

**SAMSON**  
PROPERTIES

**1923**

**OLD EASTERN AVENUE**

**ESSEX, MD**

**FOR MORE INFORMATION:**

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Real Estate

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**SPACE FOR  
SALE**



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## PROPERTY HIGHLIGHTS

1923 OLD EASTERN AVENUE



### APPROXIMATE SIZE

First Floor: 3,683 SF  
Second Floor: 666 SF

### TERMS

Negotiable

### POSSESSION

Immediate

### LISTING PRICE

\$1,900,000

### LOCATION

Essex County

### VIRTUAL TOUR

[CLICK HERE](#)

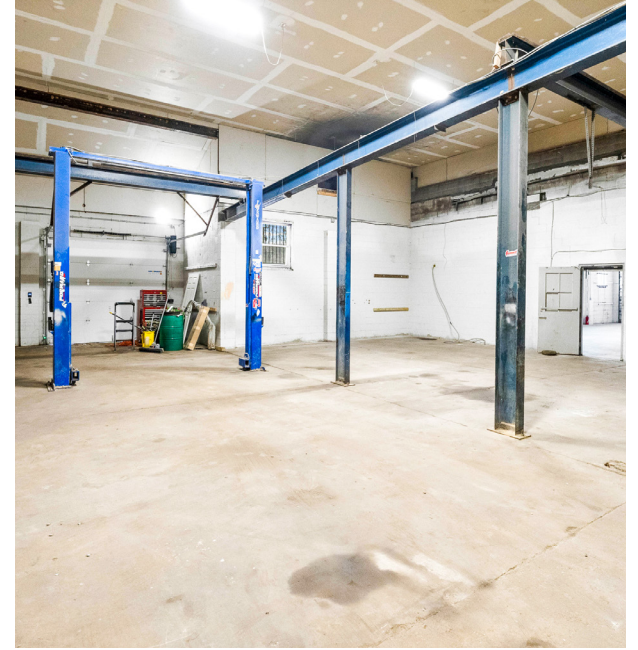
### COMMENTS

- Zoned Commercial Industrial ±6,936 SF | 2.024 Acres | 148 FT Waterfront Available for purchase
- Standalone building in Essex, Maryland
- Open area with high ceilings
- 6,936 SF facility includes seven (7) oversized bay doors, a recently replaced roof, and a newly paved blacktop lot providing ample parking and easy maneuverability for equipment and vehicles. With mean water depths of 5 FT (3 FT at low tide), the site is well-suited for boat service, storage, or waterfront access businesses

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# INTERIOR

# 1923 OLD EASTERN AVENUE



EXTERIOR

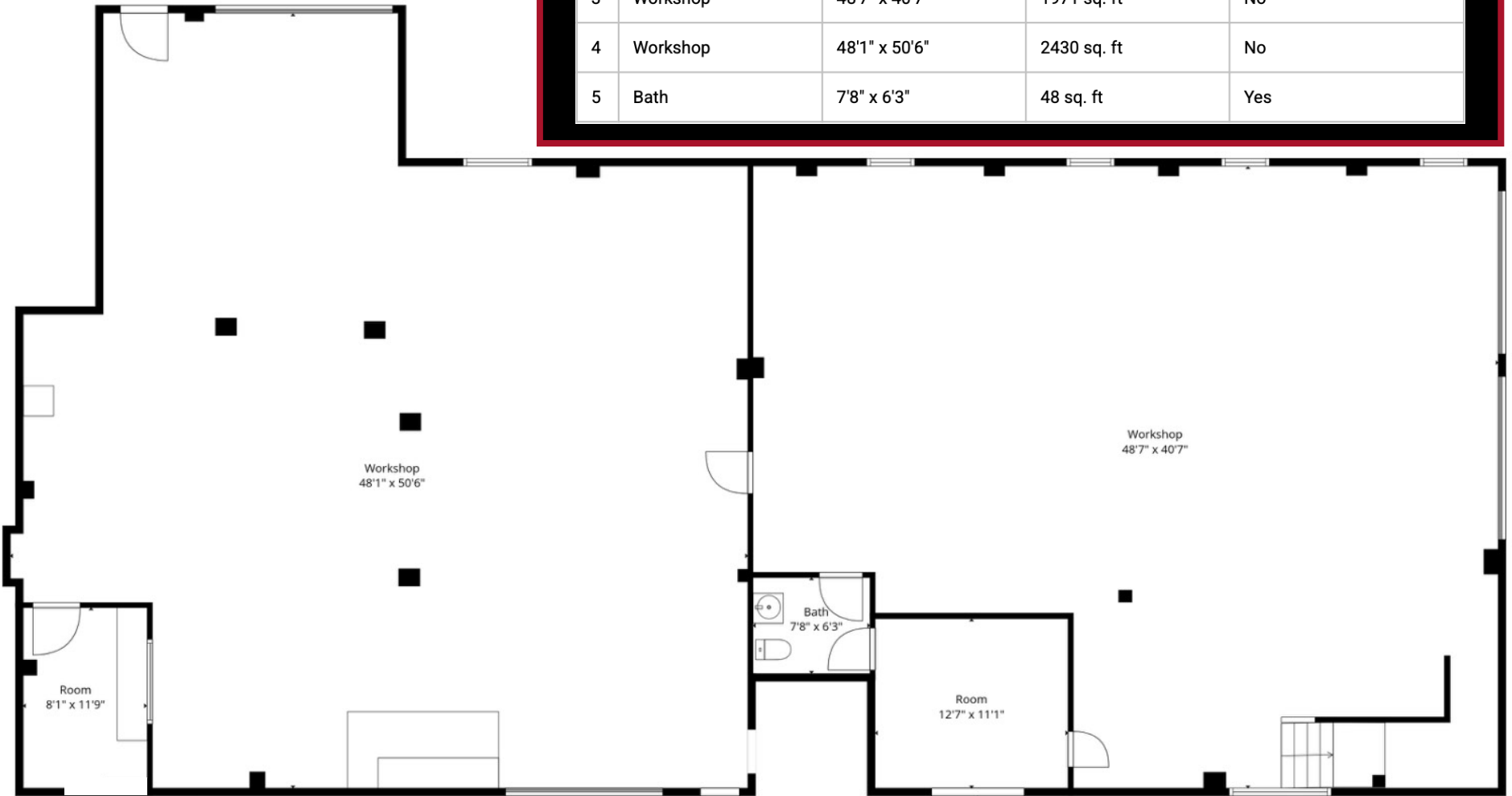
1923 OLD EASTERN AVENUE



# FLOOR PLAN: FIRST FLOOR

# 1923 OLD EASTERN AVENUE

| # |          | Dimensions    | sqft        | Counted as living area |
|---|----------|---------------|-------------|------------------------|
| 1 | Room     | 8'1" x 11'9"  | 95 sq. ft   | Yes                    |
| 2 | Room     | 12'7" x 11'1" | 139 sq. ft  | Yes                    |
| 3 | Workshop | 48'7" x 40'7" | 1971 sq. ft | No                     |
| 4 | Workshop | 48'1" x 50'6" | 2430 sq. ft | No                     |
| 5 | Bath     | 7'8" x 6'3"   | 48 sq. ft   | Yes                    |

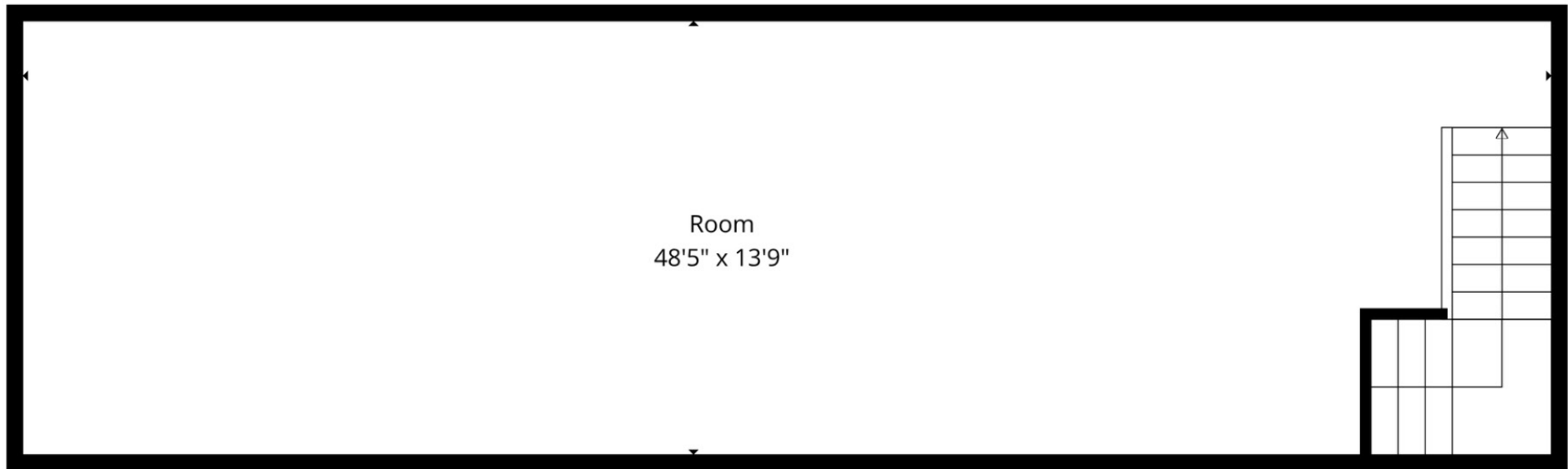


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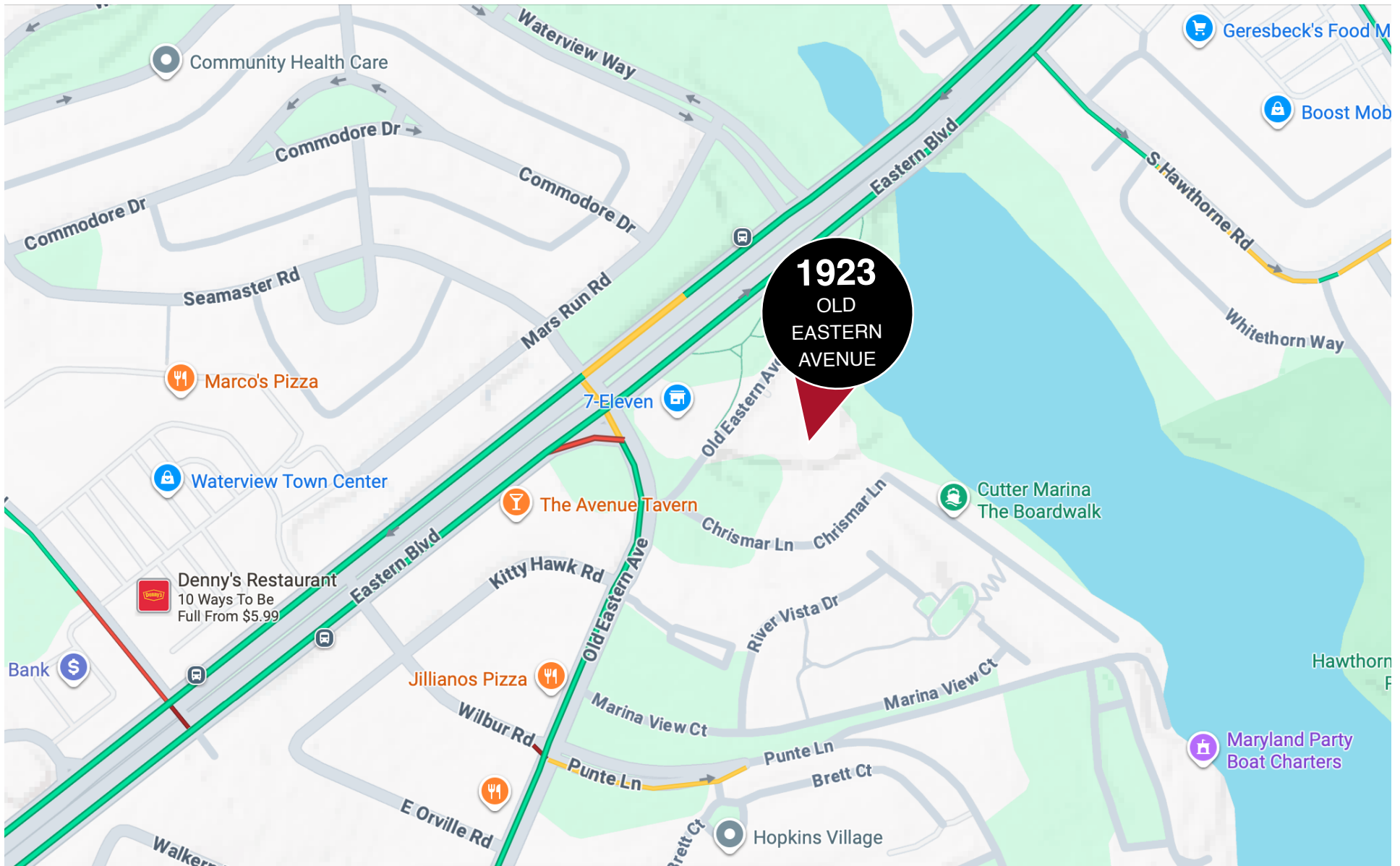
# FLOOR PLAN: SECOND FLOOR

1923 OLD EASTERN AVENUE

| # |      | Dimensions    | sqft       | Counted as living area |
|---|------|---------------|------------|------------------------|
| 6 | Room | 48'5" x 13'9" | 666 sq. ft | No                     |



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