



## About Crestridge Center

Crestridge Center consists of two single-story office buildings, one two-story office building and 4,500 square feet of retail space, for a total of 52,860 square feet of leasable space. The six-acre business park offers a campus-like environment with attractive landscaping and contemporary architecture.

Crestridge Center is easily accessible from the Warren Road Interchange (Exit 18) off of Interstate 83 and is only 10 minutes from Towson and 20 minutes from downtown Baltimore.

### Traffic Count (MDOT)

York Road at Warren Road: 26,115 vehicles/day

### Demographics

	1 Mile	3 Miles	5 Miles
Population	8,832	52,219	97,193
Avg. Household Income	\$79,229	\$109,302	\$126,096



### Single-Story Office Buildings

10153 York Road	10,112 SF
10151 York Road	18,000 SF

### Single-Story Office Specifications

Suite Sizes	1,125 up to 18,000 SF
Ceiling Height	8 ft. clear minimum
Offices	Built to suit
Parking	4 spaces per 1,000 SF
HVAC	Heat pump
Roof	EPDM rubber
Exterior Walls	Brick on block
Zoning	BM-IM & ML-AS

### Two-Story Office Building

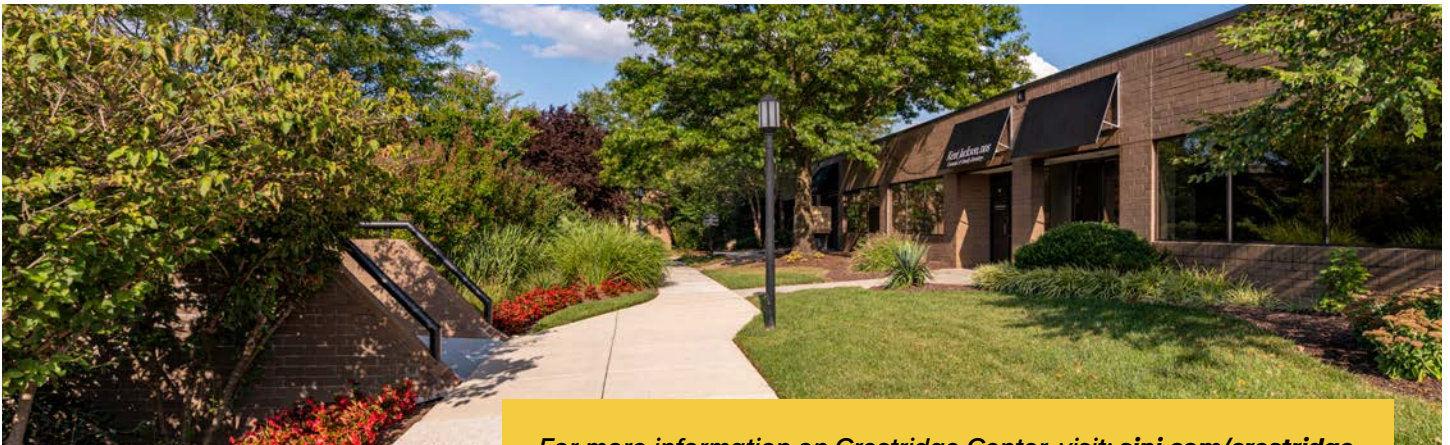
10155 York Road	20,250 SF
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### Two-Story Office Specifications

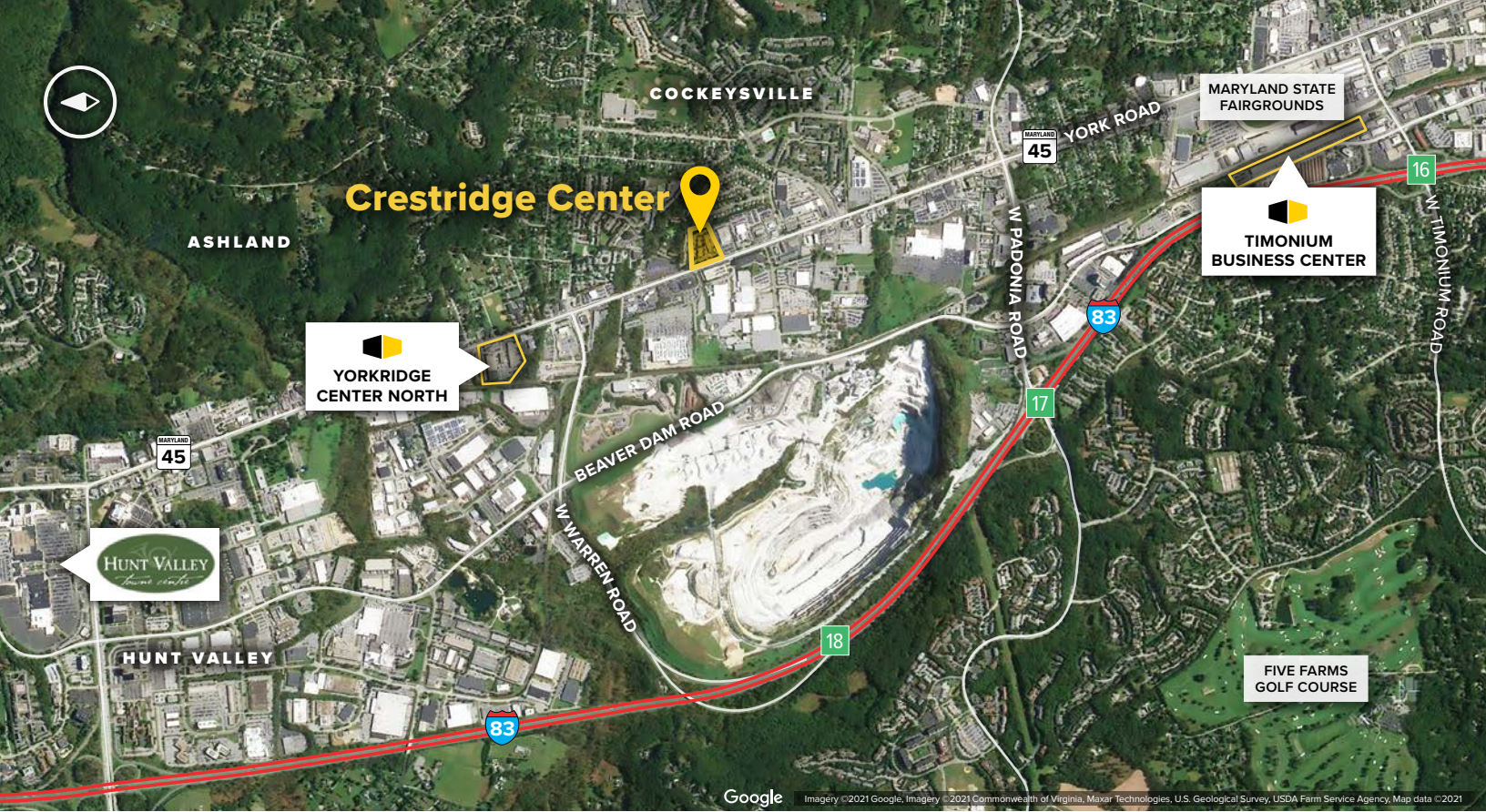
Suite Sizes	1,218 up to 20,250 SF
Ceiling Height	8 ft. clear minimum
Offices	Built to suit
Parking	4 spaces per 1,000 SF
HVAC: 1 <sup>st</sup> Floor	Heat pump
HVAC: 2 <sup>nd</sup> Floor	Gas
Roof	EPDM rubber
Exterior Walls	Brick on block
Zoning	BM-IM & ML-AS

### Retail Building

10151 York Road	4,500 SF
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For more information on Crestridge Center, visit: [sjpi.com/crestridge](http://sjpi.com/crestridge)



**Distances to:**

- Baltimore, MD (Downtown) ..... 14 miles
- BWI Airport ..... 22 miles
- Interstate 83 ..... 2 miles
- Interstate 695 ..... 4 miles
- Timonium, MD ..... 3 miles
- Towson, MD ..... 5 miles
- York, PA ..... 36 miles



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# Contact Us

For additional leasing information or to schedule a tour, contact:

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

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