



PAD SITE | PRIME CORNER LOT | 1.8 ACRES

Glen Burnie Business Center

8th Avenue at Penrod Court

Glen Burnie, MD 21061

- Located on 8th Avenue near Crain and Ritchie Highways in the heart of Glen Burnie with prime visibility and access off 8th Avenue
- Located within the 293,500 sq. ft. business community of Glen Burnie Business Center
- Opportunity to serve large customer base including BWI Airport, major employers and several hotels that surround the site
- Best pad site in the area, situated next to legendary Michael's Eighth Avenue caterer
- Ideal for auto sales and service, restaurant, etc.
- Zoned C-4

TRAFFIC COUNT (MDOT)

Crain Highway at MD 270 - 15,585 vehicles per day

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	8,946	76,873	186,733
Avg. Household Income	\$88,179	\$91,008	\$95,776





For more information on
 Glen Burnie Business Center visit:
sjpi.com/glenburniebusiness

Distances to:

- Baltimore (Downtown) 9 miles
- BWI Airport 3 miles
- I-695 (Baltimore Beltway) 3 miles
- I-95 9 miles
- I-97 1 mile
- MD Route 2 1 mile
- Washington, D.C. (Downtown) 34 miles

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 19 million square feet of commercial real estate, including office, flex/R&D, warehouse, retail and residential space.



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