



MACKINTOSH, Inc.
COMMERCIAL BROKERAGE

LEASE - \$18 NNN

Presents:

Small Professional Office Condo – Suite 103

Located at 241 East 4th Street in Historic Downtown Frederick



Full Service! 874 SF Suite on the 1st Floor of The Glass Factory

With Main Entrance Visibility, This Fully Furnished “Plug & Play” Class “A” Office Suite Features Three Offices, a Conference room and Kitchenette. Price below includes all IT equipment, security system for the entrance door, Housekeeping service Two Times Per week and any other maintenance services as necessary. All three offices and the conference room are wired for cable internet access and phone lines are also installed. The conference room has a table with Five chairs, a white board and projection screen. The kitchenette comes with a refrigerator and microwave. Each office has a large desk, chair, bookshelf & credenza.

Located in the Award Winning Downtown Frederick Historic District. Walking Distance from Marc Train, the Carroll Creek Promenade, the Courthouse, the Library & Restaurants. The Building is located in the HUB zone, an area designated by the Federal Government whose Tenants are eligible for special consideration in obtaining government business.

Available at \$1,856.45 / Month Total + Utilities.

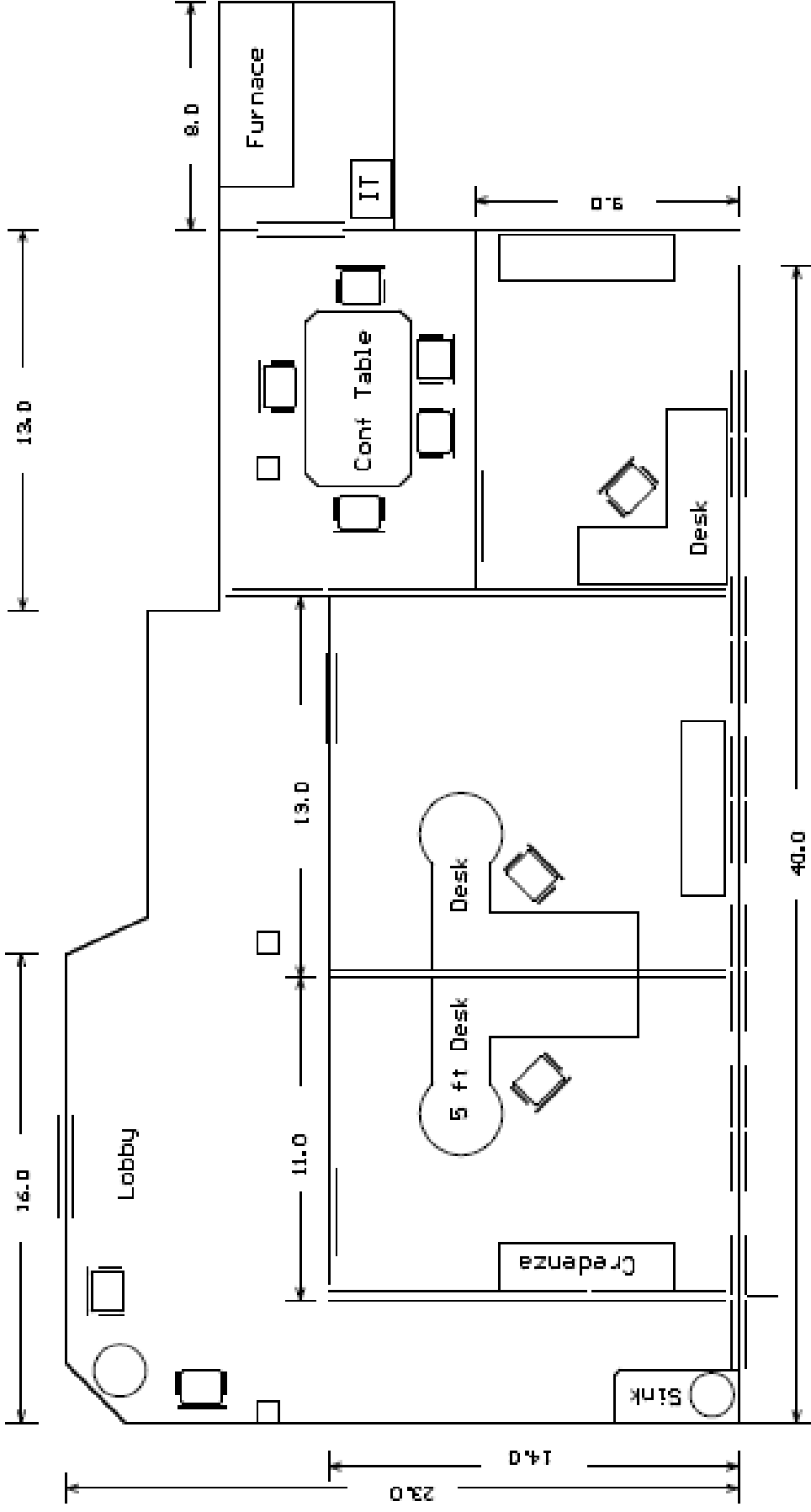
For Additional Info call: Nancy Green (240)529-0135 / (301) 748-3321

Mackintosh Commercial Brokerage, 262 W. Patrick Street, Frederick, Maryland 21701

Fax #: 1-240-489-7932 / O: 1-800-727-SOLD

Email: Nancy@ngreen.com / Website: www.ngreen.com

All information deemed reliable, but not guaranteed.



Glass Factory Suite 103 Floorplan

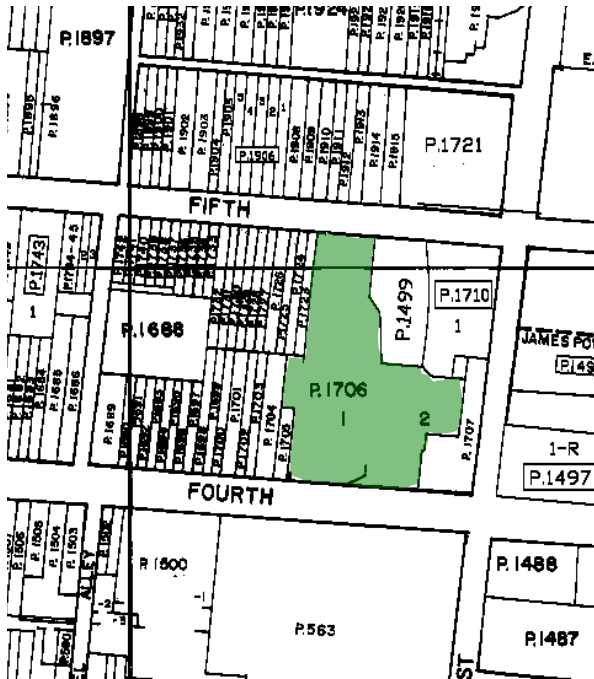
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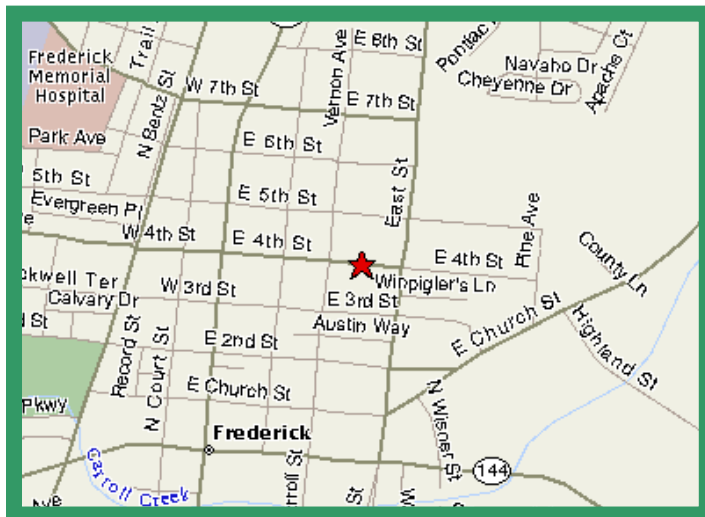
Glass Factory Lobby Photos



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Directions: From I 70 take Exit 54 onto East Street North into downtown. Continue through Circle past the Marc Train Station. Continue Straight to 4th Street, then take a left onto 4th Street, it is the second driveway on your right.



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