

# FOR LEASE

12,500 SF  
Storefront Retail Space

Building & Pylon  
Signage Available



9909 Pulaski Hwy  
White Marsh, MD 21220

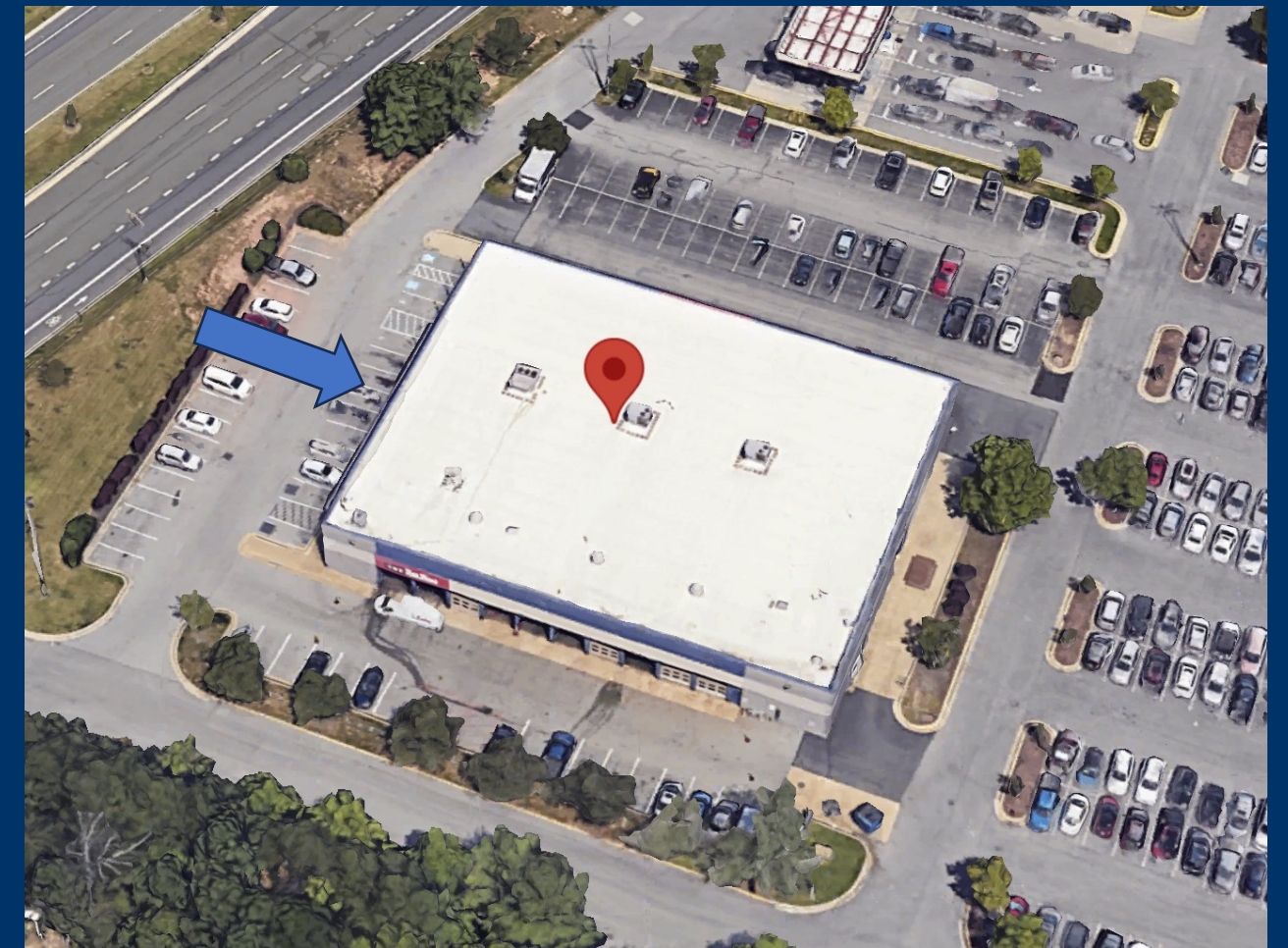
VESTIAN

Bennett WILLIAMS  
COMMERCIAL REAL ESTATE

# 9909 Pulaski Highway

## PROPERTY OVERVIEW

Address	9909 Pulaski Highway White Marsh, MD 21220
Available SF	12,500 SF Storefront Retail Space
Occupied SF	9,862 SF Auto Service Space
Total Building SF	22,362 SF
Year Built	1988
Possession	Immediate
Signage	Building & Pylon Signage Available
Asking Rate	Contact Broker
Comments	<ul style="list-style-type: none"><li>• Dedicated Main Entrance</li><li>• Building Height 21'</li><li>• Sprinklered</li><li>• HVAC throughout</li></ul>



### CONTACT

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## Property Overview

Pep Boys holds these properties under long term ground leases. The tire and auto repair operations will continue, the former parts sales areas have already been vacated, sizes fall in the range of 3,200 to 11,500 SF.

Uses sought include medical, such as dialysis or Plasma centers, day care for children, doggie day care, discount retail, furniture, tools, hardware and automotive uses that don't compete with the tire and repair operations, such as collision centers, auto glass or auto parts.

Cash allowances can be negotiated, provided the rent is commensurate with a reasonable return on the additional investment.

- Highly visible from all directions
- Ample parking
- Typically located among nationally recognized retailers
- Size of space can be flexible

## Nearby Retailers



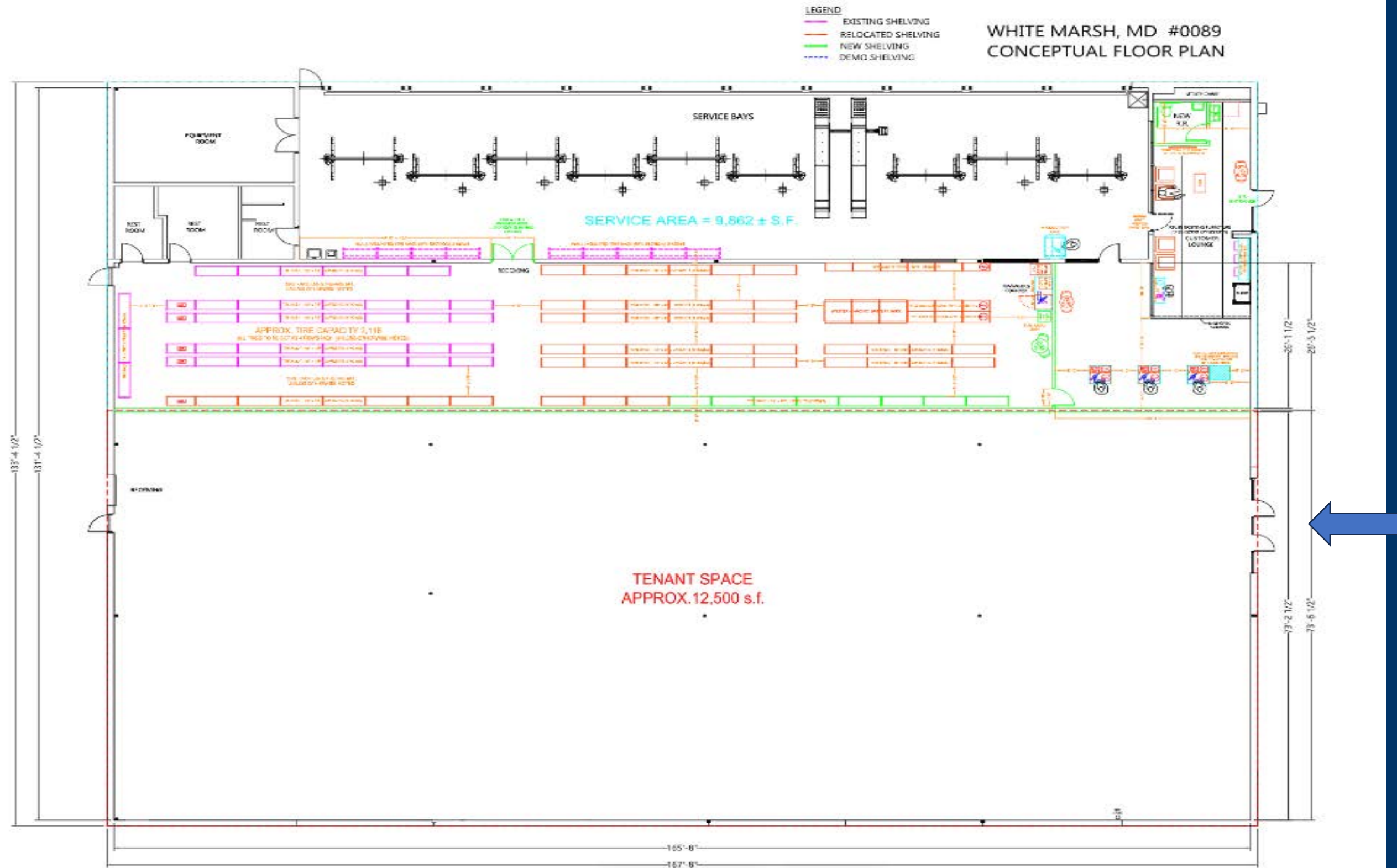
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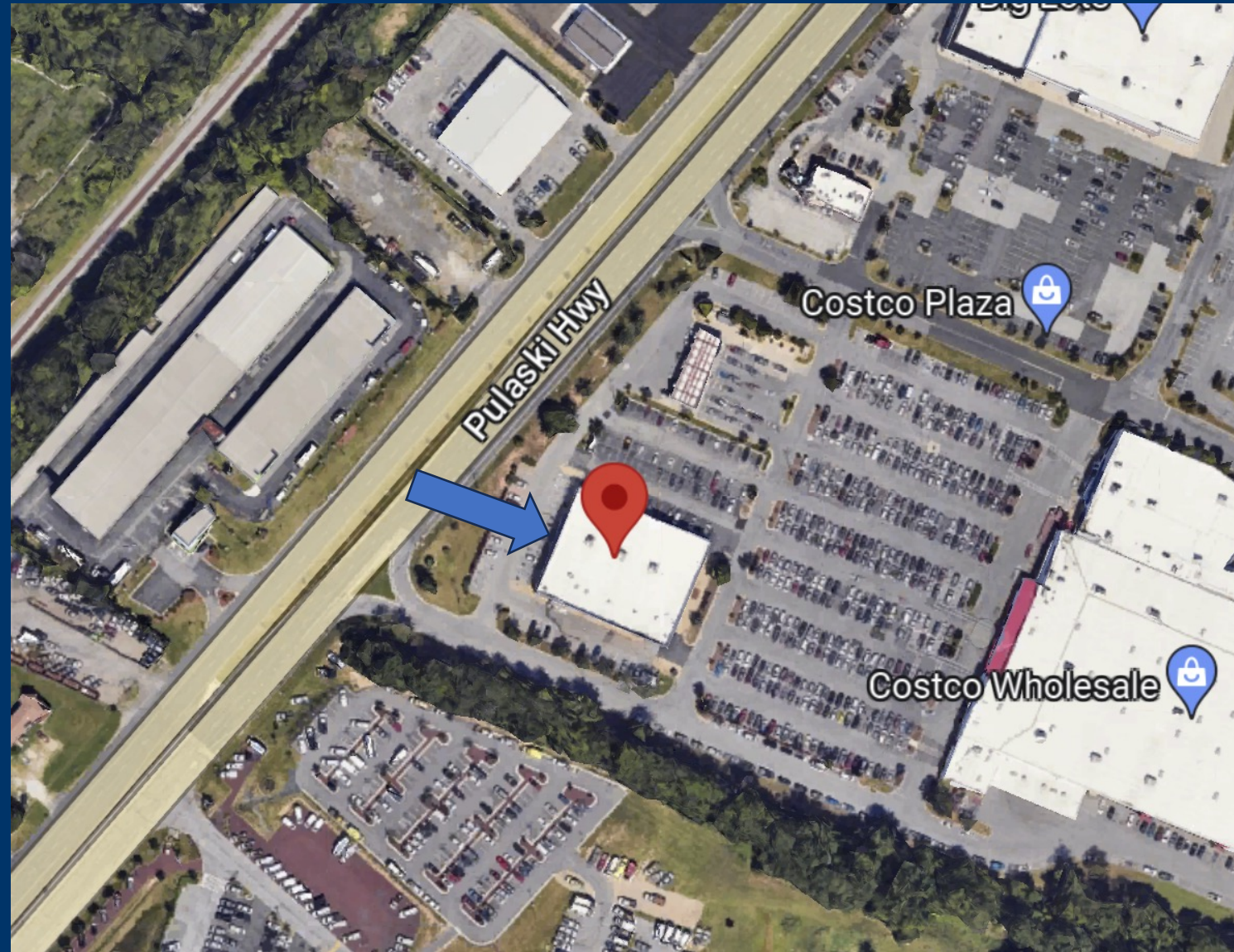
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# Building & Pylon Signage Renderings



\*Signage renderings provided for illustrative purposes only. Actual design and placement may vary based on location and specific property requirements.

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## FOR LEASING INFORMATION, CONTACT

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