

# FOR LEASE

21801 NORTH SHANGRI-LA DRIVE,  
LEXINGTON PARK, MD 20653



Multiple Office  
Spaces for Lease

**Nick G. Stellway, CCIM**

443.584.4494

[nstellway@hyattcommercial.com](mailto:nstellway@hyattcommercial.com)

**Tyler Wood**

301.643.2496

[twood@hyattcommercial.com](mailto:twood@hyattcommercial.com)

## HIGHLIGHTS

- Multiple suites available with flexible configurations
- Prime Lexington Park location with direct access to Shangri La Drive and Millison Lane
- Ideal for office, retail, or professional use
- High visibility and convenient on site parking
- Close to major roads, shopping, and amenities
- Well suited for small to mid sized businesses

## OFFERING



## FOR LEASE OFFICE SPACE

Lease Rate \$12.00 - 13.00 SF/month (NNN)

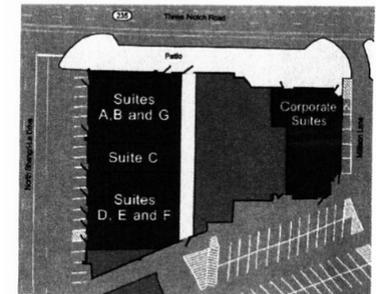
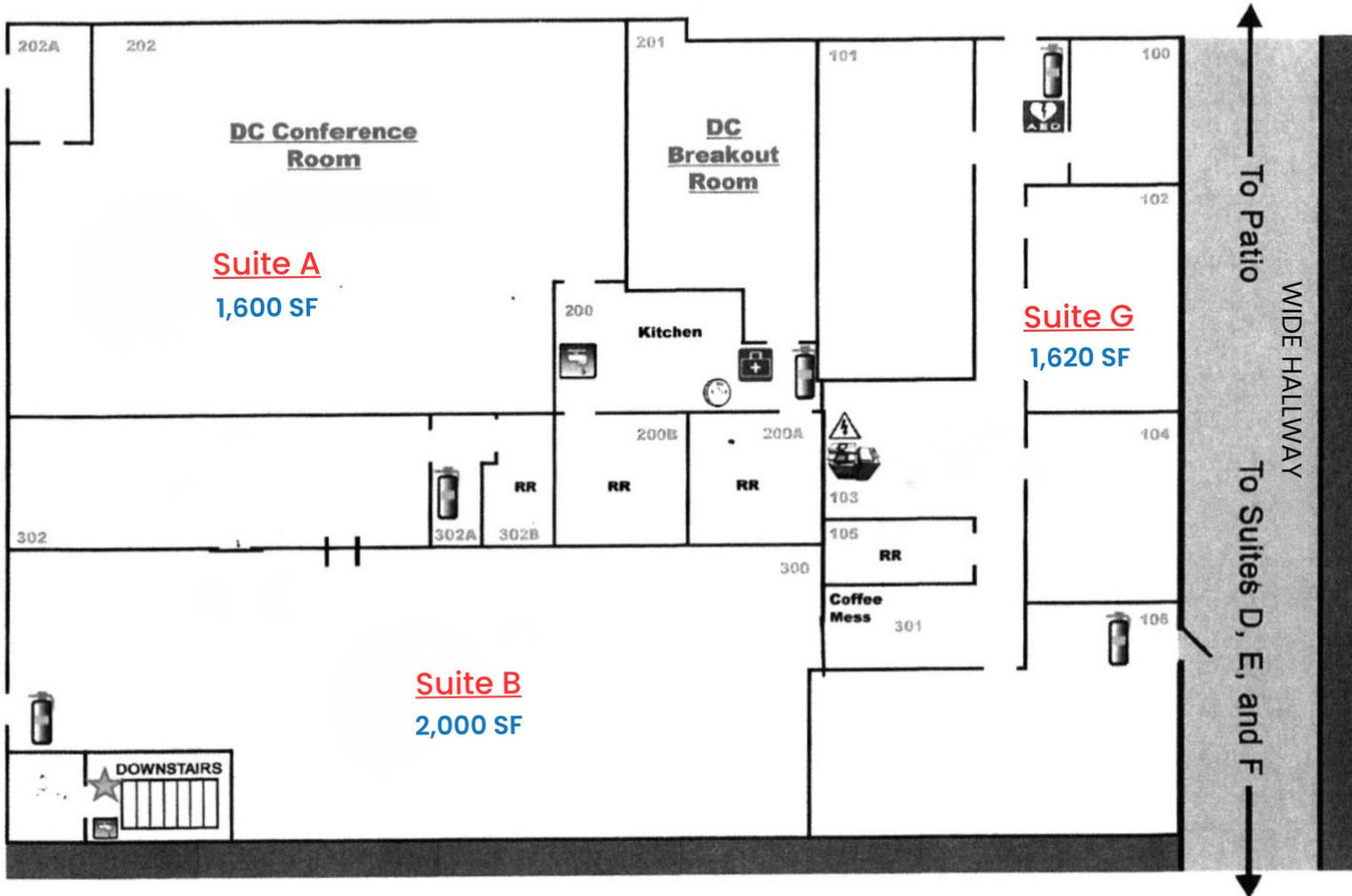
---

SPACES	SPACE SIZE
Suite A	1,600 SF
Suite B	2,000 SF
Suite D	1,525 SF
Suite E	1,200 SF
Suite F	5,400 SF



# FLOORPLAN - SUITE A & B

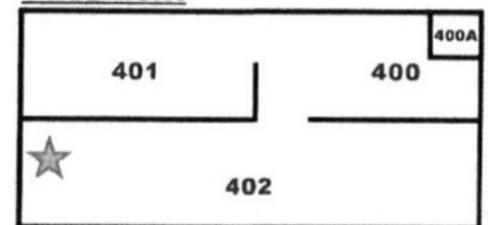
RT 235



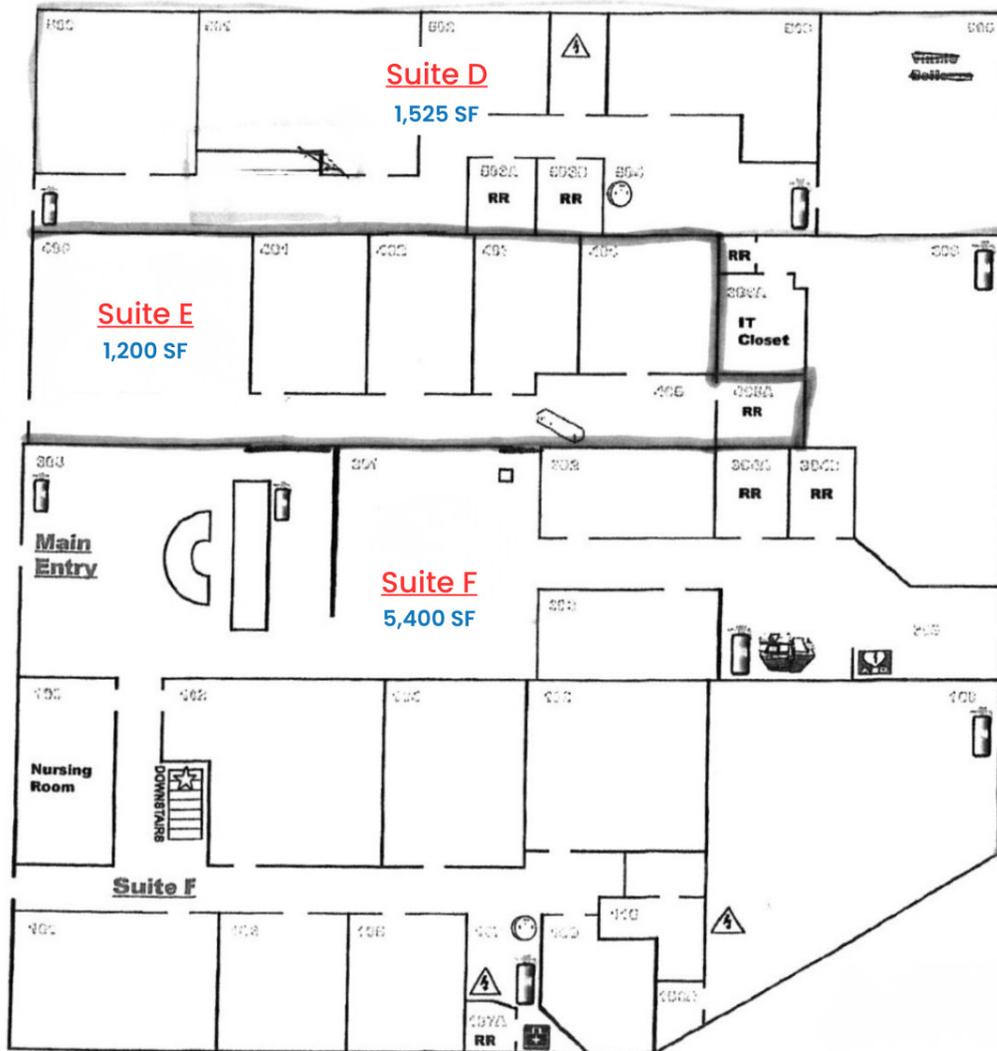
**LEGEND**


# Suites A and B

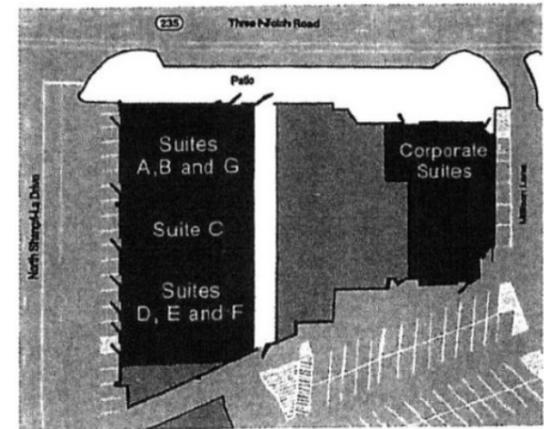
**Basement**



# FLOOR PLAN - SUITE D, E & F



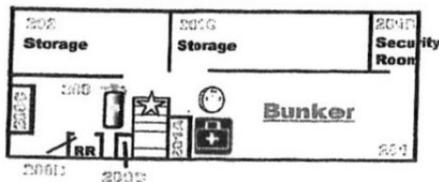
## Suites D, E and F



### LEGEND

Copy Machine	First Aid Kit
IT Switches	Defibrillator
Smoke/CO Detector	Power Supply
Fire Extinguisher	

### DOWNSTAIRS



Updated 5/14/2024



# CONTACT

## HYATT COMMERCIAL

410.266.8800

2568A Riva Rd, Suite 300, Annapolis, MD 21401

### Nick G. Stellway, CCIM

443.584.4494

nstellway@hyattcommercial.com

### Tyler Wood

301.643.2496

twood@hyattcommercial.com

While we have no reason to doubt the accuracy of any of the information supplied, we cannot, and do not, guarantee its accuracy. All information should be independently verified prior to a purchase or lease of the property. We are not responsible for errors, omissions, misuse, or misinterpretation contained herein and make no warranty of any kind, express or implied, with respect to the property or any other matters. The property is subject to price change or withdrawal without notice.