



**SUITES AVAILABLE**

715 - 1,010 SF

**USES**

Medical Office

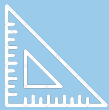
**PARKING**

3.9 per 1,000 SF

**RENTAL RATE**

Negotiable





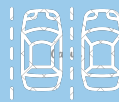
**24,000**

Square Feet



**2**

Stories



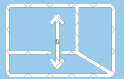
**96**

Parking  
Spots



**1**

Drop Off  
Areas



**10'**

Unfinished  
Ceiling Height

## PROPERTY HIGHLIGHTS

- ✓ Class A Office-Medical Building
- ✓ Move-in ready suites
- ✓ Ample parking
- ✓ Modern lobby and common areas
- ✓ Excellent visibility along Route 108
- ✓ Adjacent to plenty of retail
- ✓ Easy access to Route 32
- ✓ Professionally owned & managed locally



### SHOPPING

Various shopping centers < 5 min drive

### ROUTE 32

0.1 mile

### COLUMBIA MALL

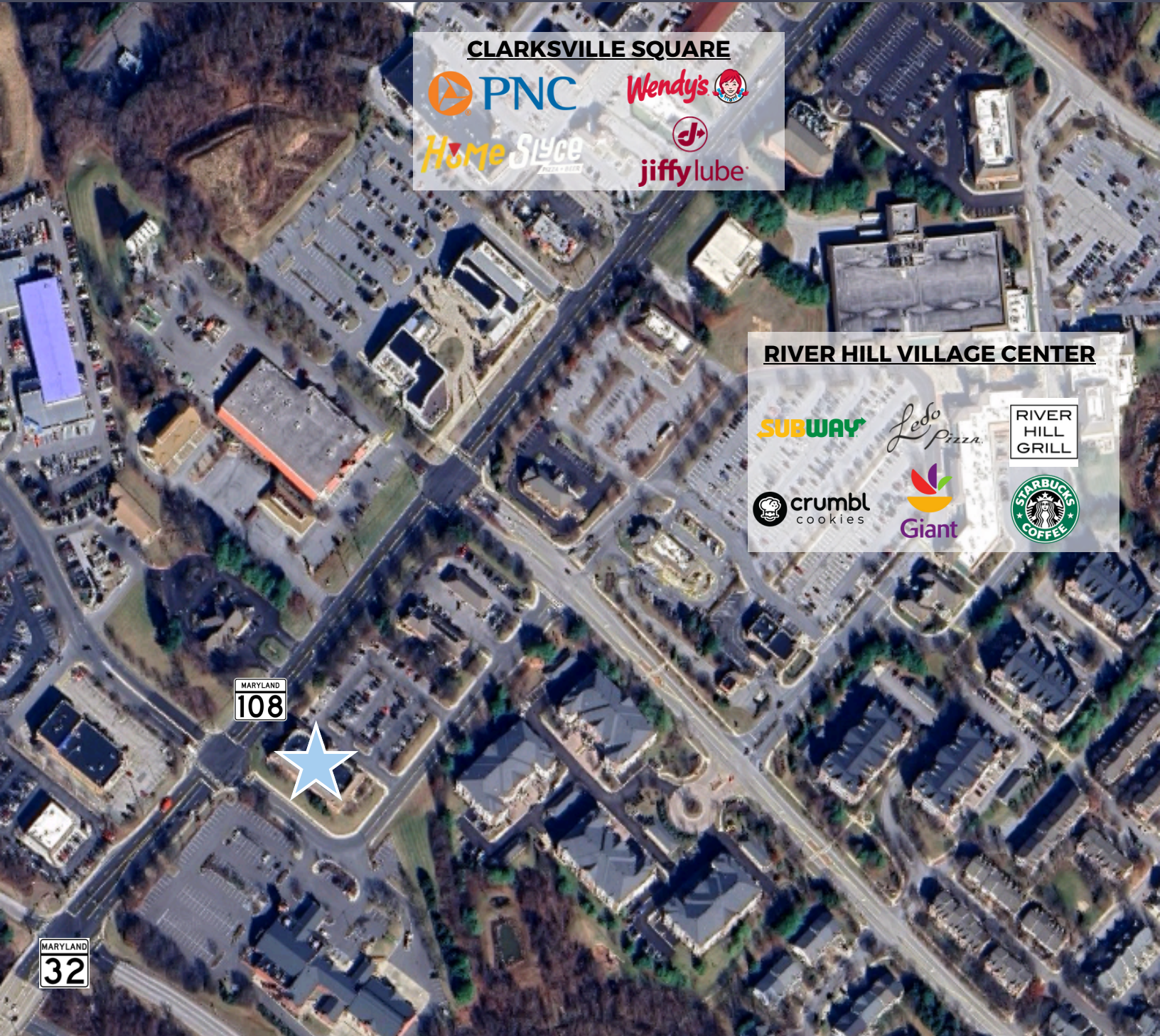
4 miles

### WASHINGTON, D.C.

15 miles

### BALTIMORE

15 miles



#### CLARKSVILLE SQUARE



#### RIVER HILL VILLAGE CENTER



**SUITE 205  
FLOORPLAN**

**1,010  
RENTABLE  
SQUARE FEET**

**IDEAL FOR  
CHIROPRACTOR  
OR THERAPIST**

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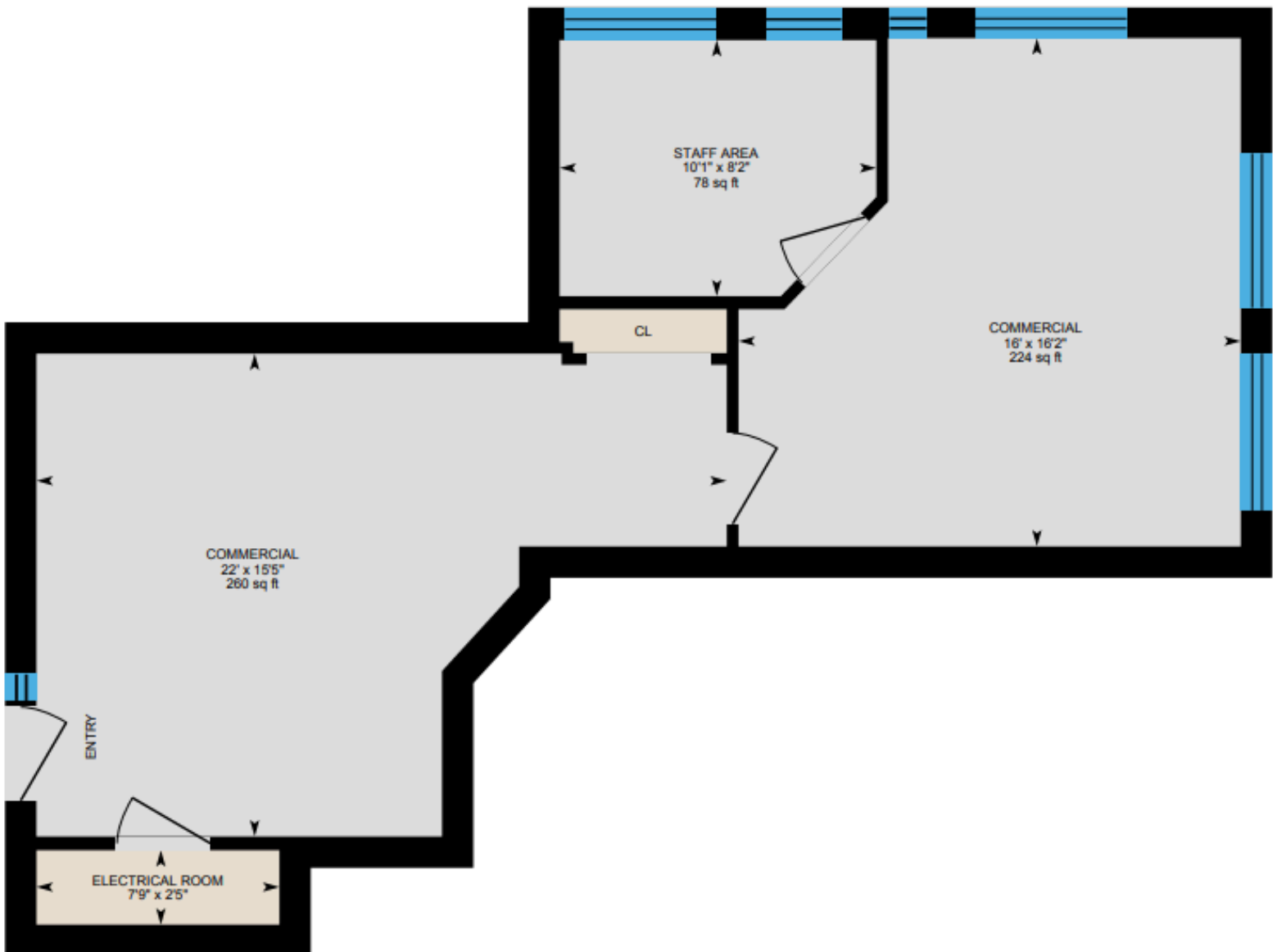


**SUITE 210**  
**FLOORPLAN**

**715**  
**RENTABLE**  
**SQUARE FEET**

**IDEAL FOR ANY**  
**SOLO**  
**PRACTITIONER**

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**SUITE 206**  
**FLOORPLAN**

**915**  
**RENTABLE**  
**SQUARE FEET**

**FANTASTIC**  
**EXISTING**  
**MEDICAL LAYOUT**

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Thomas Park is a **full-service commercial real estate firm** offering alternative investment strategies and third-party commercial real estate services.



Thomas Park Commercial specializes in leasing and investment brokerage across all commercial asset classes throughout Maryland.



## MASON POPHAM

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TPI is one of the fastest growing private equity real estate investment firms on the East Coast focused exclusively on healthcare real estate.



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