



# North Point Crossing

4009 North Point Boulevard  
Dundalk, MD 21222



NAIOP  
COMMERCIAL REAL ESTATE  
DEVELOPMENT ASSOCIATION  
NATIONAL  
DEVELOPER  
OF THE YEAR  
— 2018 —

[SJPI.COM](http://SJPI.COM) | 410.788.0100

## About North Point Crossing

- ▶ Retail pad site and inline building surrounded by brand-new upscale 108 unit town home development
- ▶ 1.45 acre pad site available next to Burger King
- ▶ 8,125 square feet of inline retail space starting at 1,200 square feet
- ▶ Located minutes from Interstate 695, Interstate 95 and Eastpoint Mall
- ▶ Ideal for restaurants, salons, mailbox/shipping, fitness, etc.
- ▶ Zoned BL-AS

### Traffic Count (MDOT)

North Point Boulevard: 17,000 vehicles/day

Interstate 695 (Baltimore Beltway): 33,982 vehicles/day

Eastern Avenue: 23,631 vehicles/day

### Demographics

	1 Mile	3 Miles	5 Miles
Population	11,311	83,079	157,006
Avg. Household Income	\$70,895	\$66,861	\$69,517

## Retail Space

### 4009 North Point Boulevard

Suites 100–101	Chesapeake Pediatric Care	1,479 SF
Suites 102–105	Express Care	5,331 SF

### Pad Site

### 4003 North Point Boulevard

Pad Site	<b>AVAILABLE</b>	1.45 Acres
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For more information on North Point Crossing, visit: [sjpi.com/northpointcrossing](http://sjpi.com/northpointcrossing)



# North Point Crossing | Site Plan



GERMAN HILL ROAD

TOWN VIEW DRIVE

THE TOWNES *at* NORTH POINT

VILLAGE PARK DRIVE



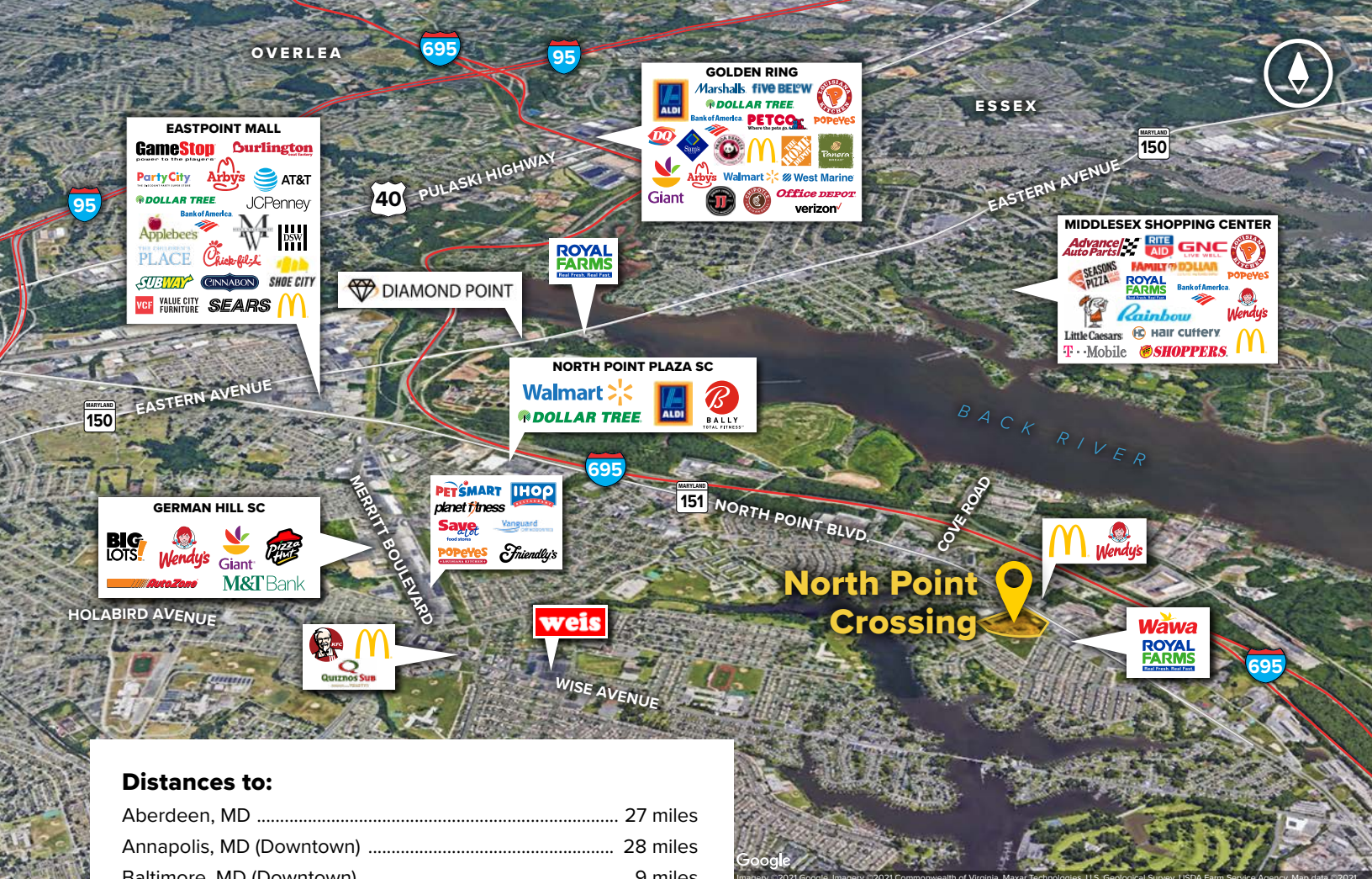
PAD SITE  
1.45 ACRE

4009 NORTH  
POINT BLVD  
8,125 SF

MARYLAND  
151

NORTH POINT BOULEVARD





**Distances to:**

Aberdeen, MD .....	27 miles
Annapolis, MD (Downtown) .....	28 miles
Baltimore, MD (Downtown) .....	9 miles
BWI Airport .....	18 miles
Eastpoint Mall .....	2.8 Miles
Interstate 83 .....	18 miles
Interstate 95 (at White Marsh) .....	7 miles
Interstate 495 (Capital Beltway) .....	35 miles
Interstate 695 (Baltimore Beltway) .....	1 mile
Washington, D.C. (Downtown) .....	48 miles

# Contact Us

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**About St. John Properties**

St. John Properties, Inc. is one of the nation's largest and most successful privately held commercial real estate firms. Founded in 1971, the vertically-integrated company develops, owns and manages office, flex/ research and development, warehouse, retail and residential space nationwide.

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