



Gardner
Commercial
Realty

SALE OR LEASE

Centennial Square Condominiums

10268 Baltimore National Pike
Ellicott City, Maryland 21042



Available For Sale or Lease

- 10268 Baltimore National Pike
- Office / Medical Condominium
- ~943 – 1,885 SqFt

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For additional information or to schedule a tour:



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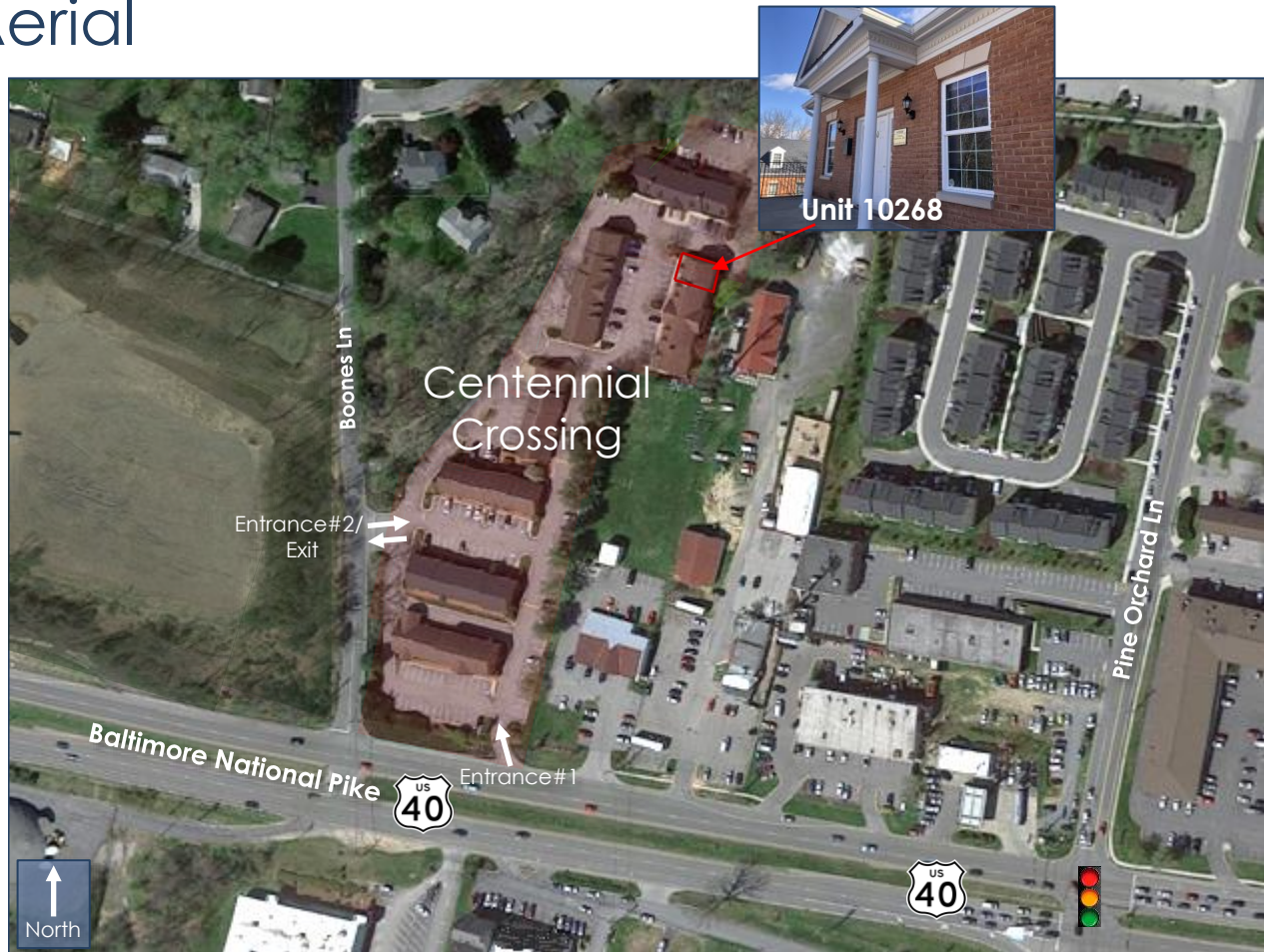
Gardner Commercial Realty is pleased to present Centennial Square Condominium, available for sale or lease.



Property Features

- 10268 Baltimore National Pike - Sale or Lease
 - Two (2) level unit, totaling ~1,885 SqFt, connected by internal stairwell
 - Unit can be split in two (2) spaces by level (1st and 2nd), ~943 SqFt each
- Exterior: Attractive, dramatic columned portico entrance, timeless brick exterior architecture with wood framing
- Interior:
 - Beautiful marble and wood floor (2nd floor), newly installed wood-look flooring on 1st floor, operable windows throughout
 - Functional existing floor plans with reception/waiting, seven (7) offices, open work area, kitchenettes (3) and private restrooms (2)
- Built in 2004
- Ample parking
- Zoned B-2 (Business: General) District

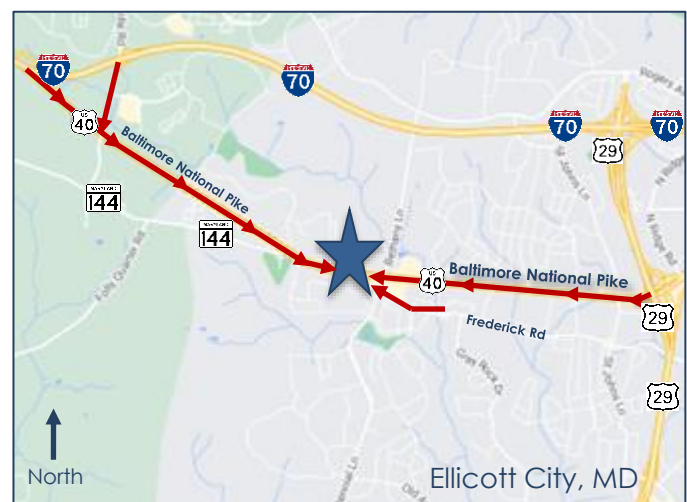
Aerial



Location Advantages

- Highly accessible Ellicott City, MD location
- Strong Demographics
- Close proximity to numerous retail amenities
- Easy access to Routes 40, 144, 29 and 100

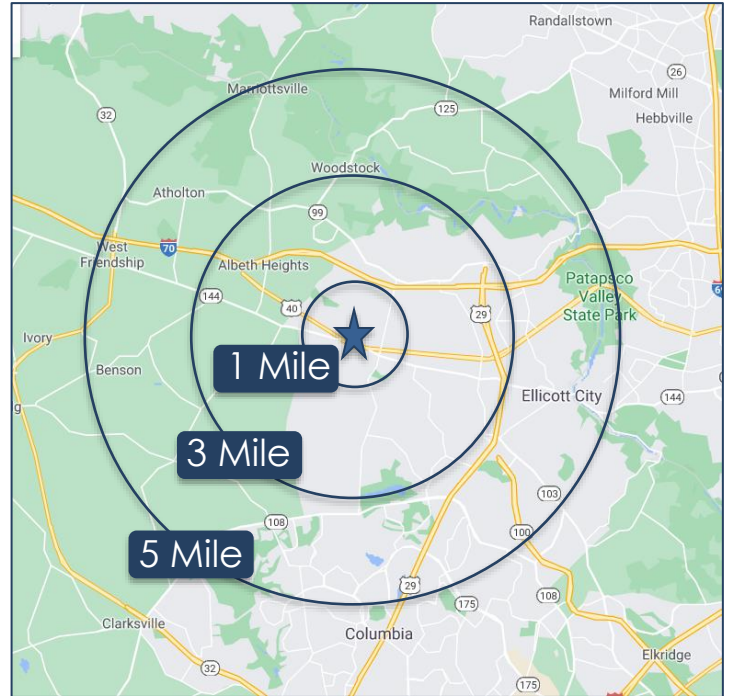
Map



Demographics



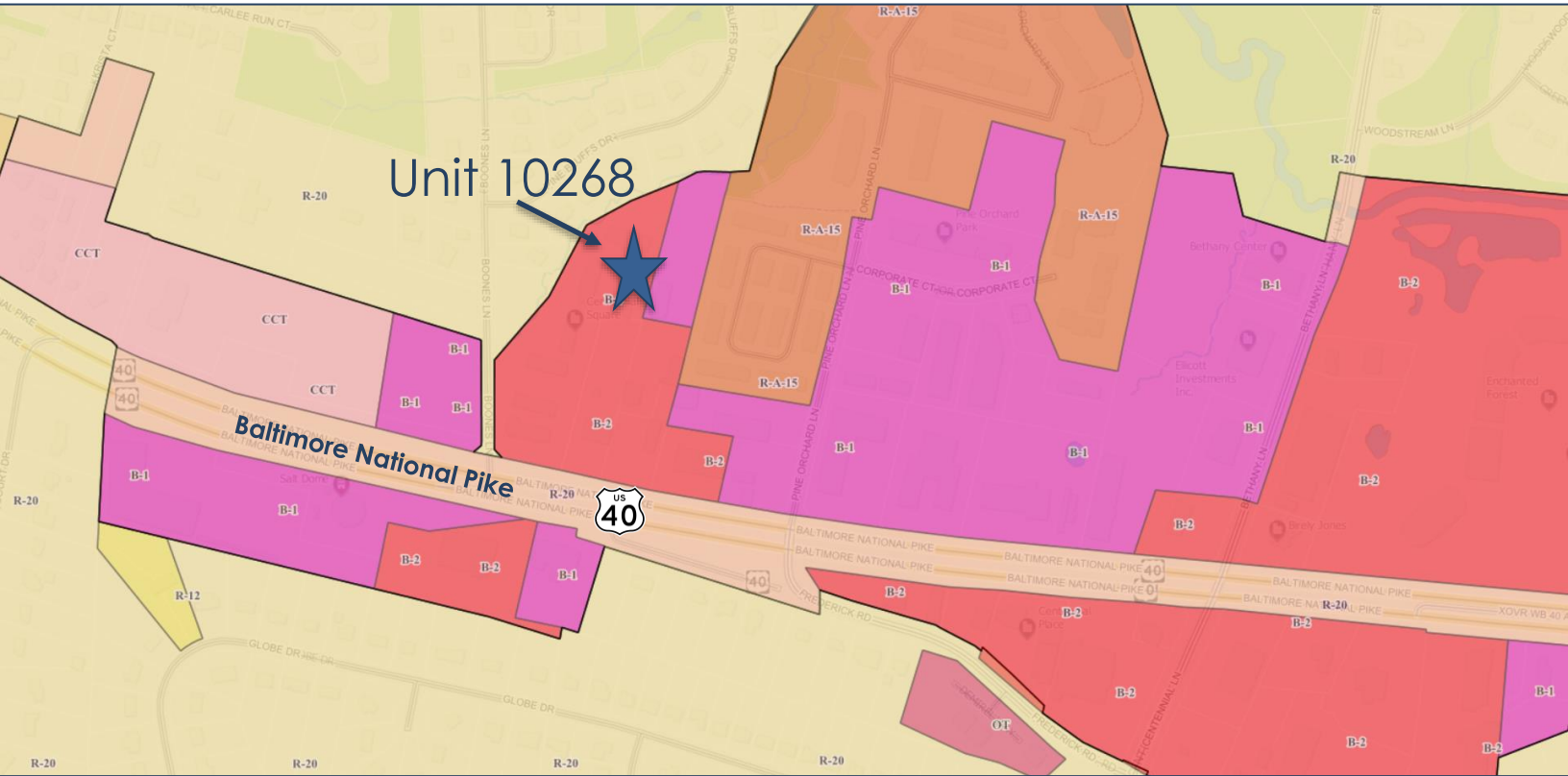
Strong Ellicott City, MD demographics & highly convenient location



2022	1 Mile	3 Mile	5 Mile
Est. Population	7,268	52,964	121,970
Est. Households	2,406	18,907	46,356
Ave HH Income	\$190,255	\$162,961	\$147,387

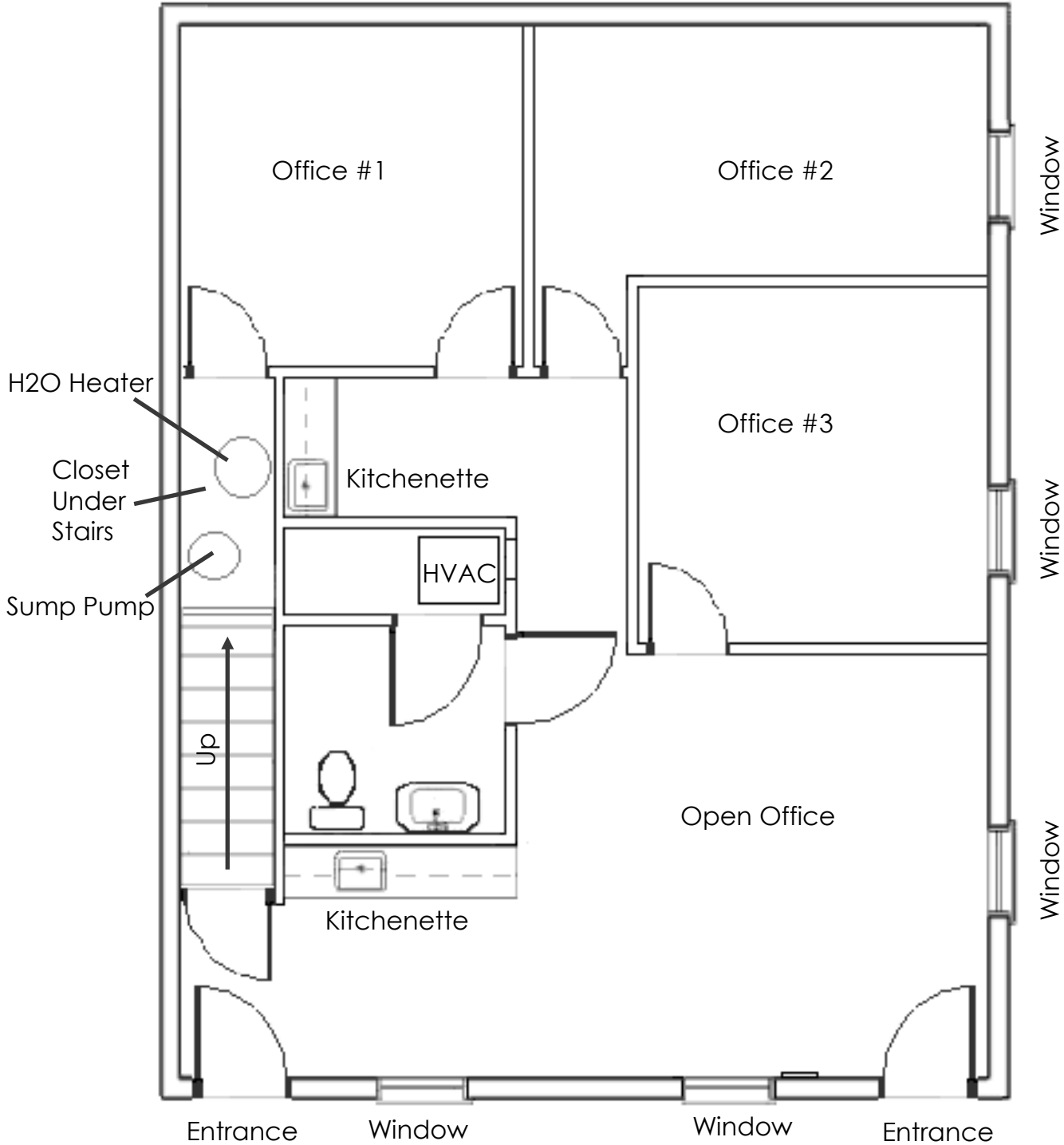
* Source: CoStar Realty Information, Inc. 2022

Zoning B-2 (Business: General) District



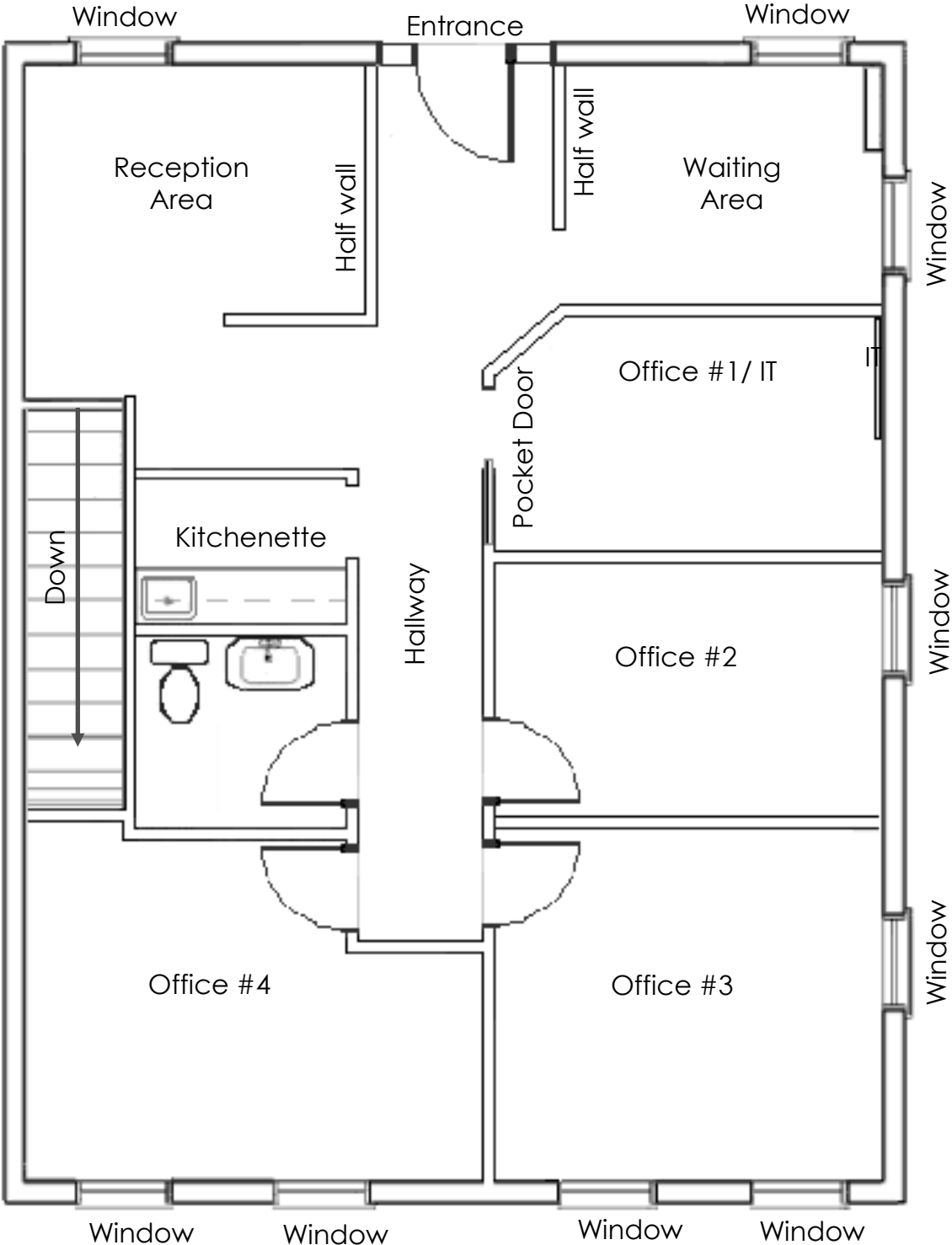
Howard County Zoning Regulations [Link*](#)
(*This link will go to the Howard County Municode page for B-2 (Business General) District Section 119.0.)

Floor Plan 1st Floor ~943 SqFt



Note: Floor Plan is NOT to scale and for conceptual purposes only.

Floor Plan 2nd Floor ~943 SqFt



Note: Floor Plan is NOT to scale and for conceptual purposes only.

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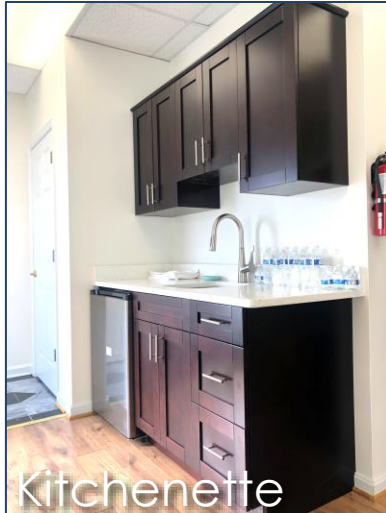
Property Images: 1st Floor



Entrance #1



Entrance #2



Kitchenette



Open Area (View 1)



Open Area (View 2)



Office #1



Office #2



Restroom (1 of 2)



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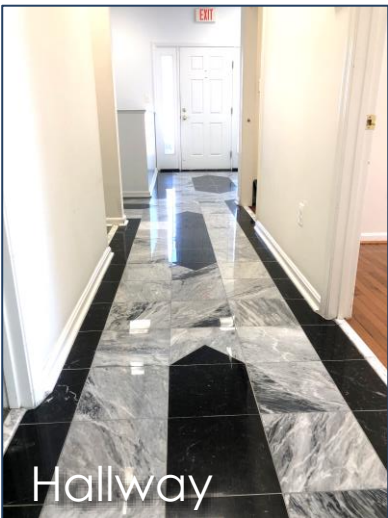
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Property Images: 2nd Floor (1 of 2)



Property Images: 2nd Floor (2 of 2)



Reception (View 1)



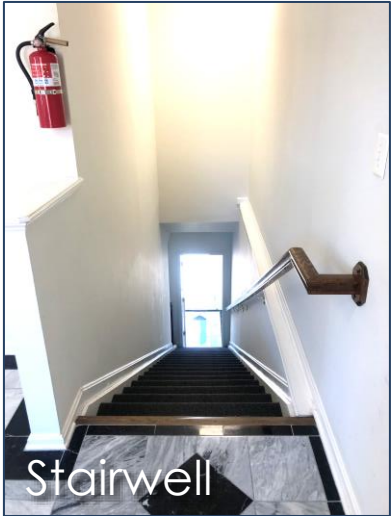
Reception (View 2)



Waiting Area



Hallway



Stairwell



Kitchenette



Restroom

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