

# 2355 LEWIS AVE

Rockville, MD, 20851  
Montgomery County

NEWLY  
RENOVATED

UP TO 24,522 SF AVAILABLE  
FLEX BUILDING



## PROPERTY INFORMATION

- Drive In Bays: 3
- Exterior Docks: 4
- Parking Spaces: 75
- Lot Size: 1.5 Acres
- Showroom
- Heavy 3P Power 1600A w. Generator
- Rockville City Zoning I-L (former I-2)
- Rear fenced lot/IOS/Truck Court
- Minutes from Rockville Pike, I-270, and major business corridors
- Walkable to restaurants, retail, hotels and fitness centers
- 2 Blocks from TwinBrook Metro Station

LEASED BY:

**kInb**

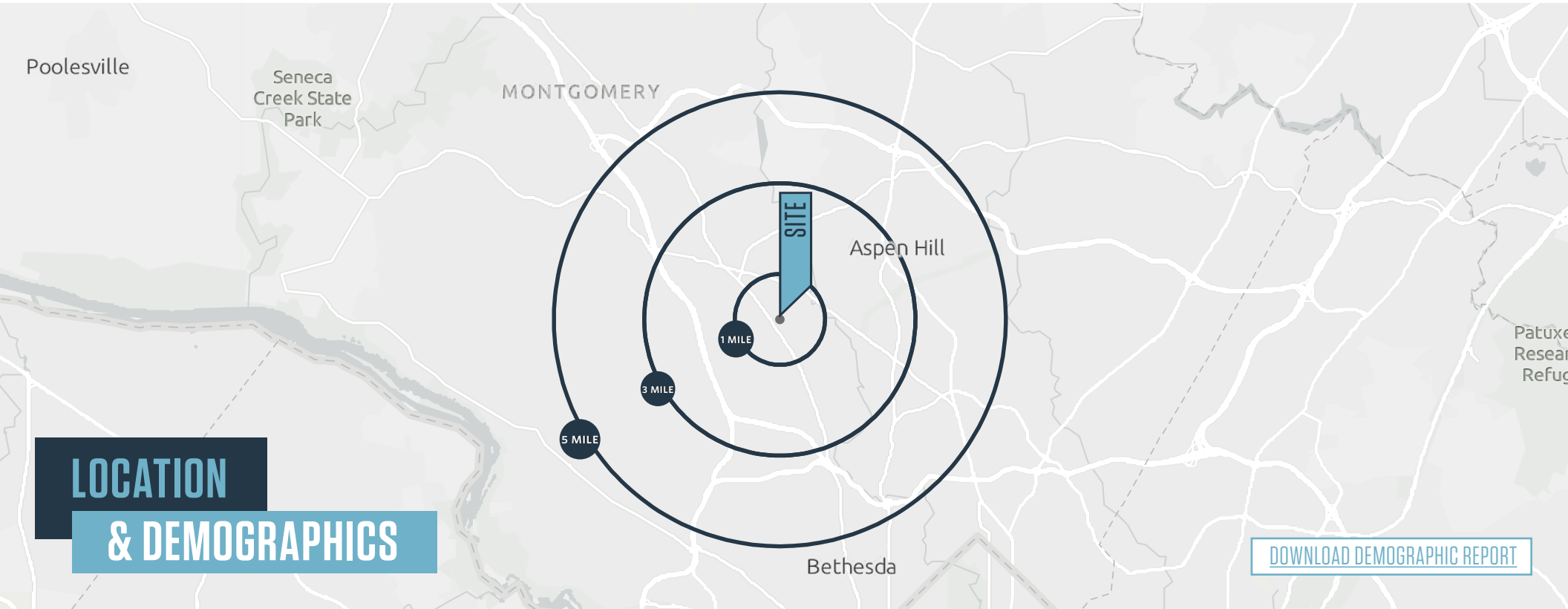
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12435 Park Potomac Ave, Suite 250  
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## LOCATION & DEMOGRAPHICS

[DOWNLOAD DEMOGRAPHIC REPORT](#)

	1-MILE	3-MILES	5-MILES				
	Population 24,064	127,249	199,824		Households 9,928	47,218	73,295
	Daytime Population 35,348	151,503	213,904		Average Household Income \$121,741	\$183,630	\$194,975

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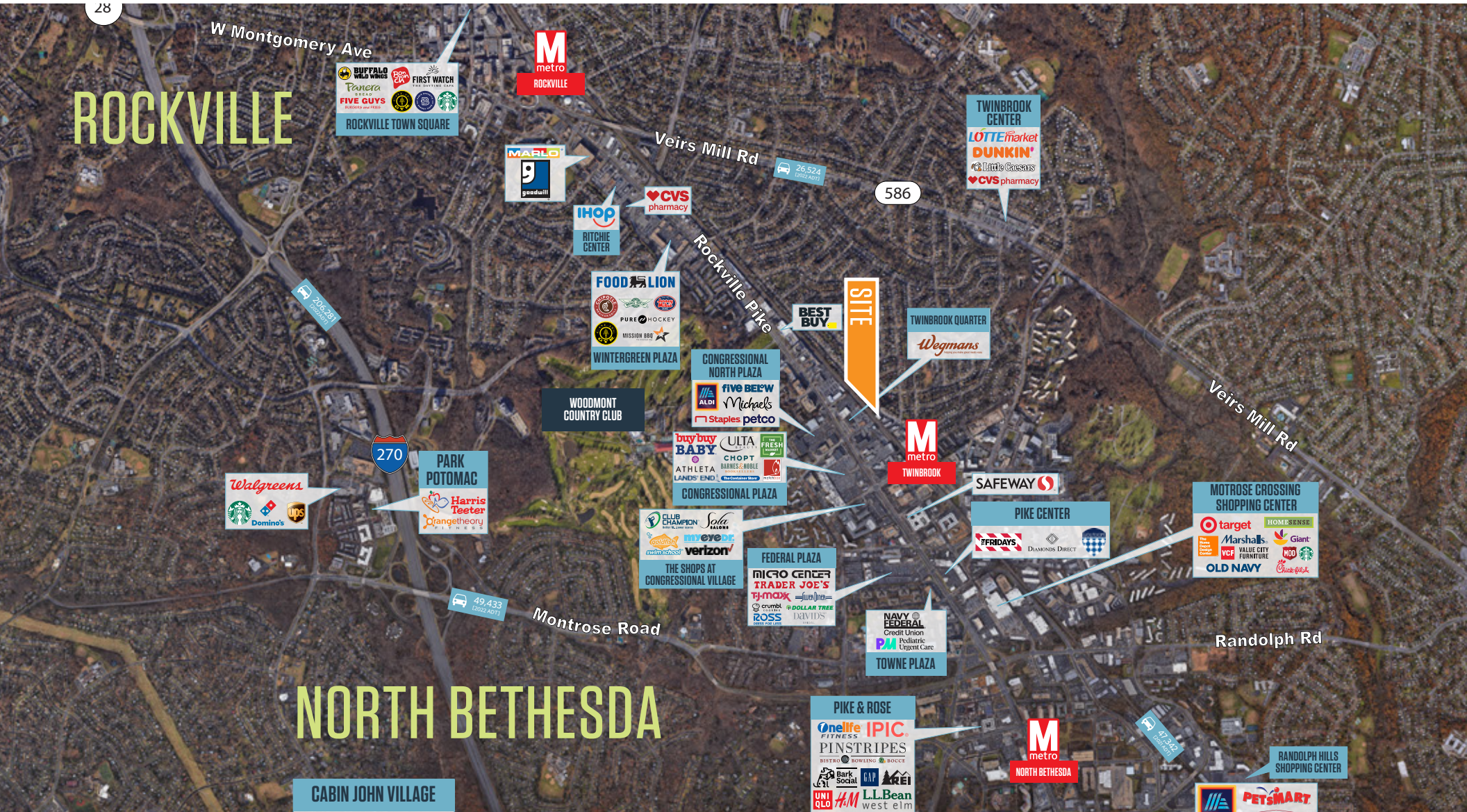
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## MARKET AERIAL



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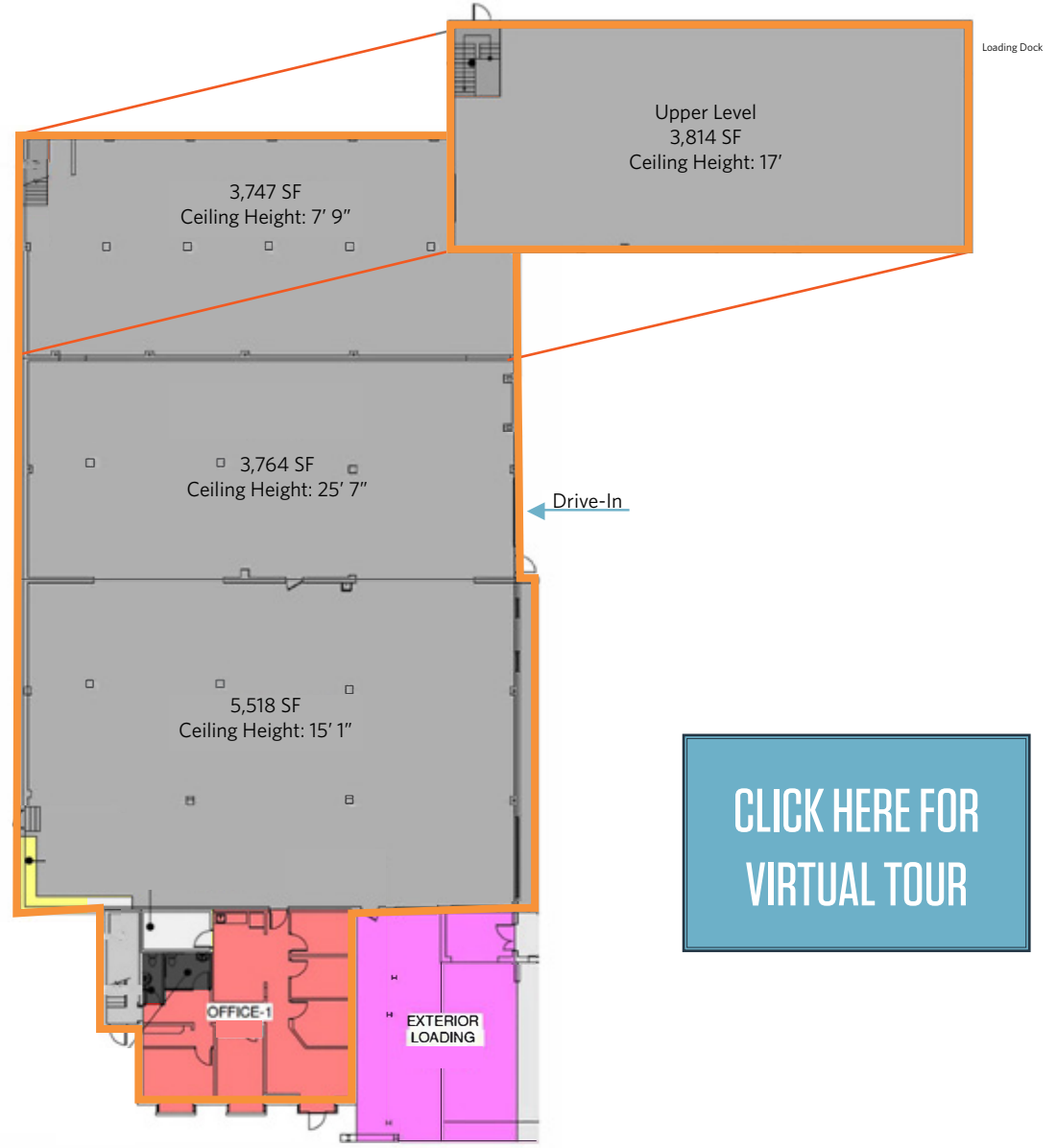
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## Suite A | +/- 18,238 SF

- 2 drive-ins and 1 loading dock
- Newly renovated modern office with 2 restrooms, a kitchen, and a private entrance



## FLOOR PLAN



[CLICK HERE FOR VIRTUAL TOUR](#)

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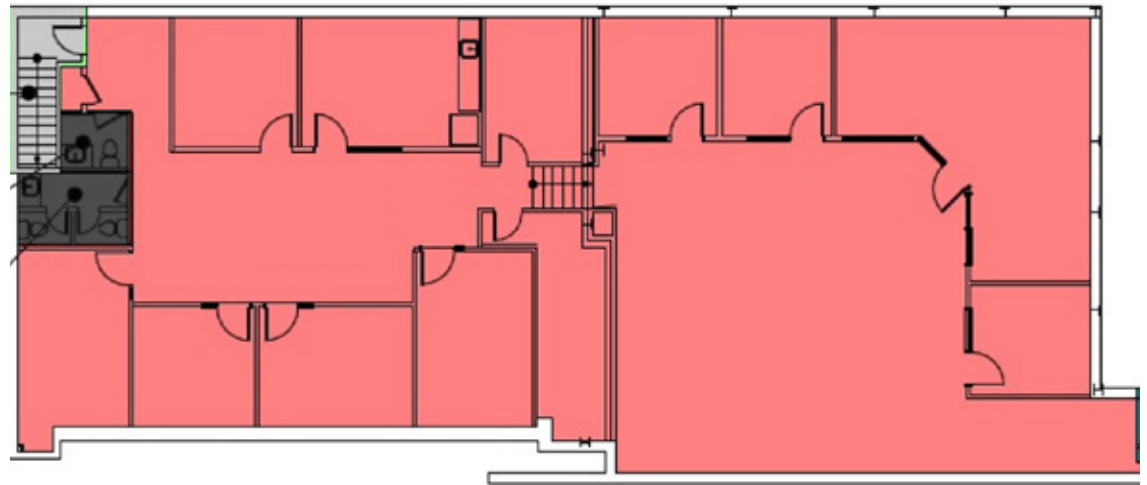
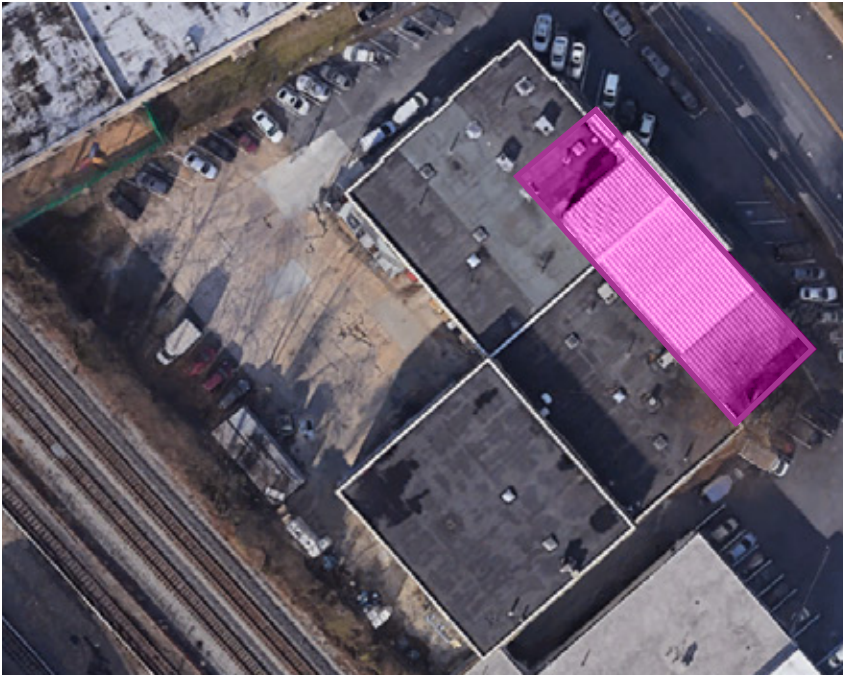
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## Suite D | +/- 4,076 SF

- Second Floor Office
- 2 restrooms, two private entrances
- Move-in ready office configuration



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SUITE D

SUITE A

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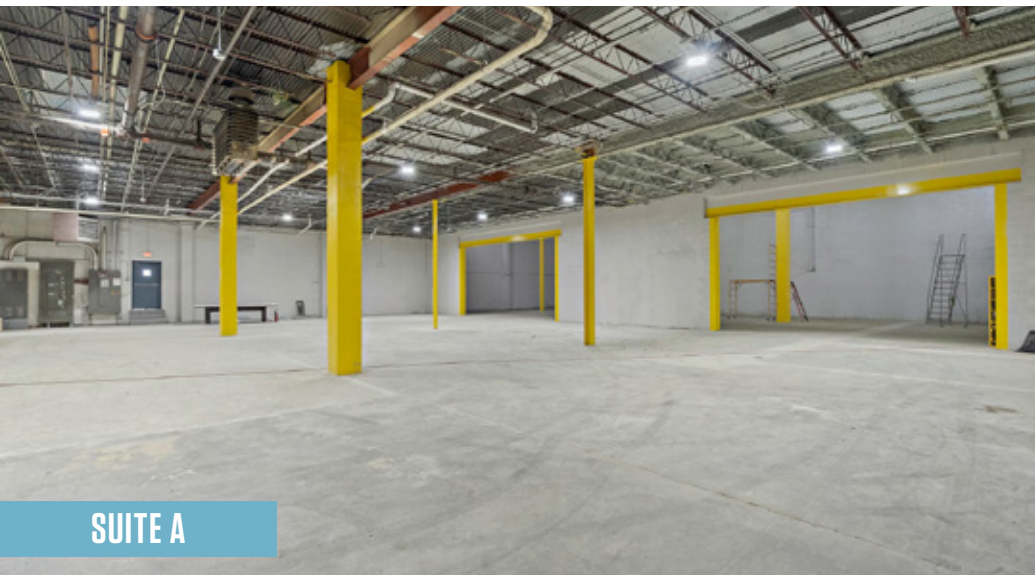
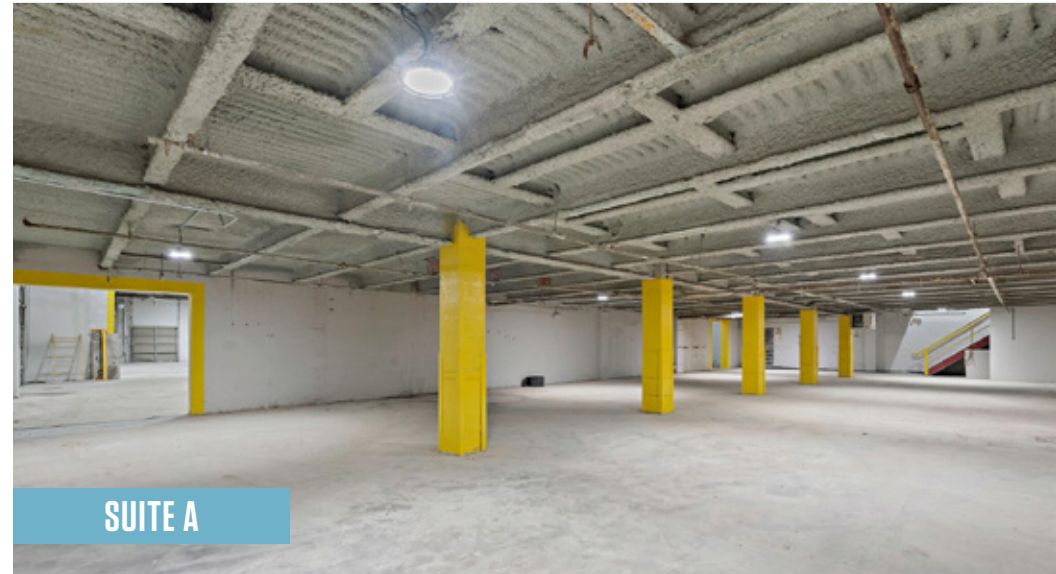
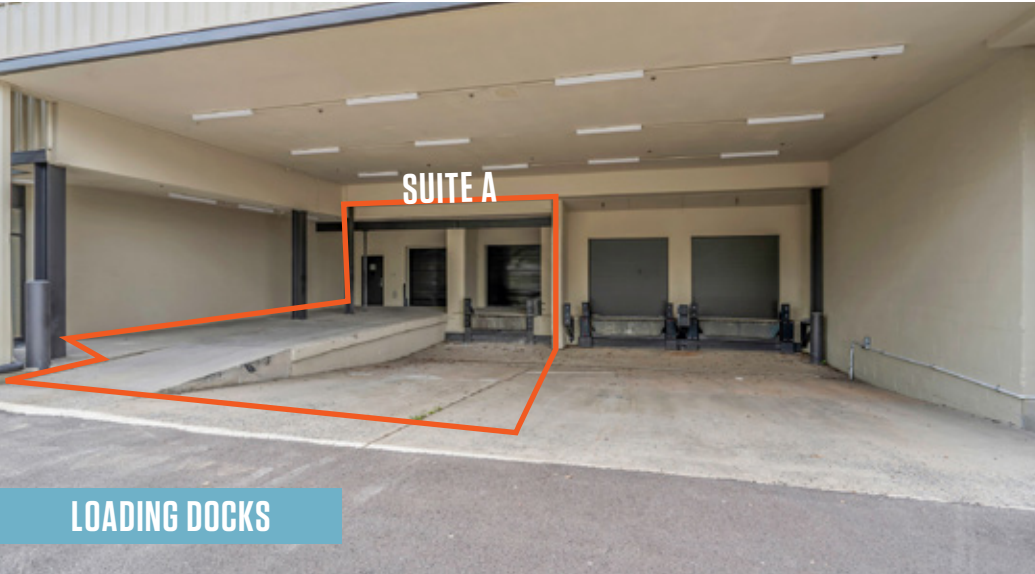
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