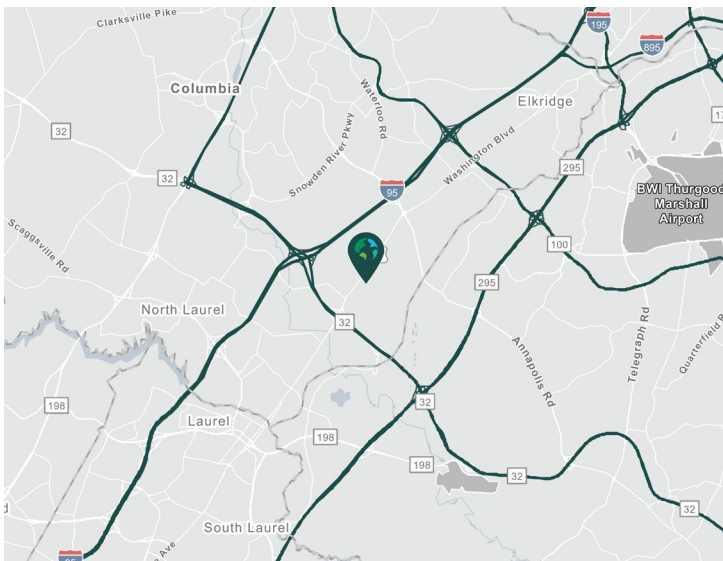


44,100 SF

**8263 Patuxent Range Road
Jessup, MD 20794**

Prologis Baltimore Washington Industrial Park



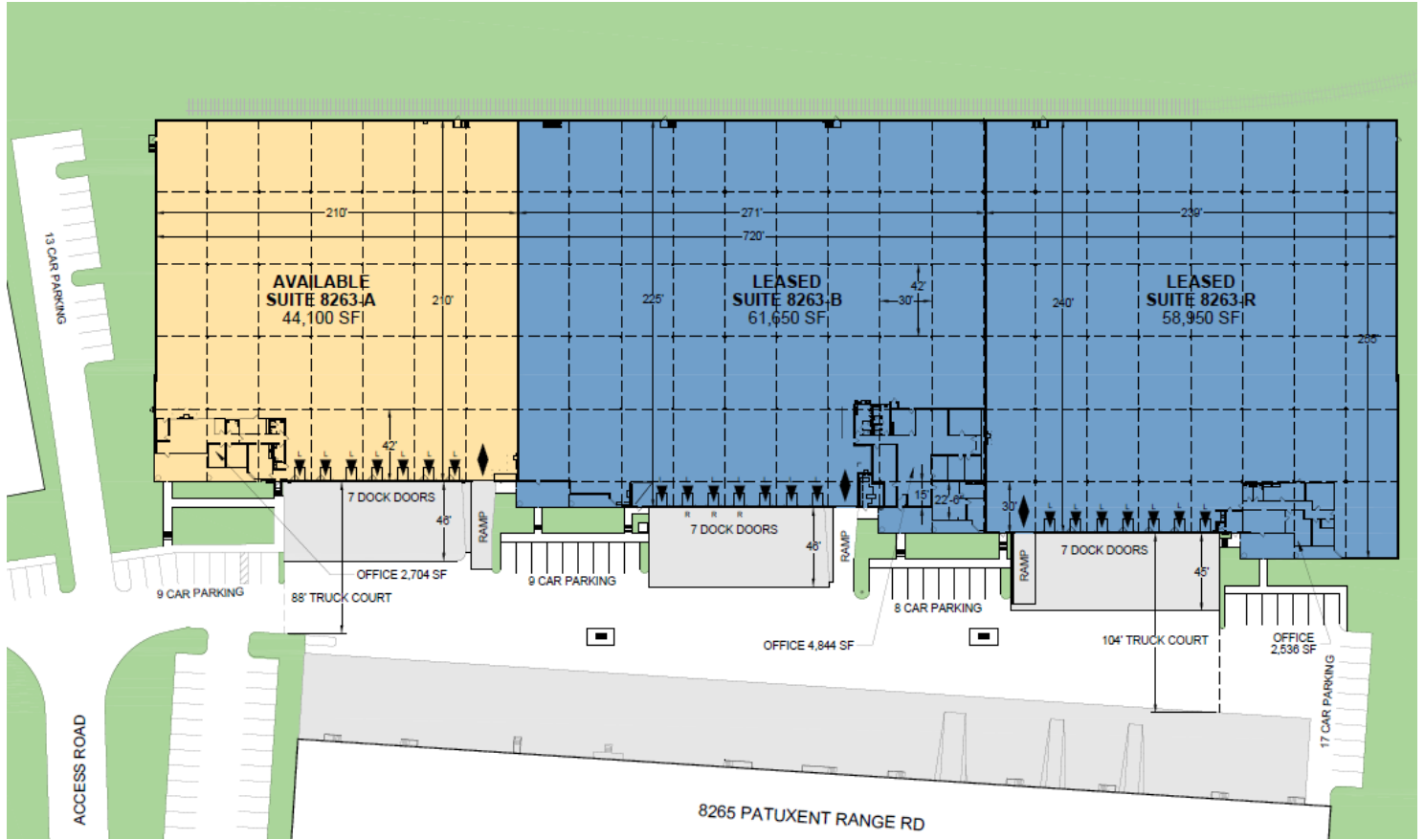
Property Features

Available Space	44,100 SF
Office Space	2,704 SF
Dock Doors	7 dock doors with levelers and 1 drive-in door
Clear Height	24'
Column Spacing	30' x 42'
Car Parking	Ample Parking
Electrical Service	800 Amps
Sprinkler	ESFR
Lighting	LED

- Immediate access to I-95 and Route 1
- Multi-market accessibility, with efficient travel times to Philadelphia, Baltimore, and Washington D.C.
- Convenient access to the Baltimore Washington Corridor including the BWI Thurgood Marshall Airport



Unlock the full potential of your warehouse with one strategic, single-source partner.



LEGEND:

- ▲ DOCK POSITION
- ▲ DOCK POSITION W/ LEVELER
- ◆ DRIVE-IN DOOR
- LAND
- LEASED AREA
- AVAILABLE AREA



Cushman & Wakefield
John Boote
 john.boote@cushwake.com
 ph +1 410 347 7567

Cushman & Wakefield
Jarred Testa
 Jarred.testa@cushwake.com
 ph +1 410 953 6683

Prologis
Karen Cherry
 kcherry@prologis.com
 ph +1 410 872 4560
 prologis.com