

FOR SALE

**1625 E BALTIMORE ST**

Baltimore, MD 21231

**2,085 SF OFFICE BUILDING**



**CONTACT US:**

**DAVID DOWNEY**

Managing Director

+1 410 347 7536

[david.downey@cushwake.com](mailto:david.downey@cushwake.com)

**LINN WORTHINGTON**

Senior Director

+1 410 347 7538

[linn.worthington@cushwake.com](mailto:linn.worthington@cushwake.com)



1625 E BALTIMORE ST



## PROPERTY HIGHLIGHTS

---

2,085 SF Office Building For Sale

---

Good condition, move-in ready for owner occupant/small business

---

Furniture available

---

On-site parking and private courtyard

---

Conveniently located within one mile of Harbor East and Fells Point waterfronts

---

Easily accessible from 1-83

---

Located in an opportunity zone

---

Zoning: OR-1 (Office-Residential) / R-MU (Residential-Mixed Use)

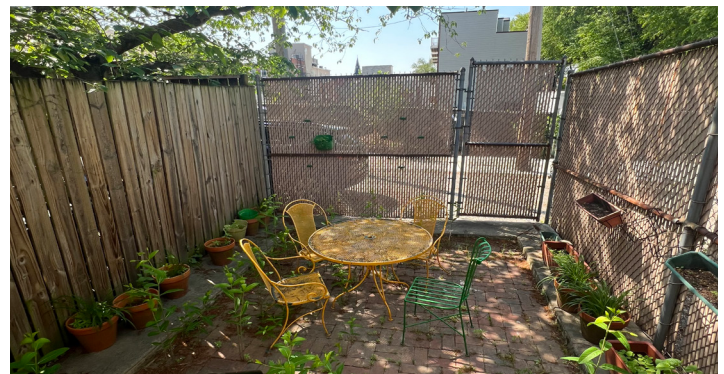
---

Residential conversion possible

---

Amenities nearby including: Ekiben, Mo's Seafood, Patterson Park, USPS, Metro, and more

---



# AMENITY MAP



40

Orleans St.

E. Fayette St.

E. Baltimore St.

S. Broadway

S. Washington St.

S. Chester St.

S. Patterson Park Ave.

N. Caroline St.

Bank St.

S. Broadway

Boston St.





#### Contact Information

**DAVID DOWNEY**

Managing Director

+1 410 347 7536

[david.downey@cushwake.com](mailto:david.downey@cushwake.com)

**LINN WORTHINGTON**

Senior Director

+1 410 347 7538

[linn.worthington@cushwake.com](mailto:linn.worthington@cushwake.com)

One E Pratt Street

Suite 700

Baltimore, MD 21202

[cushmanwakefield.com](http://cushmanwakefield.com)

©2026 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE. PD-138566-V4