



**MACKINTOSH, Inc.**  
COMMERCIAL BROKERAGE

**For Lease - Class A Office / Retail Center**  
**553 SF to 2,461 SF - @ \$16 SF + NNN**

## Main Street Plaza

1311 MAIN ST., MOUNT AIRY, MD 21771



Main Street Plaza is nestled at the center of Mt. Airy with 44,000 square feet of Commercial Retail & Office Space. Two Elevators servicing the building. Restrooms in the common areas on each floor. Plenty of Parking Surrounds the Building.

### Current Tenants Include:

Restaurants California Tortilla and Katana Sushi, Peepers Family Eye Care Center, Tropic Tanning & Nail, Carroll Counseling, Dr. Niraj Patel – Damascus Dental, Studio Allure Hair Design, Absolute Turnover Services, Financial Solutions Group, Mt. Airy Physical Therapy, SNAP Fitness, and Frederick Pediatrics.

### Available Suites:

[Suite 207 – Small Vacant Suite – 3 Offices / Kitchenette – 822 SF \(Click for Video\)](#)

[Suite 302A – Penthouse – 553 SF - \(Click for Video\)](#)

Four Offices on Top Floor with Elevator

[Suite 302B – Penthouse – 2,461 SF - \(Click for Video\)](#)

Four Offices on Top Floor with Elevator

FOR ADDITIONAL INFORMATION CONTACT:

**Nancy Green - Call: 301-748-3321**

Email: [Nancy@ngreen.com](mailto:Nancy@ngreen.com)

Website: <http://www.ngreen.com>

**Mackintosh Commercial Brokerage**

262 W. Patrick Street

Frederick, Maryland 21701

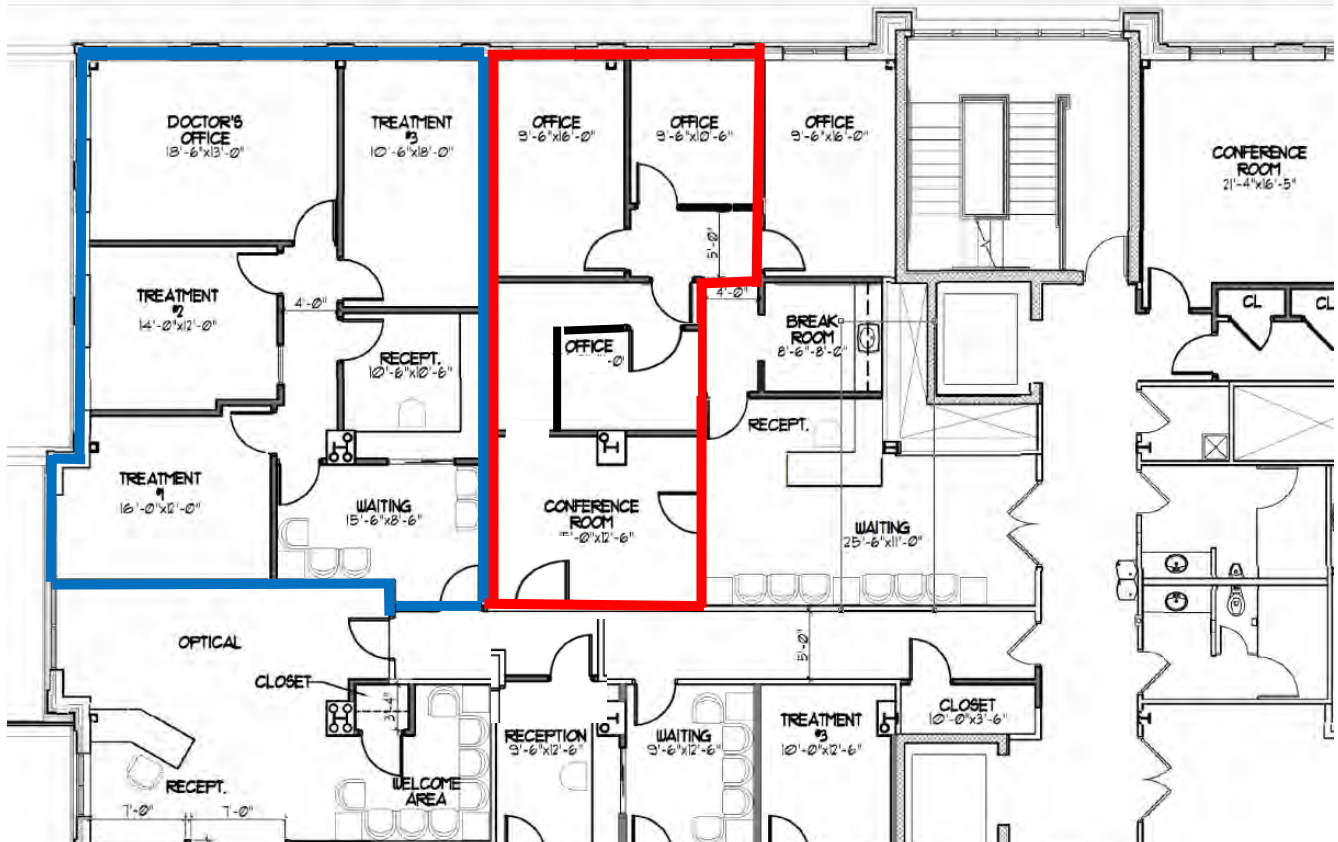
Broker: 1-800-727-SOLD

Fax #: 1240-489-7932

All information deemed reliable, but not guaranteed

# Main Street Plaza, 1311 Main Street, Mt. Airy, Maryland 21771

Suite #	SF	Base Price Per SF	Monthly Base Rent	Monthly NNN - Currently \$7.71 SF	Gross Monthly Rent
207 – Vacant Suite (RED)	822	\$16.00	\$3,281.33	\$1,581.20	\$4,862.53



**Suite 207 (RED OUTLINE) = The Suite is 822 SF.**

The Suite contains Reception/Kitchenette Area, and Three Private Offices, Two Elevators, Sprinkler and Security System. Beautifully Decorated Class "A" Common Areas.



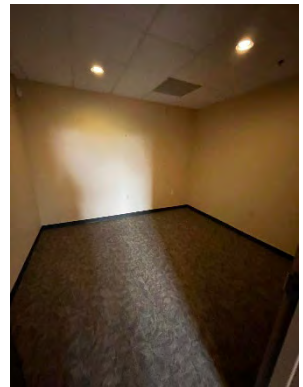
Reception /  
Kitchenette



Office # 1



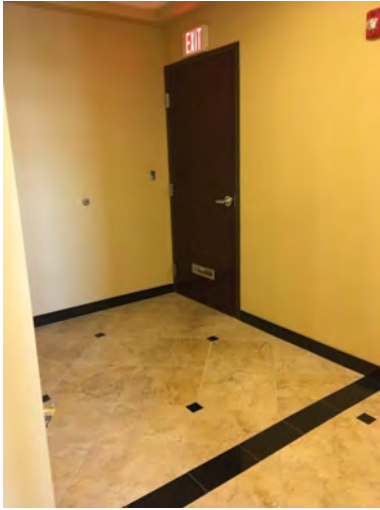
Office # 2



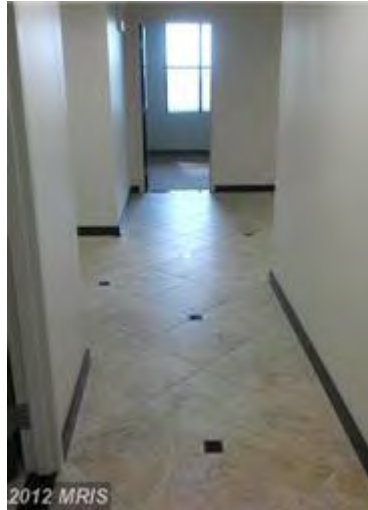
Office # 3

## Suite 302 = The Suite is 2,936 SF.

The Suite contains Reception Area, and Six Private Offices, Conference Area, Large Open Area for Cube Space, Large Kitchenette area with room for Large Breakroom Table, Two Elevators, Sprinkler and Security System. Beautifully Decorated Class "A" Common Areas.



Exit Door from Suite  
To Common Hallway



Interior Hallway  
of Suite



Kitchenette Area  
at Entrance



Large Open Area



Conference Room



Rear Office



Another Large Office Area  
with Multiple Desks



Common Restrooms

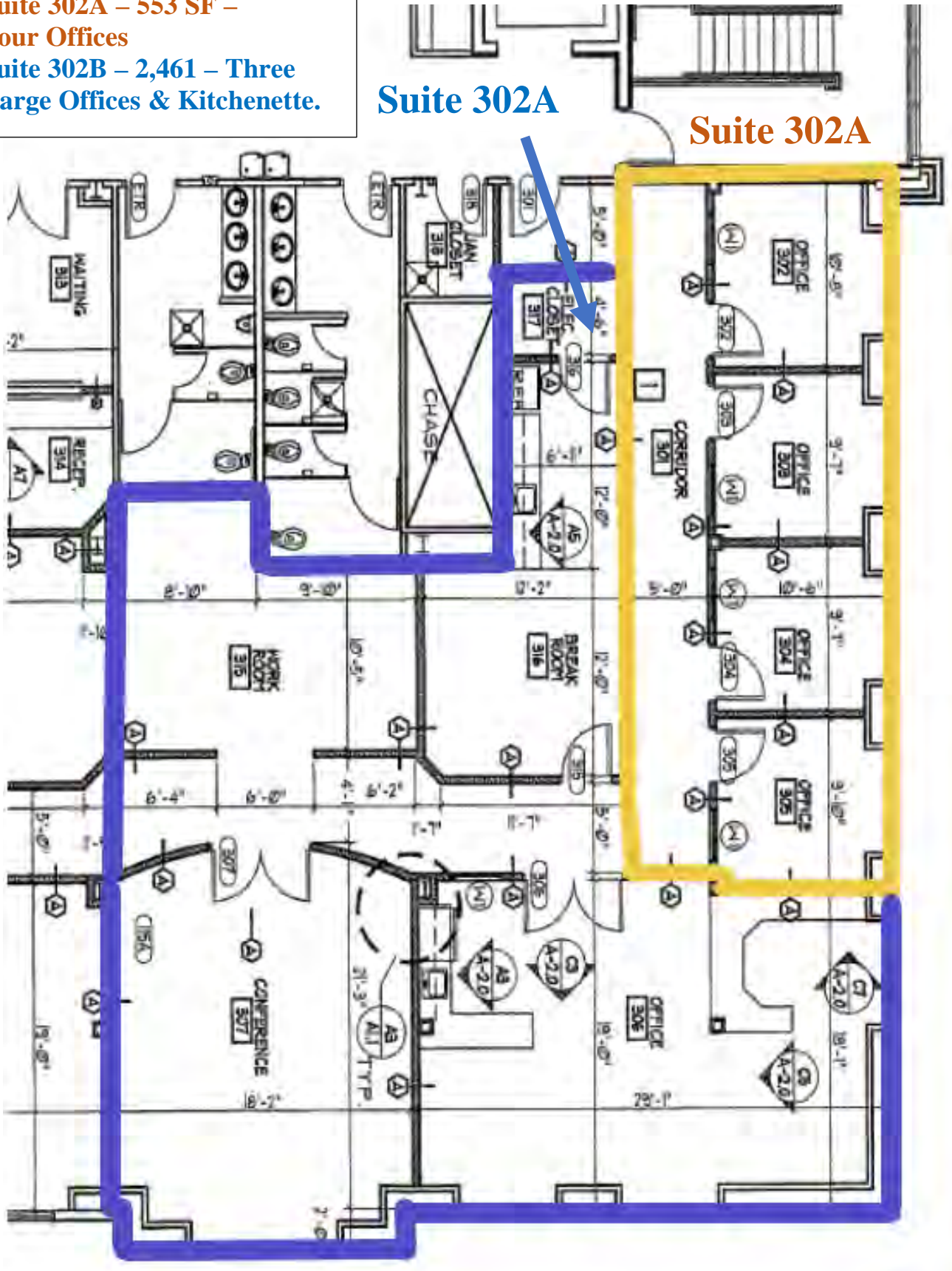
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# Main Street Plaza – Suite 302 Subdivided in Two Suites:

**Suite 302A – 553 SF –**

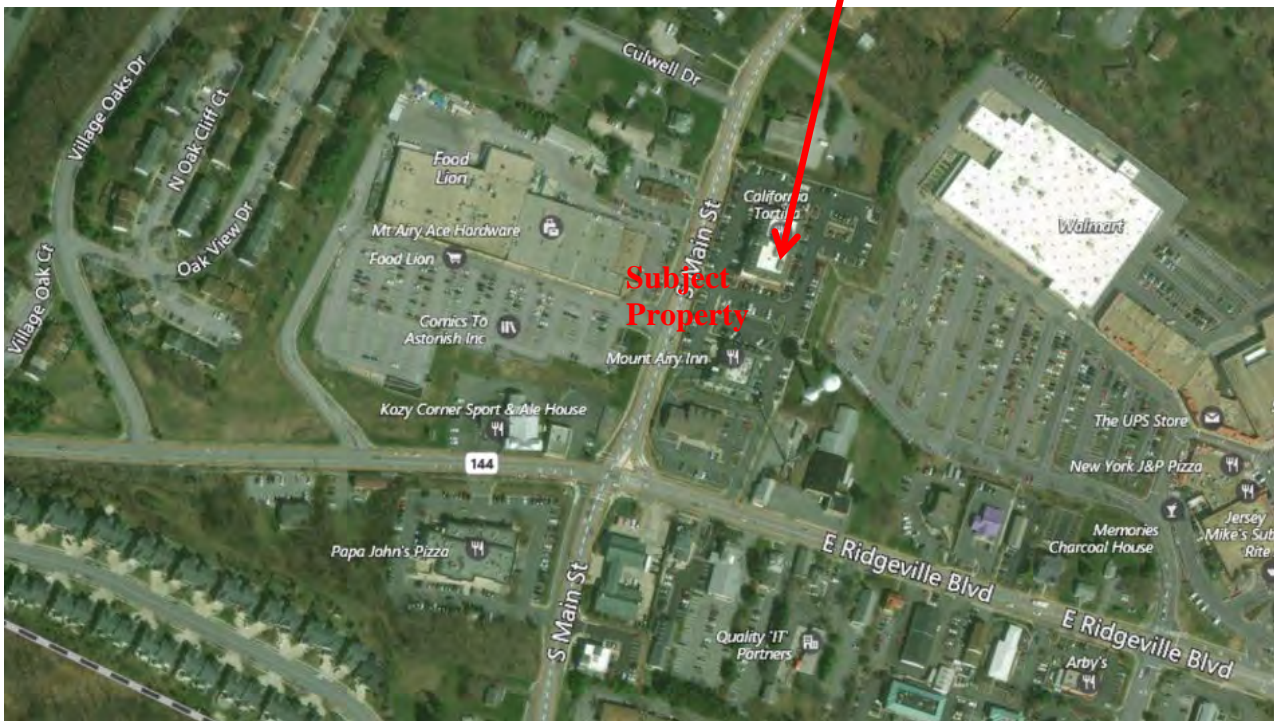
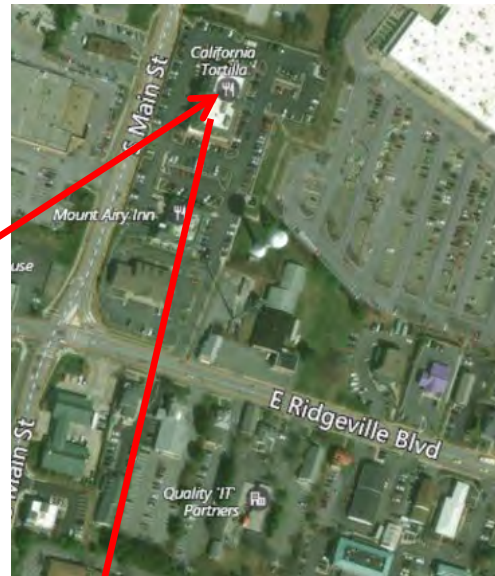
**Four Offices**

**Suite 302B – 2,461 – Three  
Large Offices & Kitchenette.**



## Main Street Plaza Directions:

From Interstate 70 to Mt Airy Exit 68, continue North to Main Street. Turn Left onto East Ridgeville Blvd, then Right on Main Street. Property located one block north of intersection of East Ridgeville Blvd and Main Street. Brick building located on right side of the Street.



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