

# FOR LEASE

Call for Details

9 E Main St, Emmitsburg, MD

**MacRo**<sup>LTD.</sup>  
COMMERCIAL REAL ESTATE™



## Prime Space for Lease in Office Building in Downtown Emmitsburg

This 6,501 SF three-story property is situated in Emmitsburg, MD. Each floor can be leased separately or jointly. This prime corner spot has great space potential for private offices, a conference room, and a waiting room. The building features a private bathroom, kitchen area, lots of windows, and a private parking lot located in the rear of the building. The location is easily accessible and has excellent roadside visibility. Conveniently located close to US-15, and near restaurants, retail, and schools.

## PRESENTING

**Location:** 9 E Main St, Emmitsburg, MD 21727

**Legal:** Tax Map 008C, Parcel 1782

**Zoning:** Frederick County: The Village Center District (VC) is intended to reinforce and enhance the historically mixed-use areas within rural communities and designated growth areas. The district provides for the location of a variety of limited commercial uses and a range of housing types while maintaining the compatibility of new development with existing development through design standards. A mix of uses is encouraged in the village center, either within a single structure or as separate uses located throughout the district.

**Property Details:**

- 6,501 SF three-story building
- Private bathroom
- Kitchen area
- Space potential for offices, conference room, waiting room
- Ample surface parking lot behind building

**Utilities:** Public water and sewer

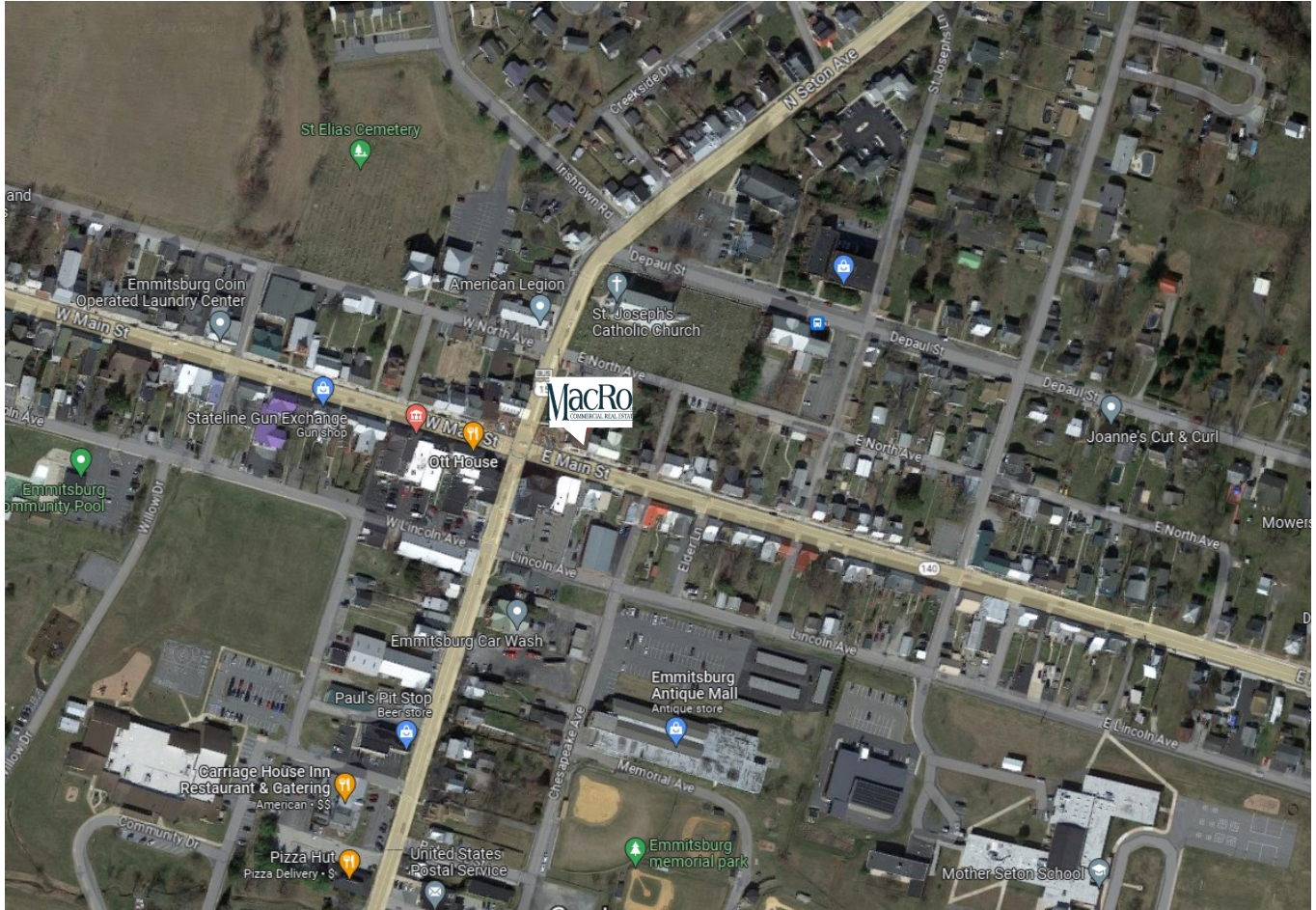
**Contact:** Ashleigh Rossi, Vice President  
Office: 301-698-9696 ext. 205  
Mobile: 301-507-1096  
Email: ashleigh@macroltd.com

Disclaimer: Information obtained from sources deemed to be reliable. However, we make no guarantee, warranty or representation. Information, prices, and other data may change without notice.

# LOCATION MAP

**MacRo**  
LTD.  
COMMERCIAL REAL ESTATE™

FOR LEASE 9 E Main St, Emmittsburg, MD



*Disclaimer: Information obtained from sources deemed to be reliable. However, we make no guarantee, warranty or representation. Information, prices, and other data may change without notice.*

# AERIAL

**MacRo**<sup>LTD.</sup>  
COMMERCIAL REAL ESTATE™

FOR LEASE 9 E Main St, Emmittsburg, MD



*Disclaimer: Information obtained from sources deemed to be reliable. However, we make no guarantee, warranty or representation. Information, prices, and other data may change without notice.*

# PHOTOS

**MacRo**<sup>LTD.</sup>  
COMMERCIAL REAL ESTATE™

FOR LEASE 9 E Main St, Emmittsburg, MD



*Disclaimer: Information obtained from sources deemed to be reliable. However, we make no guarantee, warranty or representation. Information, prices, and other data may change without notice.*

# PHOTOS

FOR LEASE 9 E Main St, Emmittsburg, MD

**MacRo**<sup>LTD.</sup>  
COMMERCIAL REAL ESTATE™

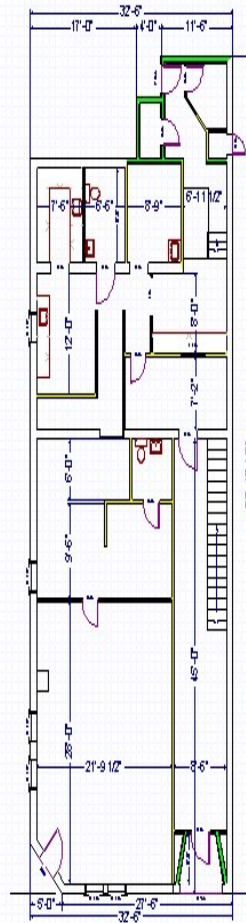


*Disclaimer: Information obtained from sources deemed to be reliable. However, we make no guarantee, warranty or representation. Information, prices, and other data may change without notice.*

# First Floor

**MacRo** LTD.  
COMMERCIAL REAL ESTATE™

FOR LEASE 9 E Main St, Emmittsburg, MD



7-9 MAIN AVE.  
FIRST FLOOR

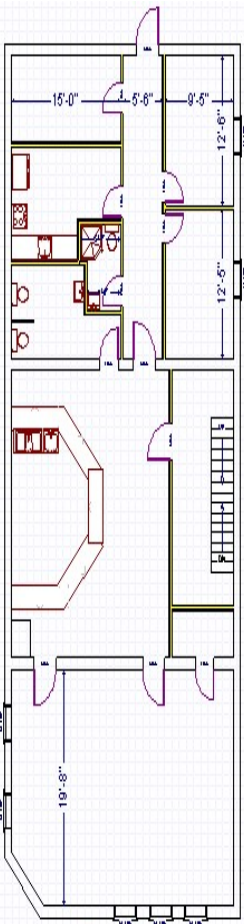
LIVING AREA  
248 sq ft

*Disclaimer: Information obtained from sources deemed to be reliable. However, we make no guarantee, warranty or representation. Information, prices, and other data may change without notice.*

# Second Floor



FOR LEASE 9 E Main St, Emmittsburg, MD



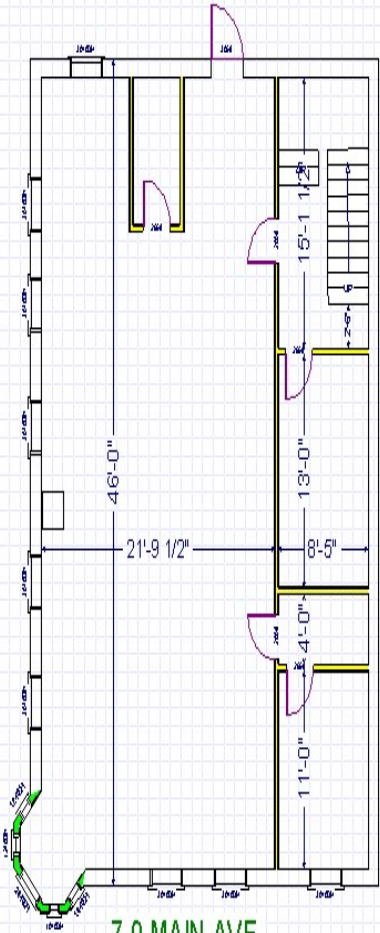
7-9 MAIN ST.  
SECOND FLOOR  
LIVING AREA  
2366 sq ft

Disclaimer: Information obtained from sources deemed to be reliable. However, we make no guarantee, warranty or representation. Information, prices, and other data may change without notice.

# Third Floor



FOR LEASE 9 E Main St, Emmittsburg, MD



7-9 MAIN AVE.  
THIRD FLOOR

LIVING AREA  
1266 sq ft

Disclaimer: Information obtained from sources deemed to be reliable. However, we make no guarantee, warranty or representation. Information, prices, and other data may change without notice.