

FOR SUBLEASE



+12K SF CLASS A OFFICE SUITE ON TOP FLOOR

Lease Rate: \$20.00 - 25.00 SF/yr

PROPERTY OVERVIEW

671 N Glebe Rd offers a class A office suite on the penthouse level of Ballston Tower, featuring a well-appointed workspace with expansive views. This fully furnished suite includes private offices, conference rooms, workstations, and a kitchen, designed to accommodate a variety of business needs. A standout feature is the two-level loft space overlooking the main entryway, adding architectural interest and a distinctive workspace layout.

DEMOGRAPHICS

0.5 MILES

1 MILE

1.5 MILES

Households:	11,750	20,595	39,155
Population:	21,807	42,687	85,431
Avg HH Income:	\$183,785	\$208,161	\$208,388

PROPERTY HIGHLIGHTS

- Penthouse of Ballston Tower
- Fully Furnished Turnkey Office
- Additional Space on 2nd Level Loft
- Covered walkway to the Ballston Metro Station
- Walkable to a variety of retail, dining and entertainment options

AVAILABLE SPACES

Top Floor Sublease Suite

12,014 SF

FOR FURTHER INFORMATION, PLEASE CONTACT:

ERIK ULSAKER • erik.ulsaker@divaris.com • 703.861.0373

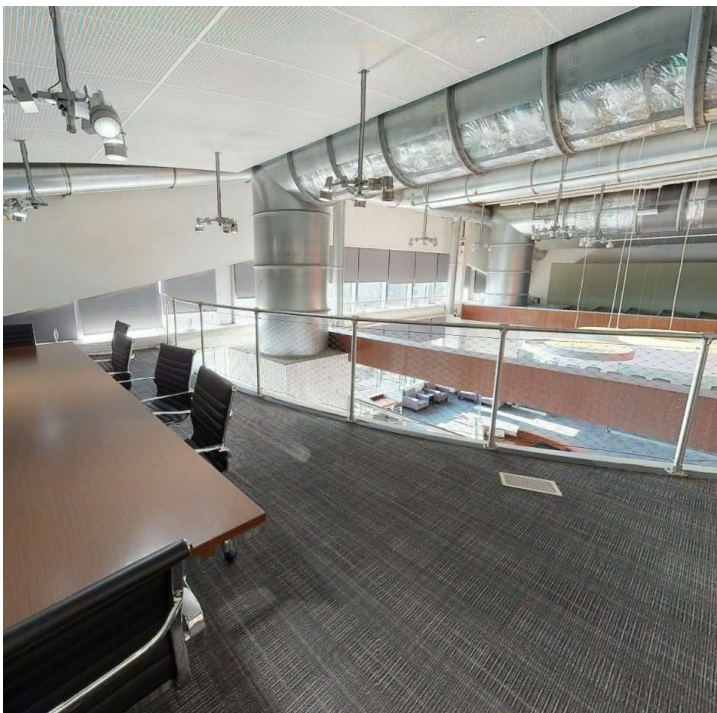
CHRISTINA CHA • christina.cha@divaris.com • 410.303.5520



12,014 SF SUBLEASE IN BALLSTON

671 N GLEBE RD #1600, ARLINGTON, VA 22203

ADDITIONAL PHOTOS



FOR FURTHER INFORMATION, PLEASE CONTACT:

ERIK ULSAKER • erik.ulsaker@divaris.com • 703.861.0373

CHRISTINA CHA • christina.cha@divaris.com • 410.303.5520



8150 Leesburg Pike, Suite 501, Tysons, VA 22182 | www.divaris.com

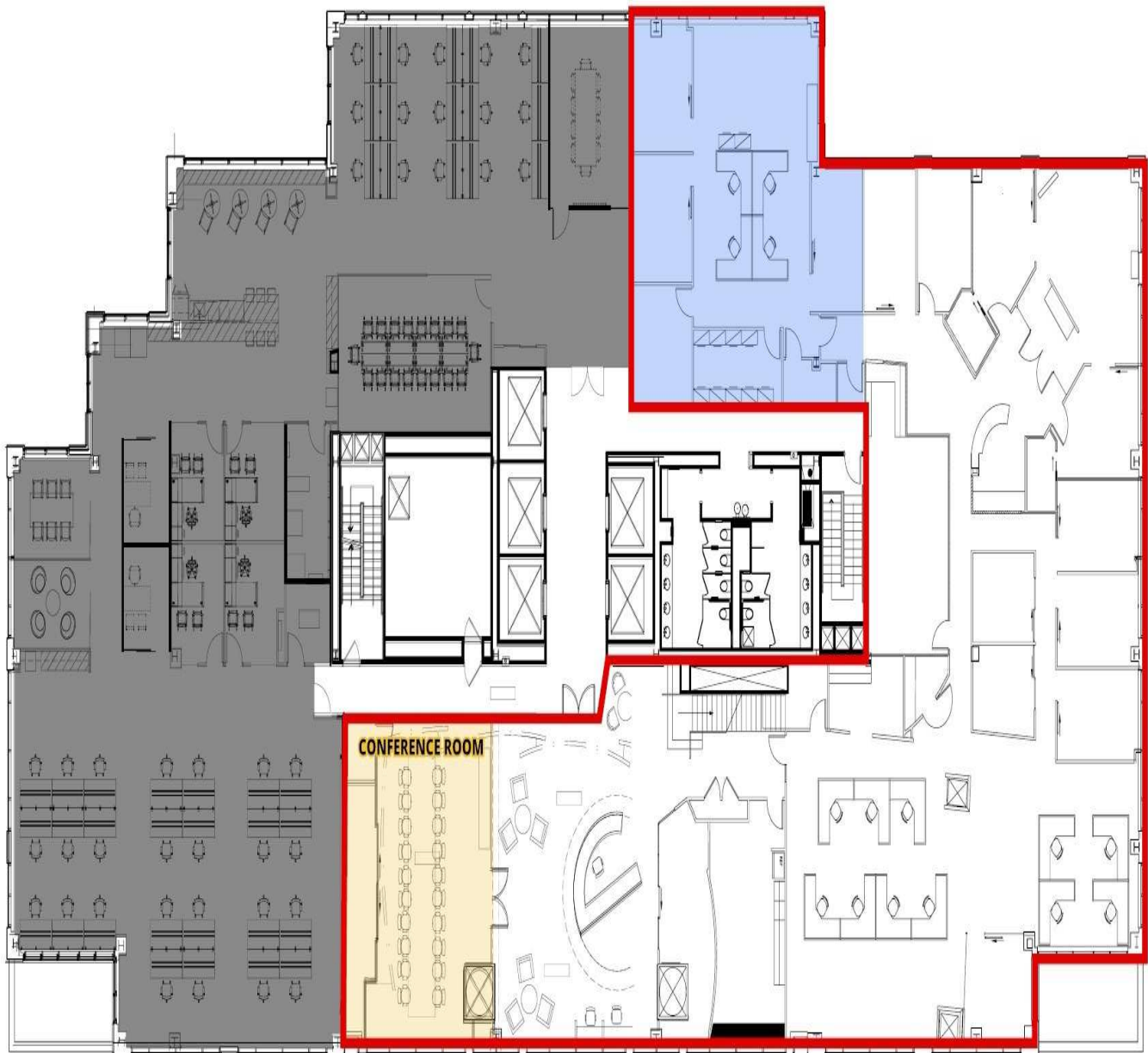
12,014 SF SUBLEASE IN BALLSTON

671 N GLEBE RD #1600, ARLINGTON, VA 22203

FLOOR PLANS



VIDEO TOUR



FOR FURTHER INFORMATION, PLEASE CONTACT:

ERIK ULSAKER • erik.ulsaker@divaris.com • 703.861.0373

CHRISTINA CHA • christina.cha@divaris.com • 410.303.5520

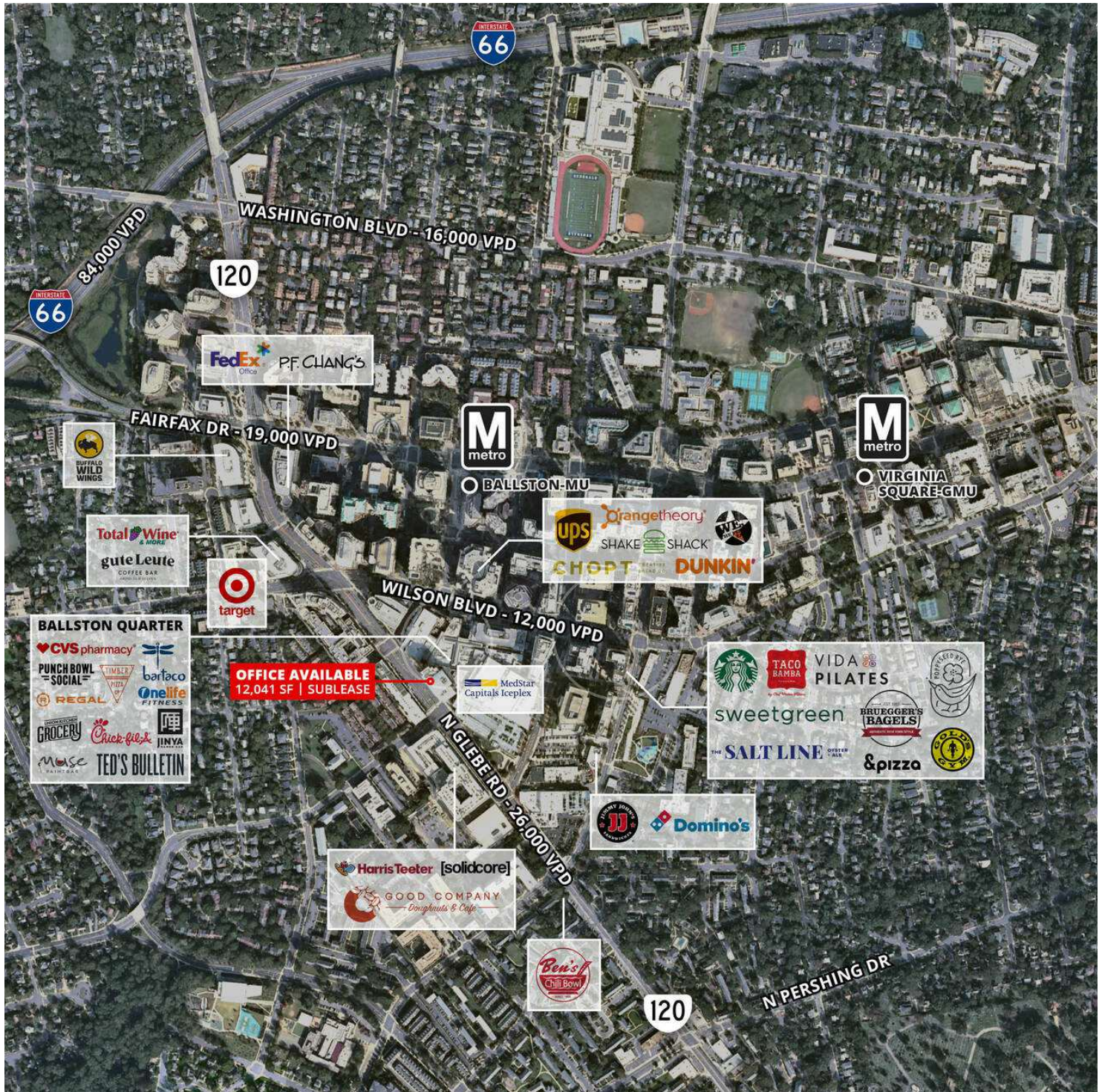


8150 Leesburg Pike, Suite 501, Tysons, VA 22182 | www.divaris.com

12,014 SF SUBLEASE IN BALLSTON

671 N GLEBE RD #1600, ARLINGTON, VA 22203

RETAILER MAP



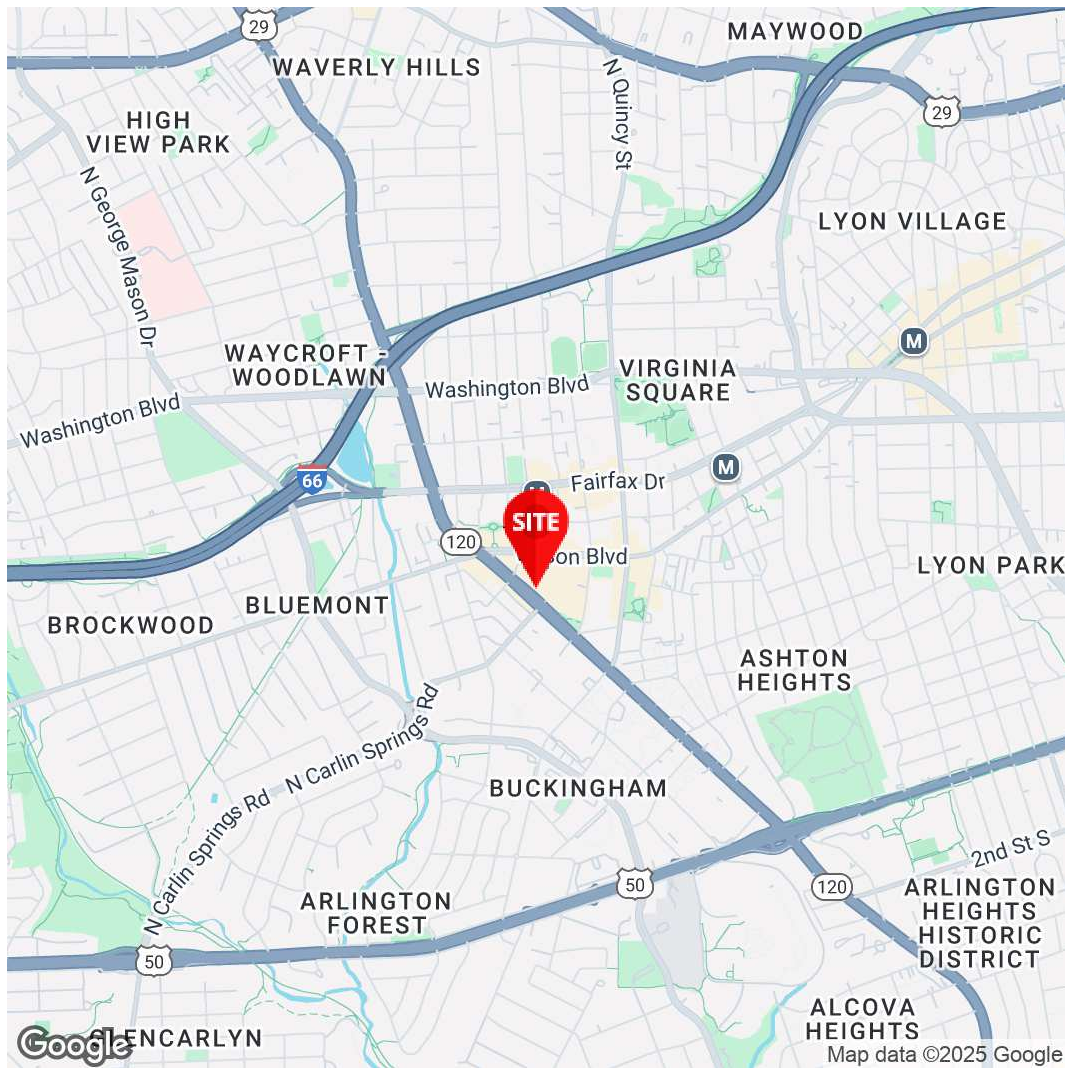
FOR FURTHER INFORMATION, PLEASE CONTACT:

ERIK ULSAKER • erik.ulsaker@divaris.com • 703.861.0373

CHRISTINA CHA • christina.cha@divaris.com • 410.303.5520



8150 Leesburg Pike, Suite 501, Tysons, VA 22182 | www.divaris.com

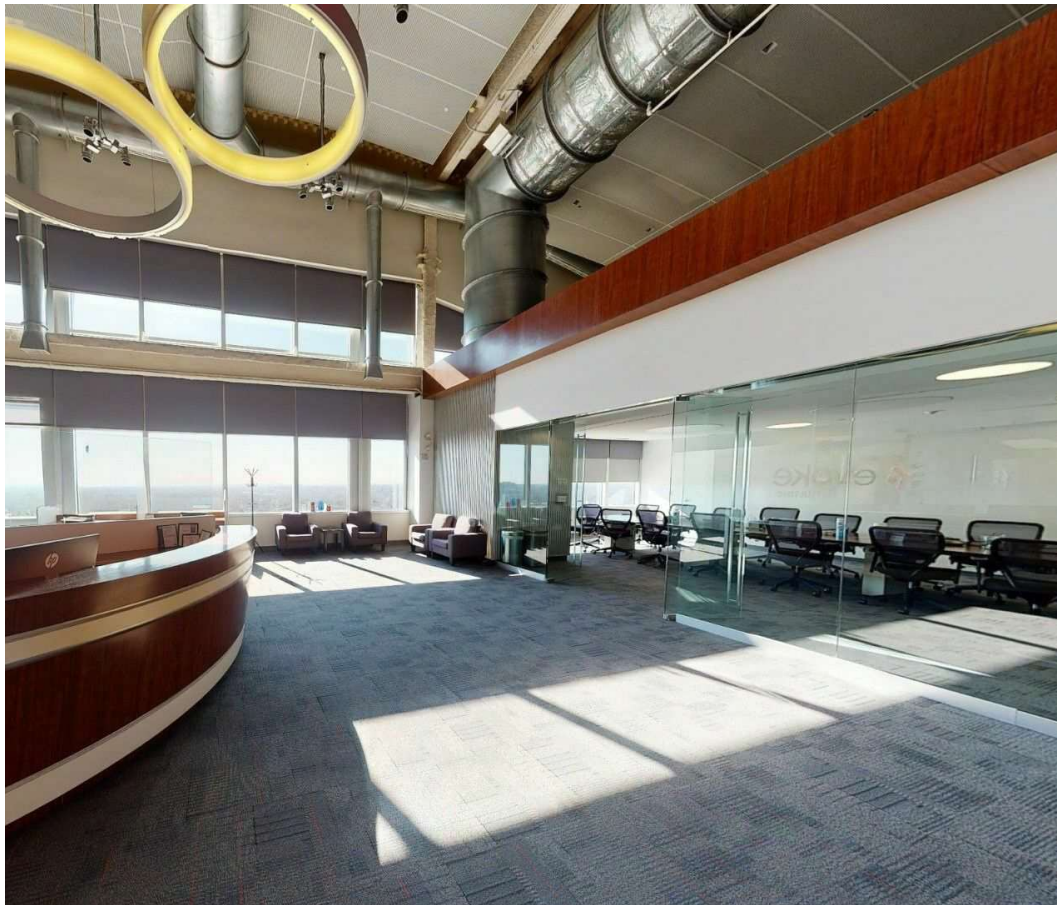


Erik Ulsaker

Executive Vice President
703.861.0373
erik.ulsaker@divaris.com

Christina Cha

Assistant Vice President
410.303.5520
christina.cha@divaris.com



The information contained herein should be considered confidential and remains the sole property of Divaris Real Estate, Inc. at all times. Although every effort has been made to ensure accuracy, no liability will be accepted for any errors or omissions. Disclosure of any information contained herein is prohibited except with the express written permission of Divaris Real Estate, Inc.