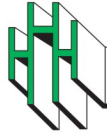


Warehouse /R & D Space ~ For Lease



Hobbs Associates, Inc.
Commercial/Industrial Real Estate

For More Information Call:

Brian Hobbs

BHobbs@TheWarehouseBroker.com

301-937-2188



11315-11317-11319 Frederick Avenue, Beltsville, MD 20705

- Warehouse/R&D space divisible increments of 6,000, 12,000, 18,000 +/- sq. ft. with ancillary offices and plenty of parking
- Clear Span Building
- Three separate units can be combined
- Three Dock High Loading
- Zoned – I-2 (Heavy Industrial)
- Separate Metered Utilities
- \$6.50 per Square Foot Industrial Gross
- Convenient to Beltway, I-95 & Baltimore/Washington Parkway
- Available Immediately

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