

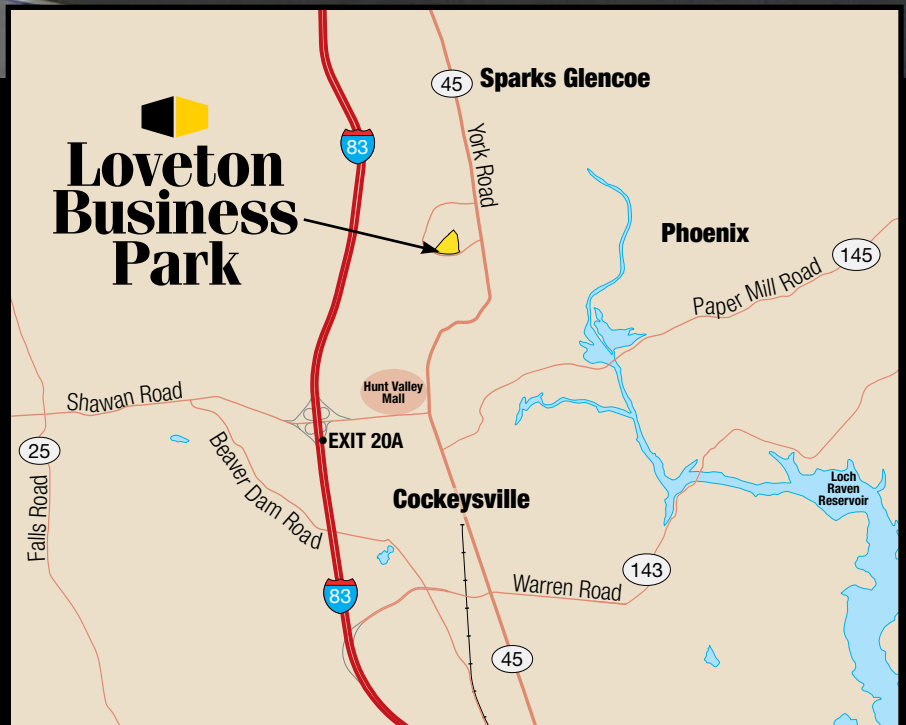
Loveton Business Park

Sparks, MD



Loveton Business Park is a 15-acre business community located on Loveton Circle, just off York Road in Sparks, MD and minutes from Hunt Valley.

The unified architecture of St. John Properties' two buildings, comprising nearly 130,000 square feet of flex and office space, provides Loveton Business Park a campus-like business environment. Tenant sizes from 1,275 square feet to 78,234 square feet of space offer businesses straightforward, economical and high utility space in a covenant-protected, well-maintained atmosphere. In the flex office buildings, thirty foot wide spaces combined with 16 foot high ceiling heights offer maximum flexibility. Free, generous parking is available adjacent to the buildings. The attractive two-story office building offers direct access and tenant control of utilities in a generously landscaped executive environment with commanding views of the Hunt Valley countryside.



Convenient to the Northern Baltimore Market

Loveton Business Park is conveniently located off York Road in the Loveton Center, a 15-acre business community positioned just minutes north of Hunt Valley Business Community. This northern Baltimore County location offers easy access to Interstate 83 and the Baltimore Beltway (Interstate 695), with rapid connections to downtown Baltimore, Towson, Timonium and the Baltimore-Washington International Airport to the south, and points north including the Harrisburg and York, PA markets.

Distances to:

Baltimore (Downtown)17 miles
 BWI Airport27 miles
 Harrisburg, PA.....58 miles
 Interstate 833 miles
 Interstate 695 (Baltimore Beltway) ..8 miles
 Timonium, MD6 miles
 Towson, MD.....9 miles
 York, PA33 miles

All About St. John Properties

St. John Properties, Inc., is a full-service real estate company headquartered in Baltimore, Maryland. The company owns, manages and has developed more than 15 million square feet of commercial real estate, including R&D/flex, warehouse, office and retail space in Maryland, Colorado, Louisiana, Wisconsin and Virginia.



Loveton Business Park



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www.sjpi.com

Maryland • Colorado • Louisiana
 Virginia • Wisconsin

Flex	
Building Address	Sq. Ft.
47 Loveton Circle	78,234

Flex Specifications

Ceiling Height	16 foot clear minimum
Loading	Dock or Drive-in
Suite Sizes	2,520-2,760-3,000 SF
Roof	EPDM Rubber
Walls	Brick on block
Office	Build to suit
Parking	4 spaces per 1,000 SF
Heat	Gas
Water & Sewer	Public
Zip Code	21152

Two-Story Office	
Building Address	Sq. Ft.
53 Loveton Circle	51,006

Office Specifications

Ceiling Height - 1st Floor	9-1/2 foot clear
Ceiling Height - 2nd Floor	10 foot clear
Suite Sizes	1,275-2,550-3,820-5,100 SF
Roof	EPDM Rubber
Walls	Brick on block
Office	Build to suit
Parking	5 spaces per 1,000 SF
Heat	Gas
Water & Sewer	Public
Zip Code	21152