

**North Park**  
4 North Park Drive | Cockeysville, MD 21030  
First Floor | Suite 111

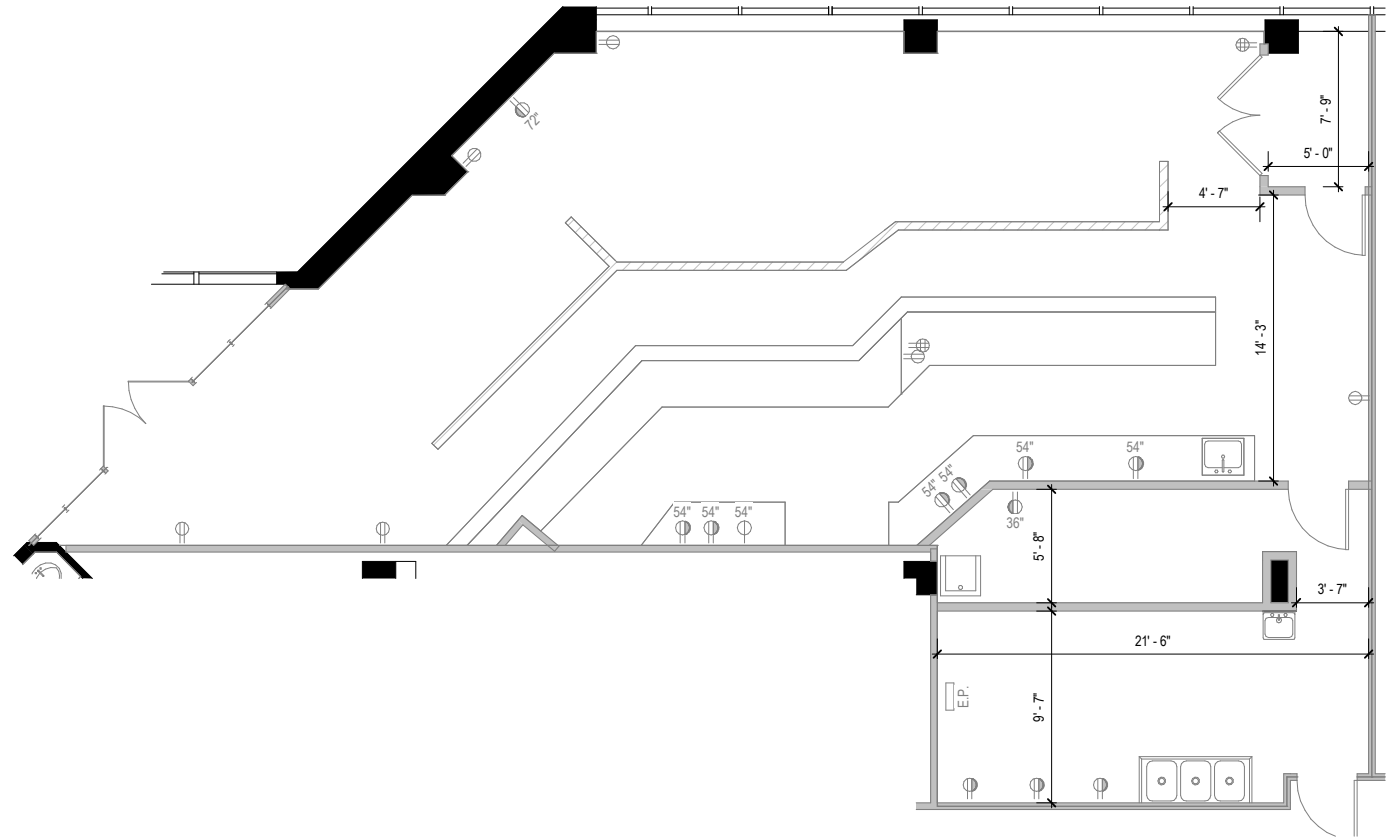
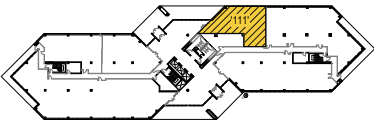


**Total SF Available:**  
1,967 SF

*Move-in ready, fully  
furnished café/deli space  
with dedicated service line;  
first floor, off-lobby entry with  
expansive patio adjacent to  
landscaped green space*

**CLICK TO VIEW  
VIRTUAL TOUR**

**KEY PLAN**  
NOT TO SCALE



*Note: This space plan is subject to existing field conditions. This drawing is proprietary and the exclusive property of St. John Properties, Inc. Any duplications, distribution, or other unauthorized use is strictly prohibited.*

# MOVE-IN READY CAFÉ / DELI SPACE



## 4 North Park Drive

York Road at Shawan Road

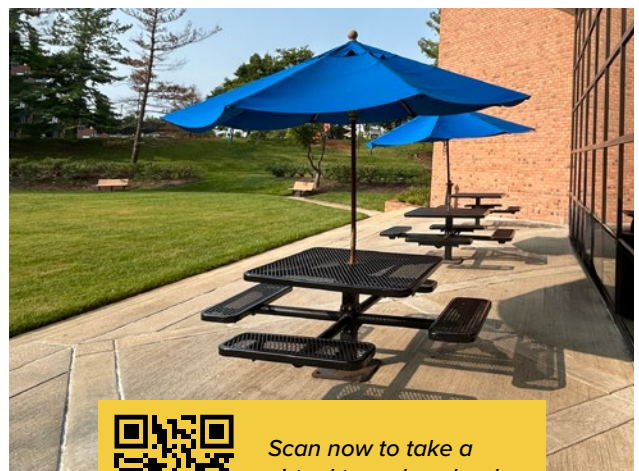
Hunt Valley, MD 21230

### About the Property

North Park is a 23-acre business community comprised of three Class 'A' Office buildings with expansive glass lines and recently upgraded interior common areas. The business community is surrounded by abundant retail amenities and services at Hunt Valley Towne Centre, along with the headquarters of major employers.

### Space Features

- ▶ 1,967 SF café/deli space now available
- ▶ Prominent off-lobby entry with signage opportunity
- ▶ Dedicated service line for streamlined ordering
- ▶ Turn-key with furniture, fixtures, and equipment
- ▶ Expansive outdoor patio adjacent to landscaped green space



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## DEMOGRAPHICS SNAPSHOT

### Distances to:

Interstate 83 .....	2 miles
Timonium, MD .....	5 miles
Interstate 695 (Baltimore Beltway) .....	8 miles
Towson, MD .....	10 miles
Baltimore, MD (Downtown) .....	19 miles
BWI Airport .....	30 miles
York, PA .....	36 miles



**2,300+ Businesses** in a 3-mile radius



**49,500+ Employees** in a 3-mile radius

### Demographics

	1 Mile	3 Miles	5 Miles
Population	4,004	30,908	66,293
Avg. Household Income	\$178,884	\$136,145	\$167,606

# Contact Us

### Stephanie Caronna

Leasing Representative

SCaronna@sjpi.com | 410.369.1235

### Bill Holzman

Vice President, Retail Leasing

BHolzman@sjpi.com | 410.369.1240



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— 2018 —

### 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 multifamily space nationwide.

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