

# CALVERTON TOWER

11785 Beltsville Drive  
Calverton, MD 20705

## Office For Lease



Leasing Information:  
301.304.8300

**Paul "Rocky" Kern**  
301.304.8399  
pkern@lpc.com

**Kyle Bell**  
410.659.1234 x117  
kbell@lpc.com

**Richard Coppola**  
301.304.8405  
rcoppola@lpc.com

# Lincoln

Lincoln Property Company  
1101 Wootton Pkwy  
Rockville, MD 20854

[www.lpc.com](http://www.lpc.com)

# CALVERTON TOWER

## Property Summary

11785 Beltsville Drive | Calverton, MD 20705



Availabilities	SF	Date Available
Suite 100	3,170 SF	Immediately
Suite 1300	5,565 SF	Immediately
Suite 1400	10,388 SF	Immediately
Suite 1500	9,845 SF	Immediately

### Property Highlights

- Up to 35,898 total square feet available
- 225,000 square feet, 16-story, Class A building
- 20,233 square feet contiguous (Entire 14th & 15th)
- Free surface parking (Ratio 3.2/1,000 sf)
- Located near the interchange of I-495 and I-95 and convenient to the ICC
- Adjacent to shopping center and close to numerous amenities
- Strong, stable ownership
- On-site engineer
- New, upgraded lobby & fitness center
- Building signage available
- Brand new deli open now

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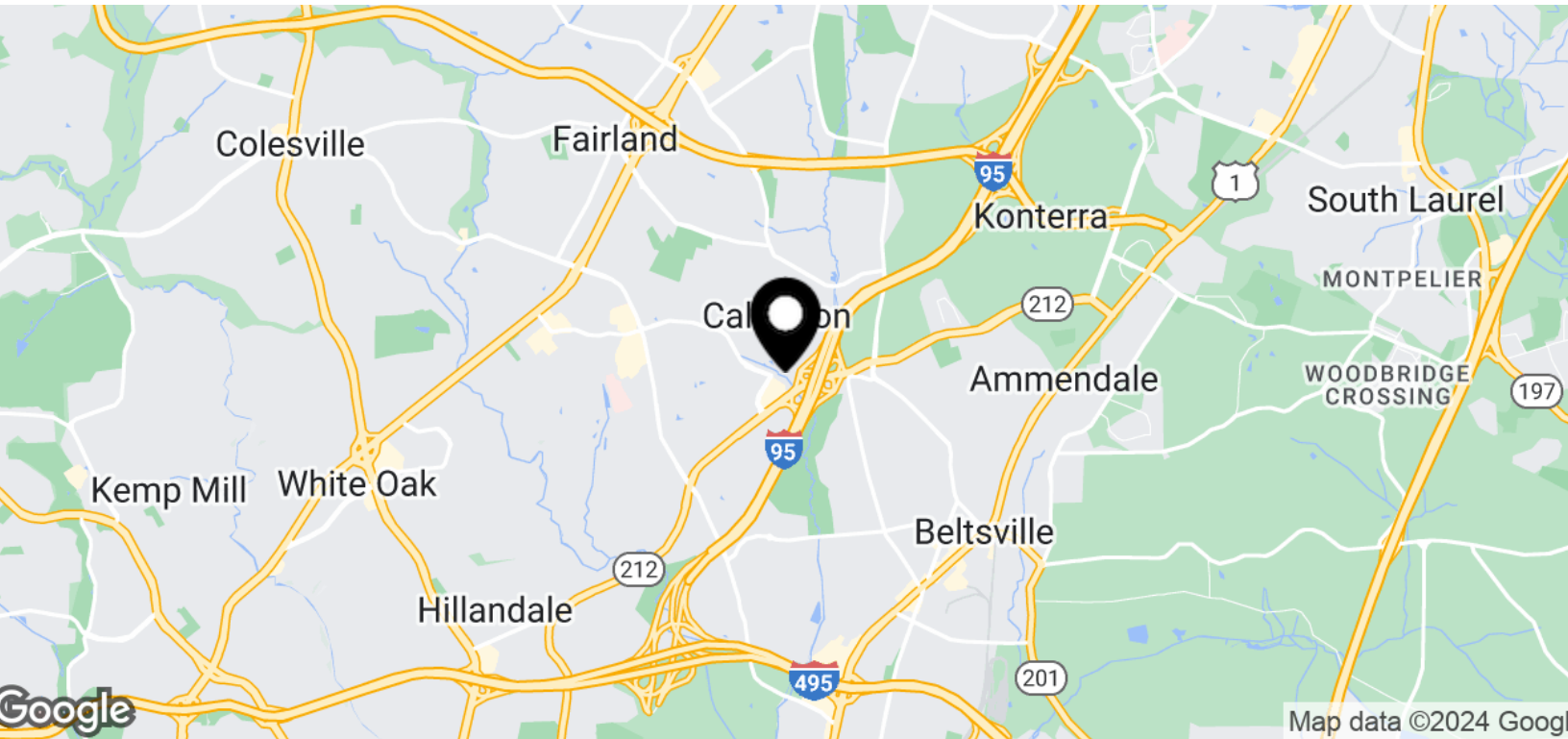
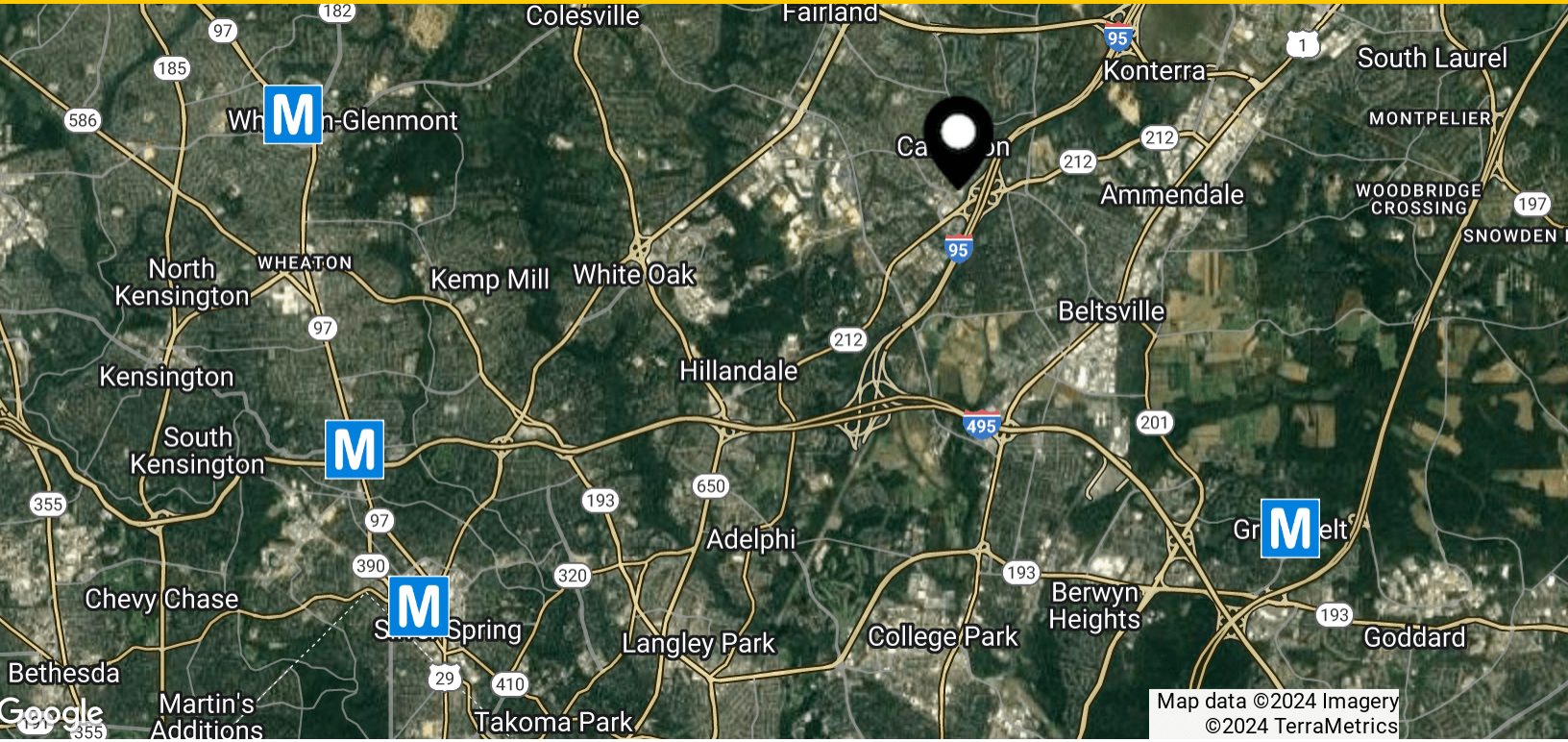
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Nearby Access

11785 Beltsville Drive | Calverton, MD 20705



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# CALVERTON TOWER

1st Floor

11785 Beltsville Drive | Calverton, MD 20705



Suite	Size	Description
■ Suite 100	3,170 SF	Available Immediately

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# CALVERTON TOWER

13th Floor

11785 Beltsville Drive | Calverton, MD 20705



Suite	Size	Description
■ Suite 1300	5,565 SF	Available Immediately

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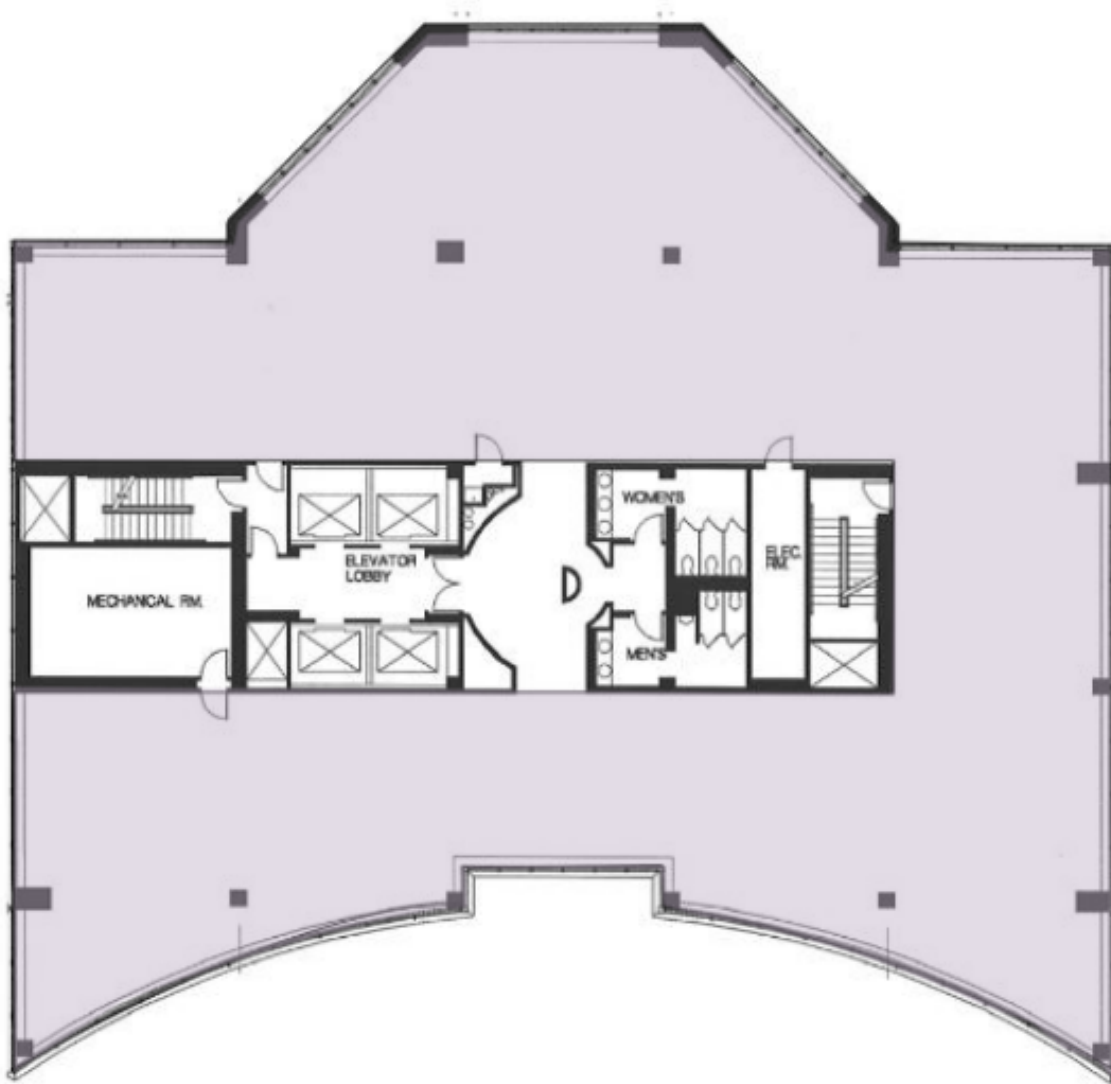
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# CALVERTON TOWER

14th Floor

11785 Beltsville Drive | Calverton, MD 20705



Suite	Size	Description
■ Suite 1400	10,388 SF	Full Floor Available Immediately Contiguous up to 20,233 SF with Entire 14th & 15th Floors

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# CALVERTON TOWER

15th Floor

11785 Beltsville Drive | Calverton, MD 20705



Suite	Size	Description
■ Suite 1500	9,845 SF	Full Floor Available Immediately Contiguous up to 20,233 SF with Entire 14th & 15th Floors

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