



9115 PULASKI HIGHWAY
MIDDLE RIVER, MD 21220

**CLASS A INDUSTRIAL
BUILDINGS FOR LEASE**

**UNDER
DEVELOPMENT**

**SPRING 2023
DELIVERY**

BUILDING A: 96,180 SF

BUILDING B: 155,820 SF

BUILDING C: 273,520 SF



DEVELOPMENT BY:



LEASING BY:





SITE PLAN

9115
PULASKI
HIGHWAY



BUILDING A SPECS

Building A SF	96,180 SF	Lighting	LED
Building Dimensions	458' x 210'	Loading	22 docks, 2 ramps
Clear Height	36'	Employee Parking	84
Office	Per Tenant's spec	Trailer Parking	46 (to service entire park)
Fire Protection	ESFR	Power	2,000 AMPS
Column Spacing	54' x 50' w/ 60' speed bay	Signage	Direct Frontage to Pulaski Highway

BUILDING B SPECS

Building B SF	155,820 SF	Lighting	LED
Building Dimensions	742' x 210'	Loading	37 docks, 2 ramps
Clear Height	36'	Employee Parking	148
Office	Per Tenant's spec	Trailer Parking	46 (to service entire park)
Fire Protection	ESFR	Power	2,000 AMPS
Column Spacing	54' x 50' w/ 60' speed bay	Signage	Direct Frontage to Pulaski Highway

BUILDING C SPECS

Building C SF	273,520 SF	Lighting	LED
Building Dimensions	1052' x 260'	Loading	60 docks, 2 ramps
Clear Height	36'	Employee Parking	182
Office	Per Tenant's spec	Trailer Parking	46 (to service entire park)
Fire Protection	ESFR	Power	3,000 AMPS
Column Spacing	54' x 50' w/ 60' speed bay	Signage	Pylon Signage

CORPORATE NEIGHBORS



DISTANCES TO:

I-695	1.6 MILES	Port of Baltimore	9.5 MILES
I-95	3 MILES	Washington, DC	52 MILES
Baltimore, MD	9 MILES	Philadelphia, PA	93 MILES

DIRECT ACCESS - I-95 via Route 40 & Route 43

CONTACT

DAVID DANNENFELSER

MANAGING DIRECTOR

+1 410 382 4653

david.dannenfelser@cushwake.com

TYLER BOYKIN

MANAGING DIRECTOR

+1 410 864 3560

tyler.boykin@cushwake.com