

# CROSSROADS

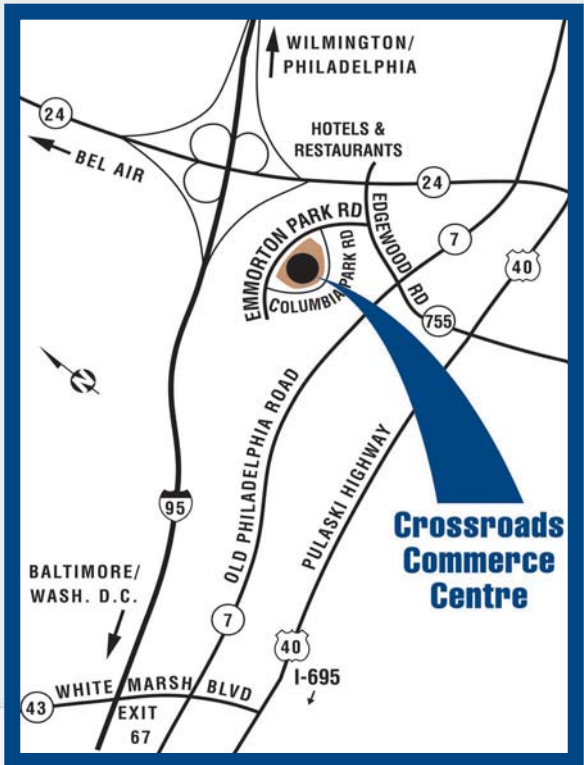
## COMMERCE CENTRE



*Minutes north of the White Marsh  
business district, Crossroads*

*Commerce Centre is located  
in Harford County's premier  
growth area and Enterprise Zone.  
With immediate access to I-95,  
this office/warehouse park is the  
ideal location for firms servicing the  
Baltimore, Philadelphia, Wilmington  
and Washington, D.C. markets.*





## Standard Features

### Location

2105 - 2109 Emmorton Park Rd.  
Harford County  
Edgewood, Maryland 21041

### Building Sizes

- 2105: 37,250 sq. ft.
- 2107: 56,525 sq. ft.
- 2109: 72,000 sq. ft.
- Total Project: 165,775 sq. ft.

### Bay Sizes

1,500 to 3,000 sq. ft.

### Ceiling Height

18' - 20'

### Lot Size

10.22 acres

### Zoning

GI

### Use

Office/Warehouse

### Construction

Brick with Metal Mansard

### Loading

Dock and Drive-In

### Heat

Gas

### Electric

100 amp, 120/208 volt,  
3 phase, 4 wire

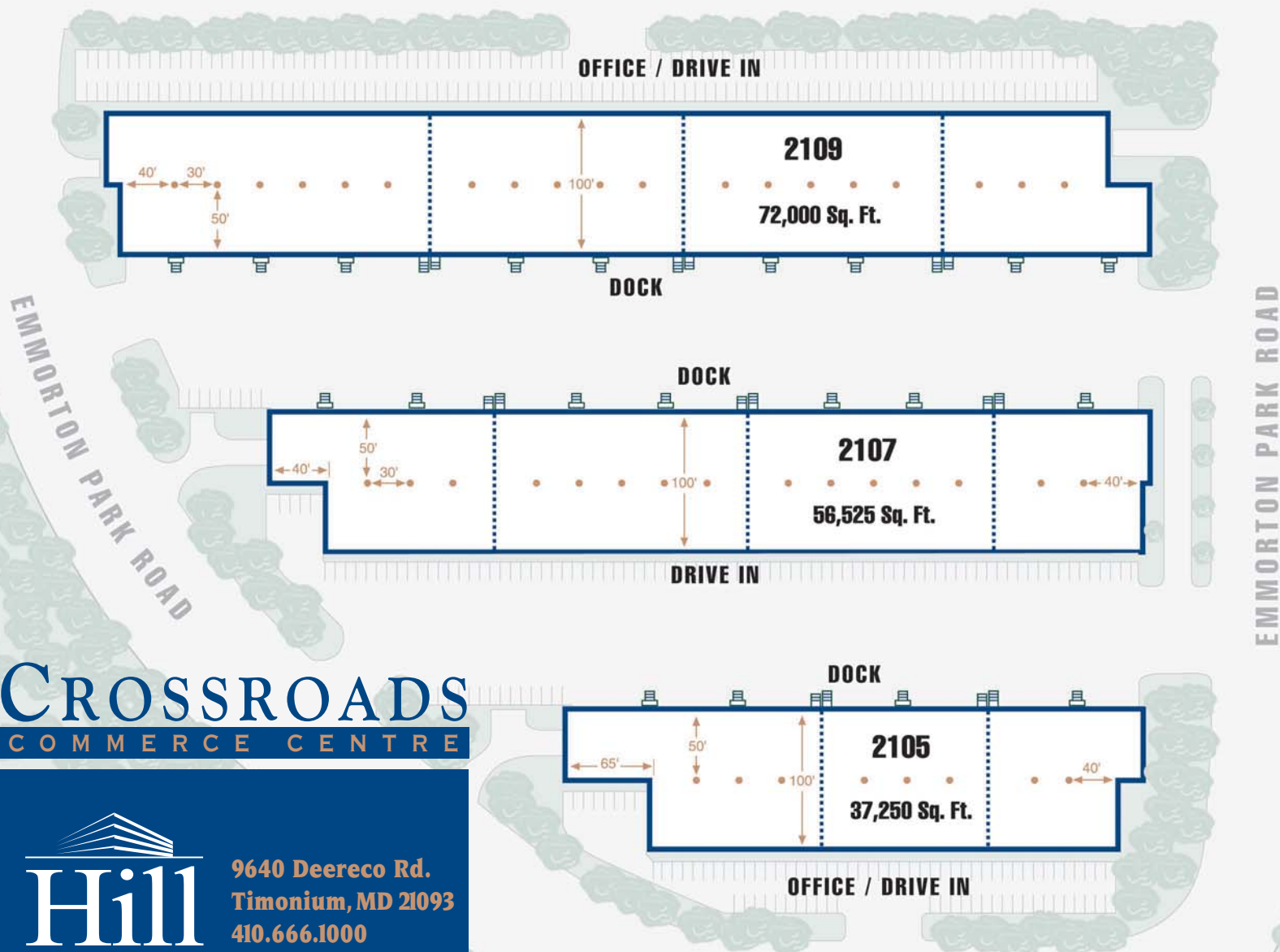
### Sprinkler

Wet

### Office

Build-to-Suit

## COLUMBIA PARK ROAD



## CROSSROADS COMMERCE CENTRE



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