



2003

NO  
PARKING  
HERE  
ANY  
TIME



LOCATED IN THE HIGHLY SOUGHT-AFTER  
ANNAPOLIS MARKET





# PROPERTY HIGHLIGHTS

## Available

- » 2001 - 2003: 2,994 - 40,427 SF

## Zoning

- » W1 (Industrial Park District) - Sample Uses Include:

Adult Day Care	Offices
Craft Brewery	Religious Facilities
Catering Establishments	Health Clubs
Clubs	Organizations
Non-profit/Charities	Personal Fitness
Laboratories/R&D	Showrooms
Computer Sale/Service	Schools/Training Facility

## Occupancy

- » Immediate

## Building Features

- » Clear ceiling height: 16' - 18'
- » Extensive window line
- » 2.49/1,000 sf parking ratio
- » Walking distance to Annapolis Mall, banks, retail, and more

## Unparalleled Annapolis Location

- » Accessible from Route 50, MD 665, and I-97





# SURROUNDING AMENITIES

**ANNAPOLIS COMMERCE PARK EAST**

**Westfield Annapolis Mall**

1 mi.

**Annapolis Towne Centre**

**Festival at Riva**

**Forest Plaza**

2 mi.

**Annapolis Technology Park**

**Annapolis Harbour Center**

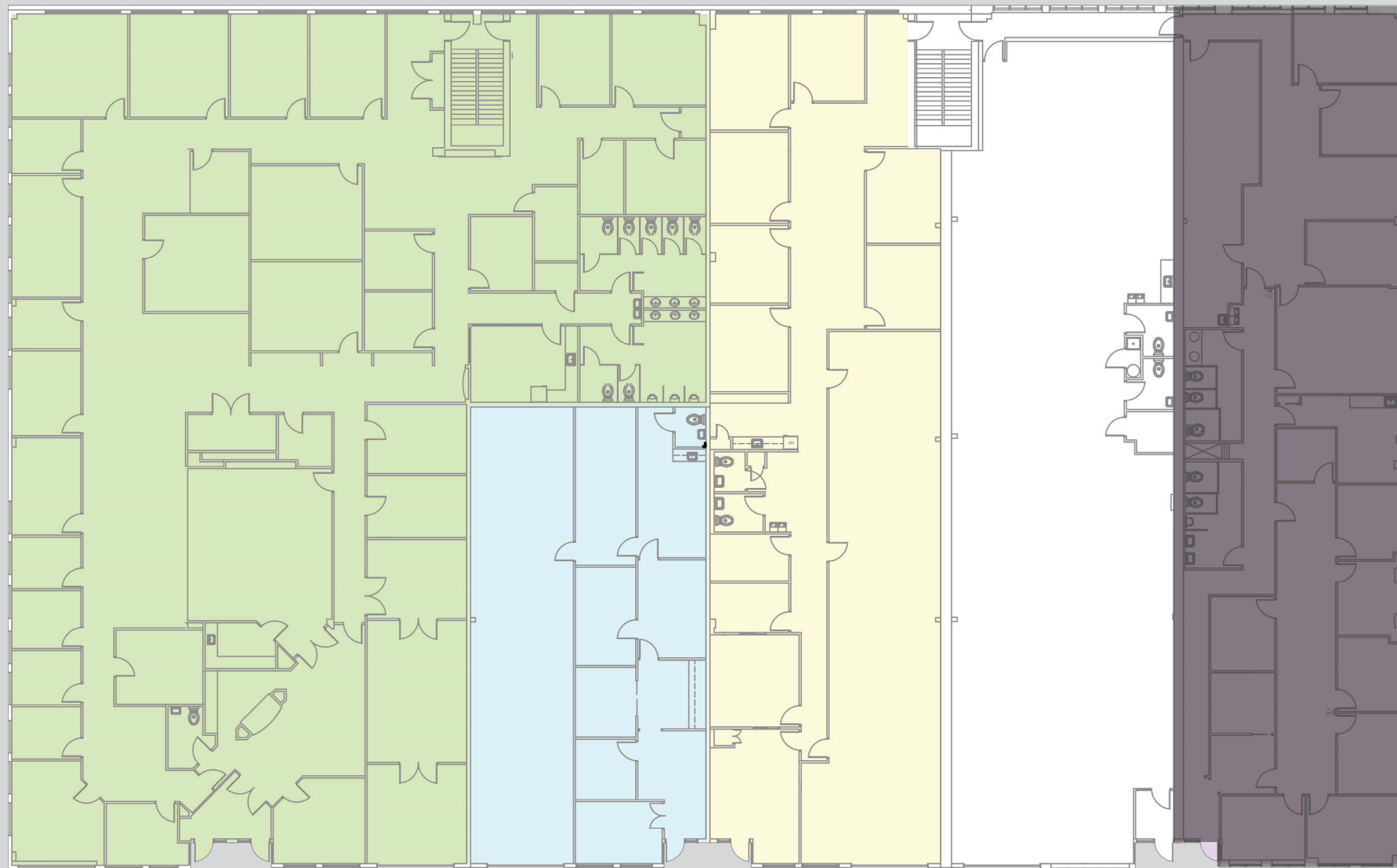
3 mi.





**FLOOR PLAN**

**2001 COMMERCE PARK DRIVE**



**Suites E/F: 12,715 SF**

**Suite D: 2,944 SF**

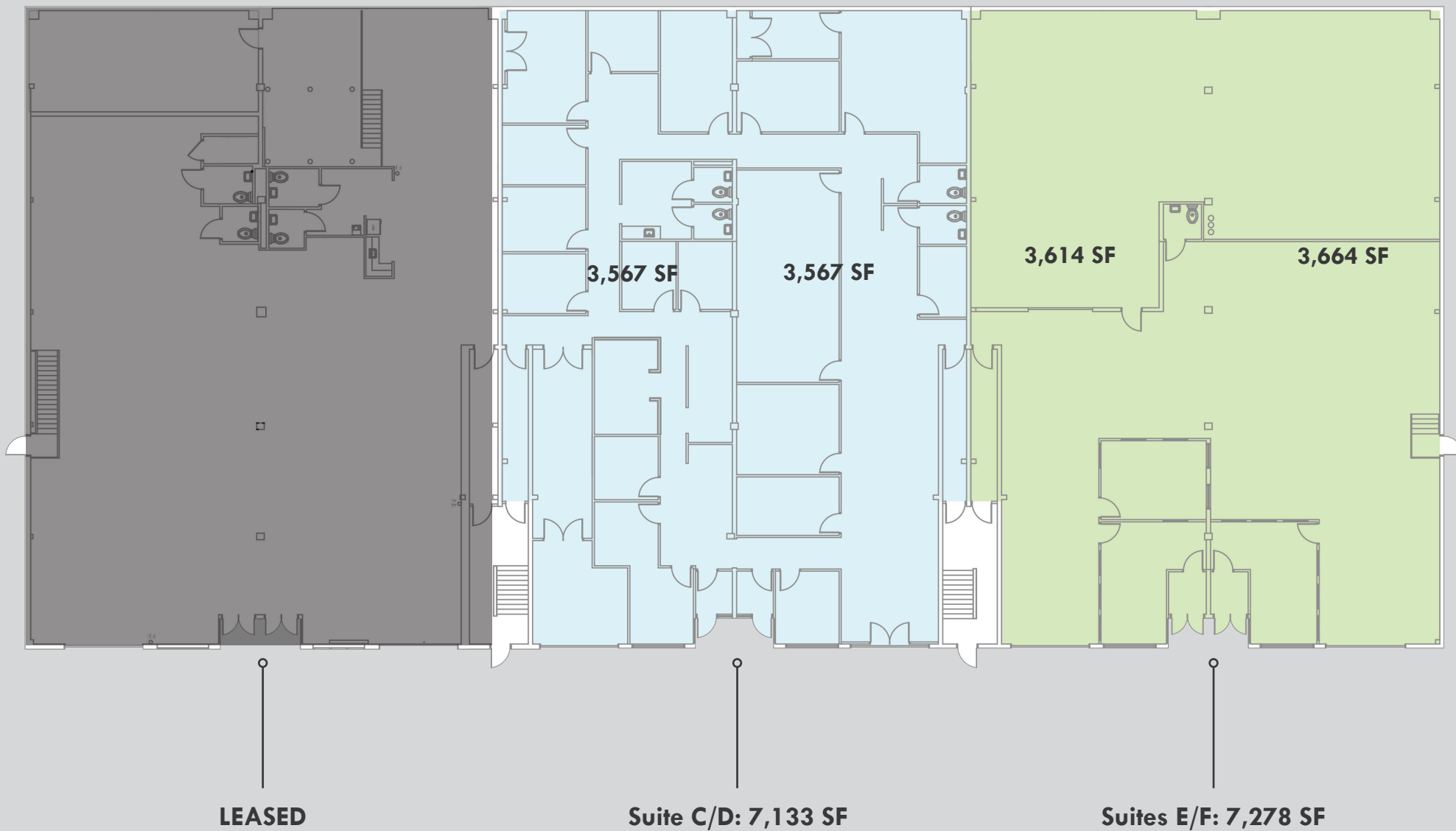
**Suite C: 5,218 SF**

**Suite B: 5,139 SF**

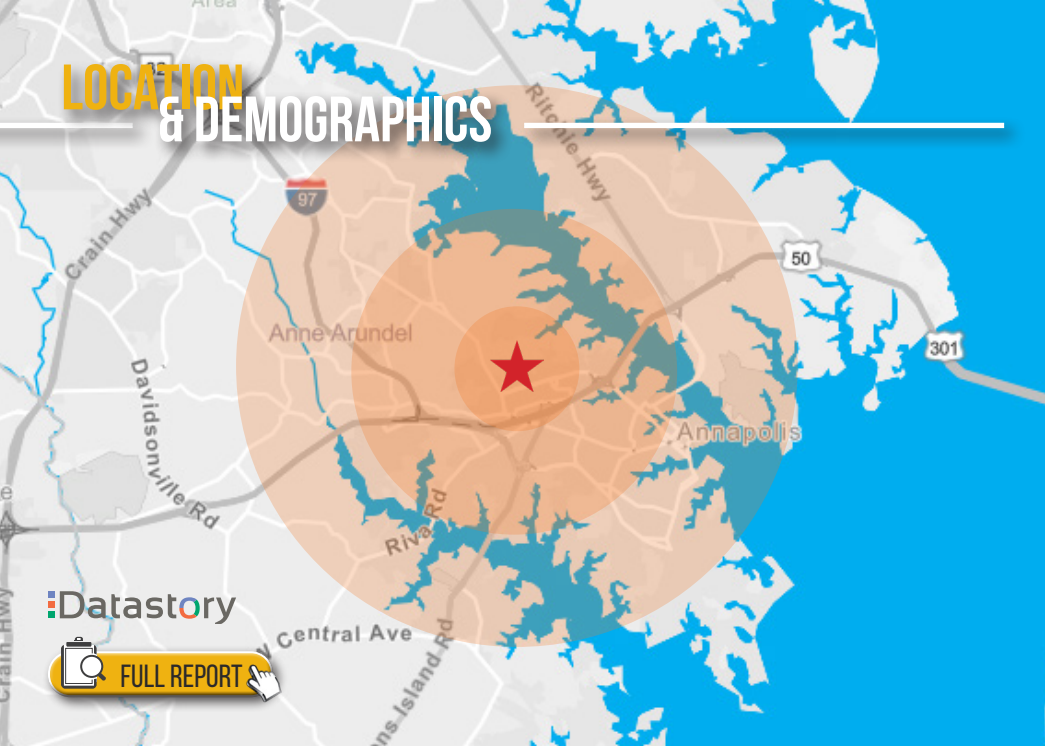
**LEASED**

# FLOOR PLAN

## 2003 COMMERCE PARK DRIVE



# LOCATION & DEMOGRAPHICS



Datastory

FULL REPORT

RESIDENTIAL POPULATION	NUMBER OF HOUSEHOLDS	AVERAGE HH SIZE	MEDIAN AGE
1,745 1 MILE	1,978 1 MILE	2.01 1 MILE	39.8 1 MILE
19,939 3 MILES	17,698 3 MILES	2.33 3 MILES	42.6 3 MILES
52,161 5 MILES	39,672 5 MILES	2.44 5 MILES	41.3 5 MILES
AVERAGE HH INCOME	EDUCATION (COLLEGE+)	EMPLOYMENT (AGE 16+ IN LABOR FORCE)	DAYTIME POPULATION
\$140,996 1 MILE	76.6% 1 MILE	96.6% 1 MILE	22,318 1 MILE
\$132,615 3 MILES	73.2% 3 MILES	97.1% 3 MILES	87,651 3 MILES
\$133,234 5 MILES	75.6% 5 MILES	96.6% 5 MILES	160,001 5 MILES

