




FREDERICK
COMMERCIAL
REAL ESTATE

SUBLEASE

7101 GUILFORD DR. SUITE 101
Frederick, MD

Prime First-Floor Class A Office Condo



PROPERTY OVERVIEW

Buildings Size
6,000-9,429 SF +/-

Zoned
**Mixed Use
Development**

Rental Rate
\$25.44 psf (NNN)

Features

5 min from all major Frederick highways

Lease extension available beyond
May 1, 2026

Direct access to parking lot from
first-floor suite

3 parking spaces per 1,000 SF



FREDERICK COUNTY DEMOGRAPHICS

	2 mile	5 mile	10 mile
2023 Population*	46,145	135,038	218,443
2023 Total Households	18,641	51,603	80,836
Median Household Income	\$96,842	\$111,399	\$125,817

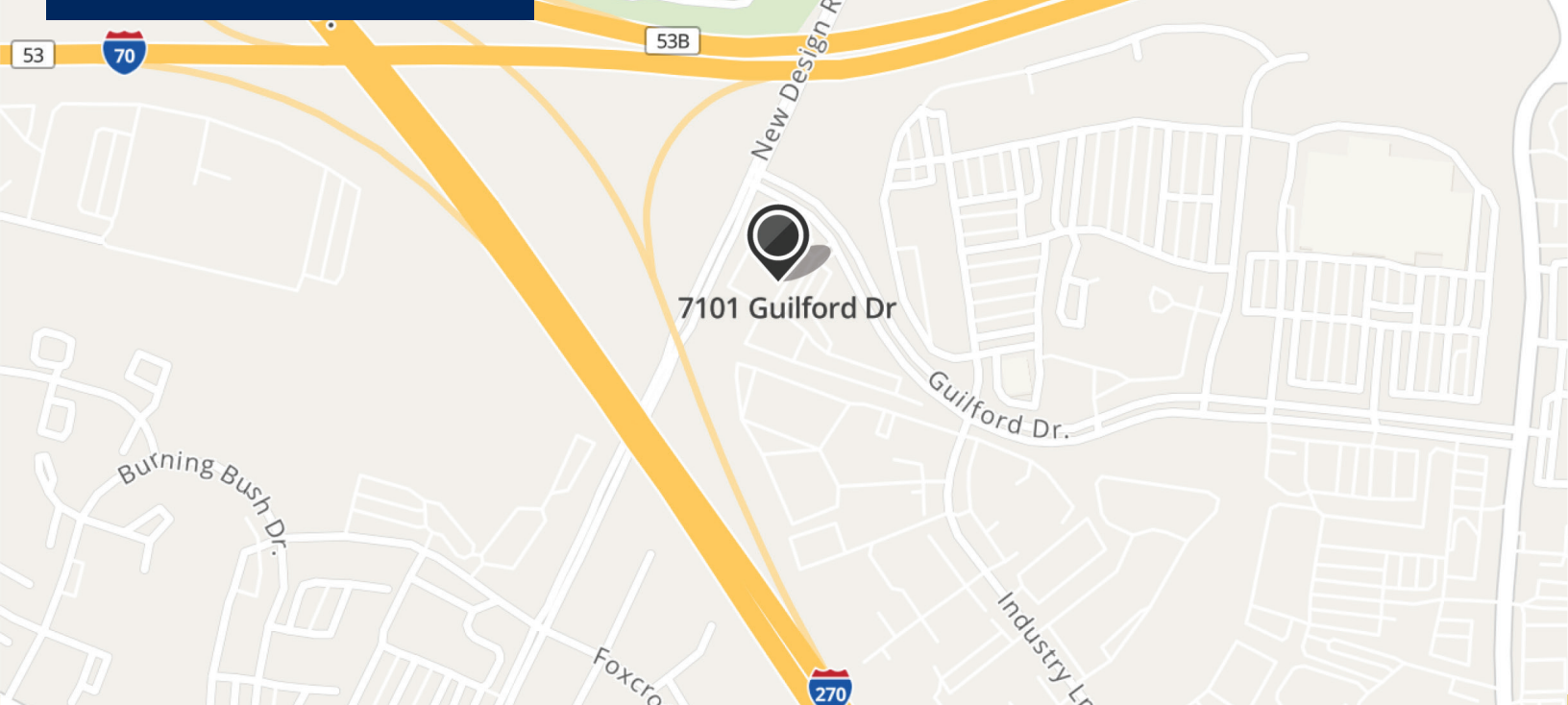
*Source: Costar.com


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*Call us about this fantastic
 opportunity or learn more online.*

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