

# Lansdowne Center

Lansdowne, MD



## About Lansdowne Center

Lansdowne Center, located at 1900 Lansdowne Road off Rt. 1 in Baltimore County, is a 4.6-acre project of St. John Properties. The 31,500 sq. ft. R&D/flex building, which features 16 ft. ceilings and drive-in loading, is well suited for office, manufacturing and warehouse uses.

With bay sizes starting at 1,500 sq. ft. and 1,950 sq. ft., Lansdowne Center is an option for businesses with modest space requirements. With its proximity to Rt. 1, I-95 and I-695 (Baltimore Beltway), the business park is also an excellent choice for companies for whom access to highway systems is key.

Lansdowne Center is just minutes from many retail amenities, including gas stations, banking, Home Depot, Office Depot, Walmart Supercenter and a range of dining options, including McDonald's, Nino Taco, Wendy's, Chick-fil-A, Gianni's Italian Bistro, and others.

St. John Properties features an in-house and fully-staffed property maintenance division, to ensure that the buildings continually operate at peak performance and looks as good "20 years from now, as the day you first moved in."





# Lansdowne Center

## R&D/Flex

Building Address	Sq. Ft.
1900 Lansdowne Road	31,500

### R&D/Flex Building Specifications

Ceiling Height	16 foot clear minimum
Suite Sizes	1,500 or 1,950 sq. ft..
Office	Built to suit
Parking	2.5 spaces per 1,000 Sq. Ft.
Heat	Gas
Water	Public
Sewer	Public
Zoning	BM-IM
Zip Code	21227



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## Convenient to Baltimore-Washington Corridor

Lansdowne Center is conveniently located immediately off Washington Blvd., (Md. Rt. 1) just minutes from Baltimore Beltway I-695 and I-95. A modern and advanced highway system provides rapid connections to downtown Baltimore, BWI Airport, Columbia, Towson, and Owings Mills.

## Distances to:

- Annapolis (Downtown) ..... 26 miles
- Baltimore (Downtown) ..... 5 miles
- BWI Thurgood Marshall Airport ..... 6 miles
- Interstate 695 Baltimore Beltway ..... 1 miles
- Interstate 95 ..... 1.5 miles
- Interstate 495 Capital Beltway ..... 24 miles
- Interstate 895 ..... 3 miles
- MD Route 295 Balto-Washington Pkwy ..... 1.5 miles
- Washington, D.C. (Downtown) ..... 35 miles

## About St. John Properties

St. John Properties is a full-service real estate company headquartered in Baltimore. In addition to Lansdowne Center, St. John Properties owns and manages more than 15 million sq. ft. of R&D/flex, office, warehouse and retail commercial real estate across five states: Maryland, Virginia, Colorado, Louisiana and Wisconsin.