

FOR LEASE

7620 MEADOW RUN LN, OWINGS, MD 20736



BLDG 2: 21,574 SF
(2ND STORY OFFICE COMPONENT)

BLDG 1
13,500 SF



**New Construction Warehouse
for Sports & Industrial Users**

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PROPERTY DESCRIPTION

New construction warehouse space available for lease in Meadow Run Park. The property is well-suited for sports and recreational users while offering the flexibility to accommodate traditional warehouse, storage, distribution, and light industrial operations. Positioned with strong road frontage and convenient access to Southern Maryland Boulevard (Route 4), the property provides excellent visibility and accessibility for a variety of business uses.

HIGHLIGHTS

- New construction warehouse space
- Flexible suite sizes available
- Ideal for warehouse, storage, distribution, or sports users
- Located within Meadow Run Park
- Easy access to Southern Maryland Boulevard (Route 4)



OFFERING



FOR LEASE

INDUSTRIAL PROPERTY

Price \$14 - 16 SF/yr (Gross)

SPACES

SPACE SIZE

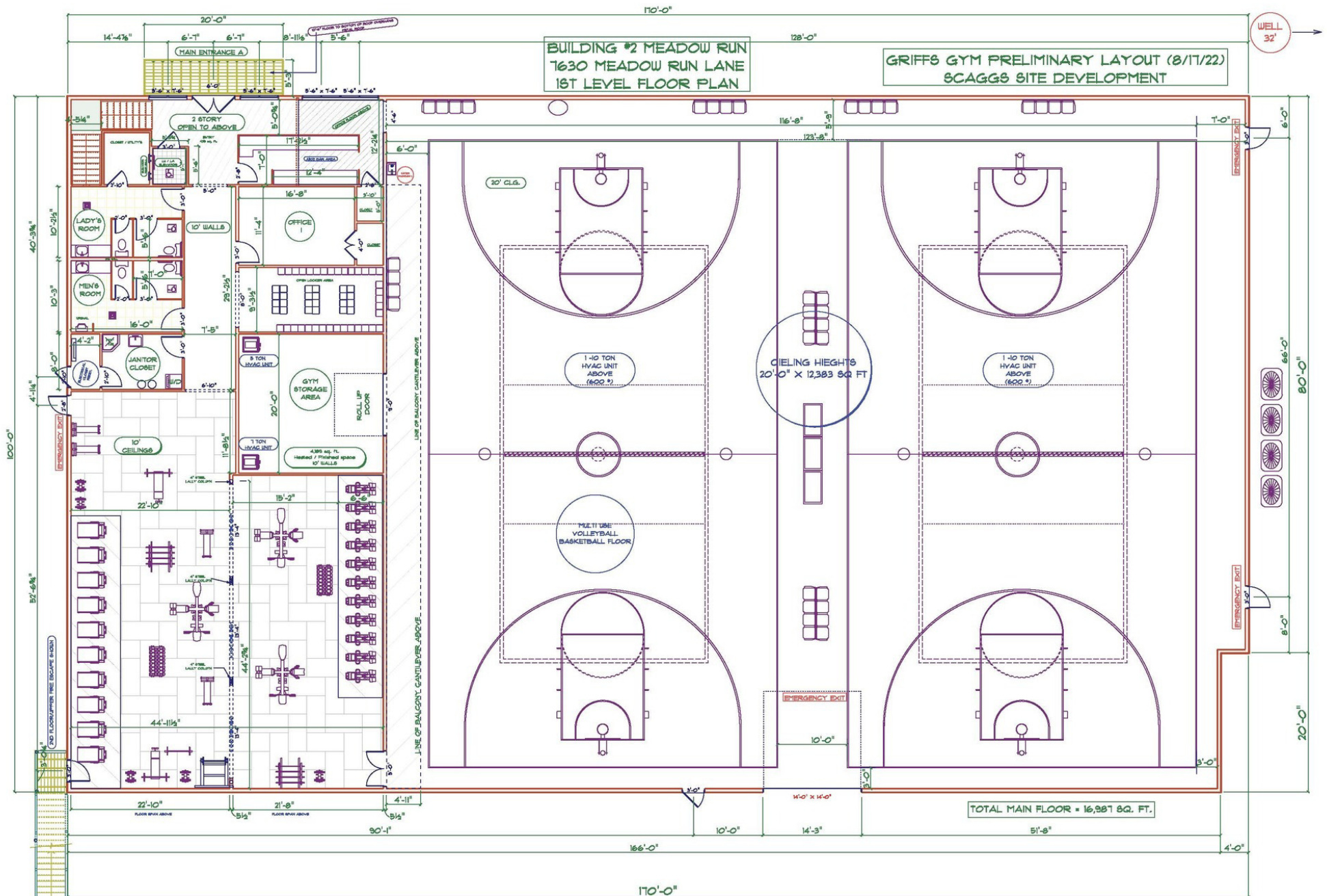
Building 1	13,500 SF
Building 2	21,574 SF



BUILDING 1 (TURF) AND BUILDING 2 INTERIOR PHOTOS



FLOOR PLANS - BLDG 2: 21,574 SF



DEMOGRAPHICS



2025 SUMMARY

	5 MILES	10 MILES	15 MILES
Population	31,476	78,692	220,497
Households	10,759	27,381	78,084
Average Household Size	2.9	2.9	2.8
Average Age	40.9	41.7	42.5
Average Household Income	\$171,292	\$162,903	\$155,699



220,497
Population



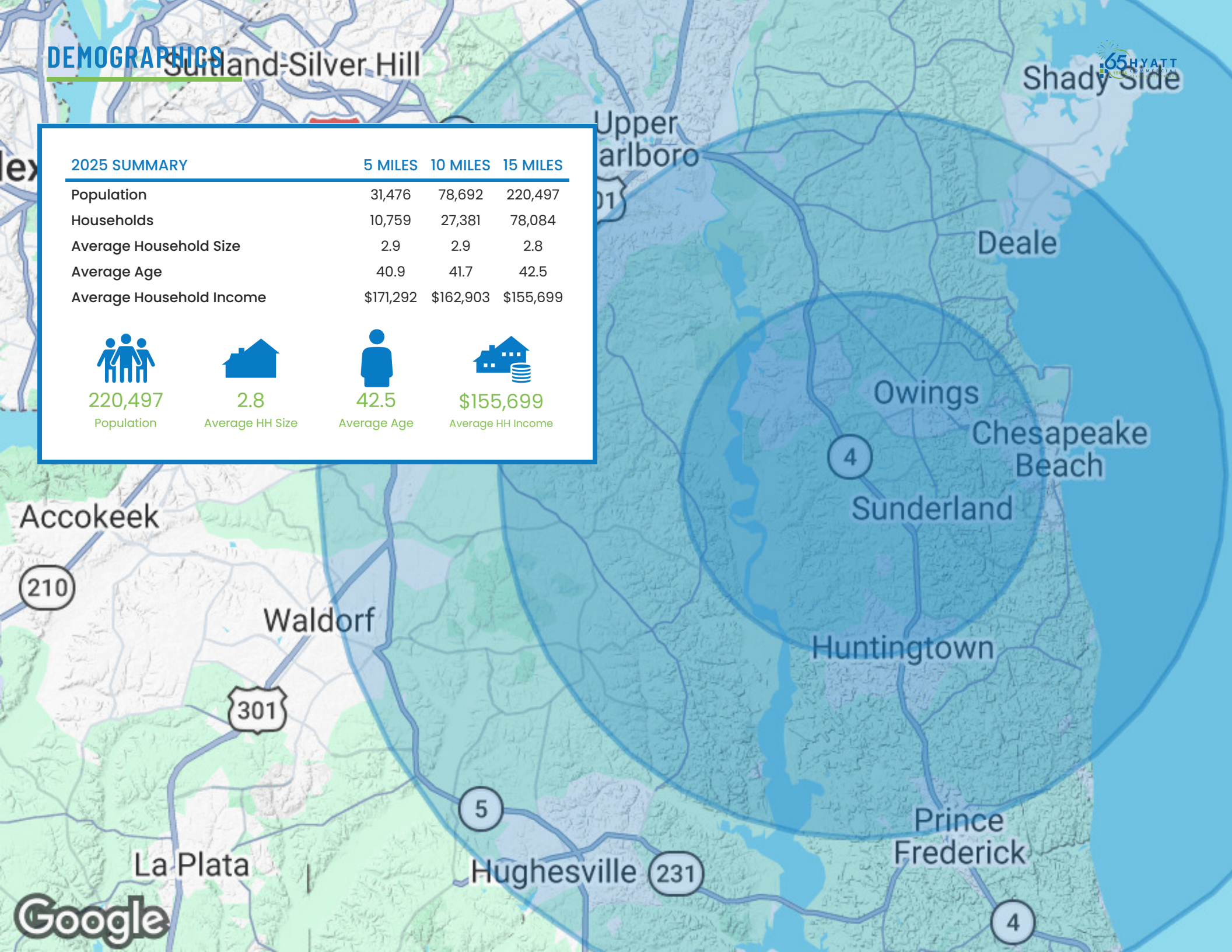
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Average HH Size



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\$155,699
Average HH Income



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CONTACT

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