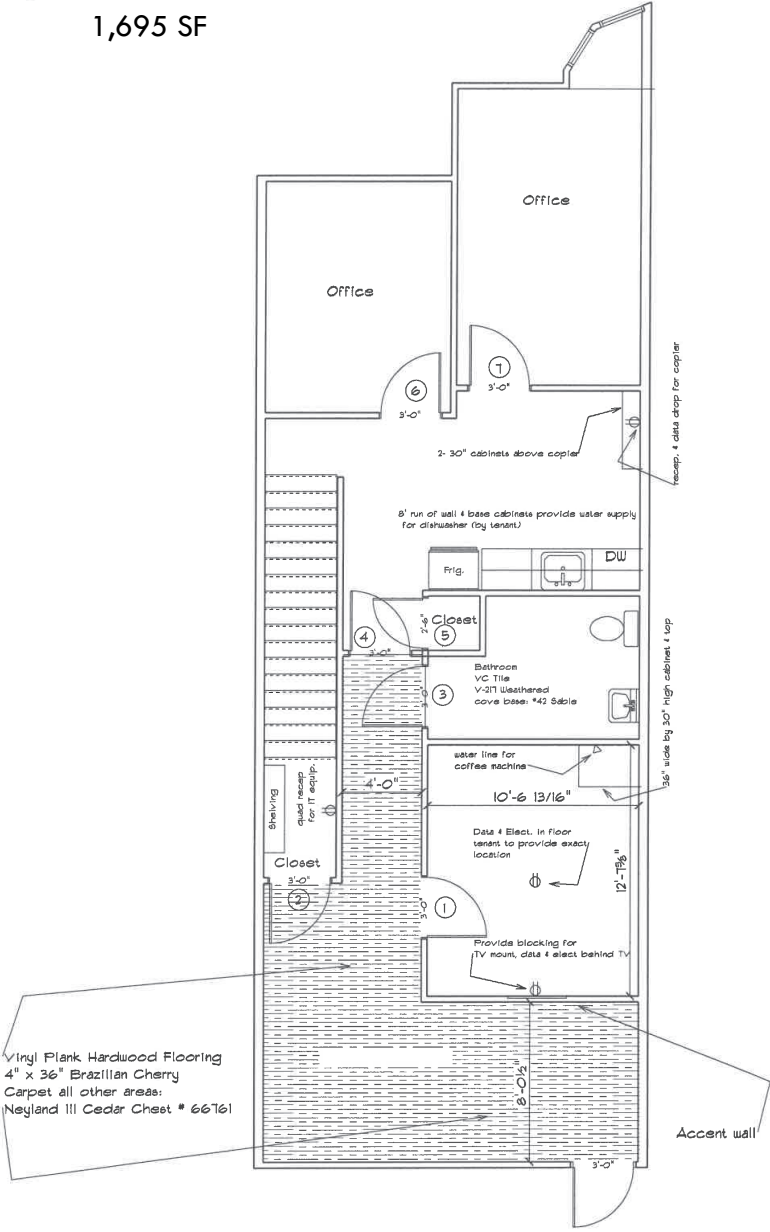
FLOOR PLAN: SUITE 200-201

2,796 SF



FLOOR PLAN: SUITE 202

1,695 SF



Vinyl Plank Hardwood Flooring
 4" x 36" Brazilian Cherry
 Carpet all other areas:
 Neyland III Cedar Chest # 66761

LOCAL BIRDSEYE



924

PLUMTREE RD

EMMORTON RD

24

VETERANS MEMORIAL HWY

AVANTI
luxury apartments

SITE

BEL AIR SPKWAY

24

Festival at Bel Air

- ShopRite
- Marshalls
- ANYTIME FITNESS
- KIDS FIRST Swim Schools
- RITE AID
- BUFFALO WILD WINGS
- MR. TIRE
- FIVE BEAN
- at&t
- petco
- Panera BREAD
- CHUCK E. CHEESE'S
- Arby's
- WING KING
- WAYBACK
- Bertucci's



FOR MORE INFO CONTACT:



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