

8320 OLD COURTHOUSE ROAD
VIENNA, VA 22182

TYSONS
PROFESSIONAL
CENTER
A CARDEROCK INVESTMENTS PROPERTY



BRYAN GRAY
703.525.6035
bryang@donohoe.com

CHARLIE WEBB
703.525.4909
charlie@donohoe.com

DONOHUE
Integrity and Vision Since 1884

8320 OLD COURTHOUSE ROAD

MEDICAL OFFICE SPACE FOR LEASE MULTIPLE SUITES AVAILABLE

- Recent extensive renovations, including: a new canopy for patient drop-off, a sophisticated lobby, modernized elevators
- Shared tenant amenities include: a new conference room, a tenant lounge with dining and couch seating, and an interior courtyard with patio seating
- 289 tenant/patient parking spaces in free surface lot
- Located in the heart of Tysons, less than one mile from popular shopping destinations Tysons Corner Center, Tysons Galleria, and Fairfax Square
- Within three miles of Vienna and Merrifield, and easily accessible via I-495, I-66, and the Greensboro and Tysons Corner Metro stations
- Strategic location provides tenants easy access to Inova Fairfax Hospital, less than five miles south



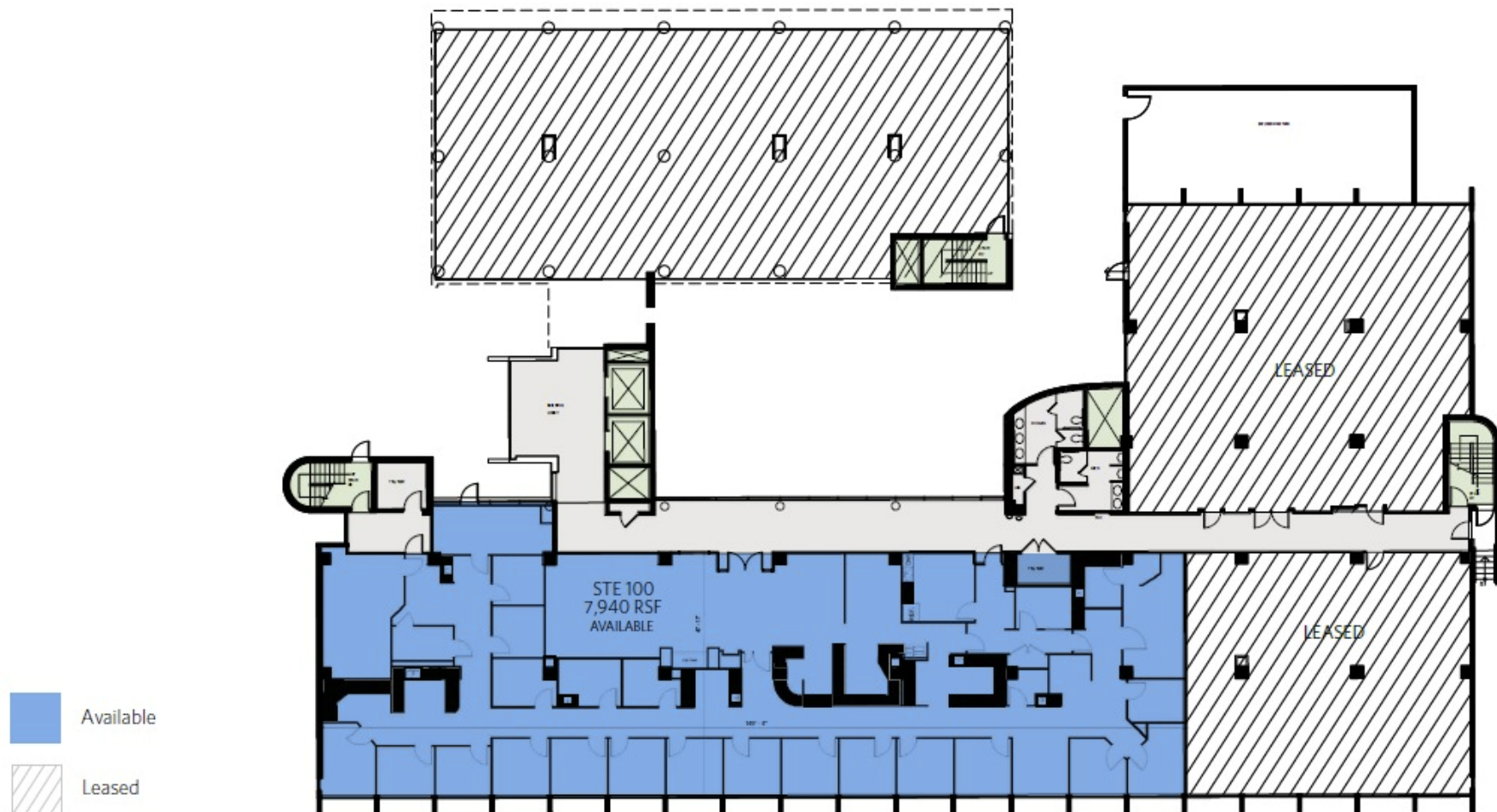
BRYAN GRAY
703.525.6035
bryang@donohoe.com

CHARLIE WEBB
703.525.4909
charlie@donohoe.com

DONOHUE
Integrity and Vision Since 1884

FIRST FLOOR

SUITE 100 - 7,940 RSF



BRYAN GRAY
703.525.6035
bryang@donohoe.com

CHARLIE WEBB
703.525.4909
charlie@donohoe.com

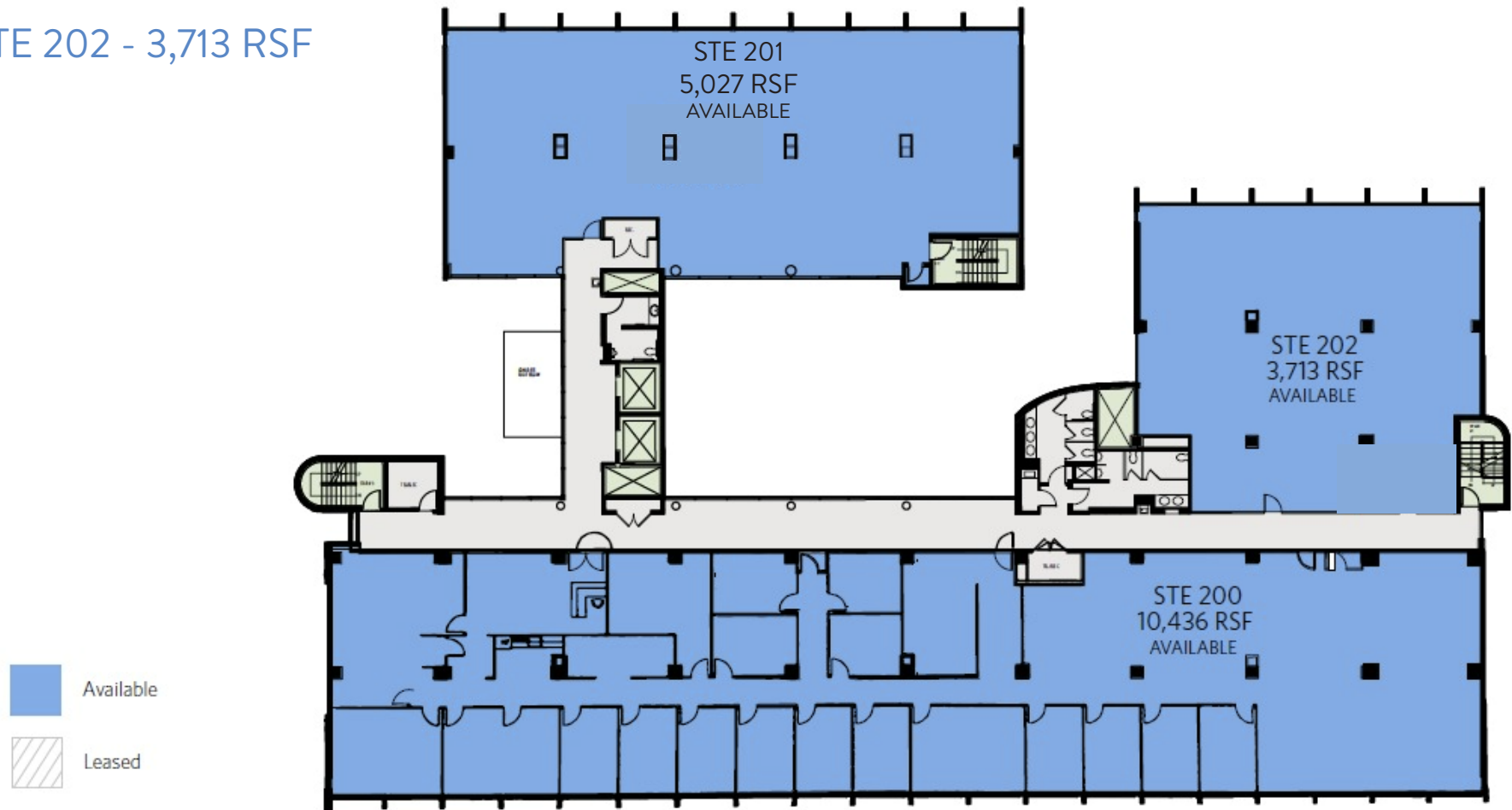
DONOHUE
Integrity and Vision Since 1884

SECOND FLOOR

SUITE 200 - 10,436 RSF

SUITE 201 - 5,027 RSF

SUITE 202 - 3,713 RSF



BRYAN GRAY
703.525.6035
bryang@donohoe.com

CHARLIE WEBB
703.525.4909
charlie@donohoe.com

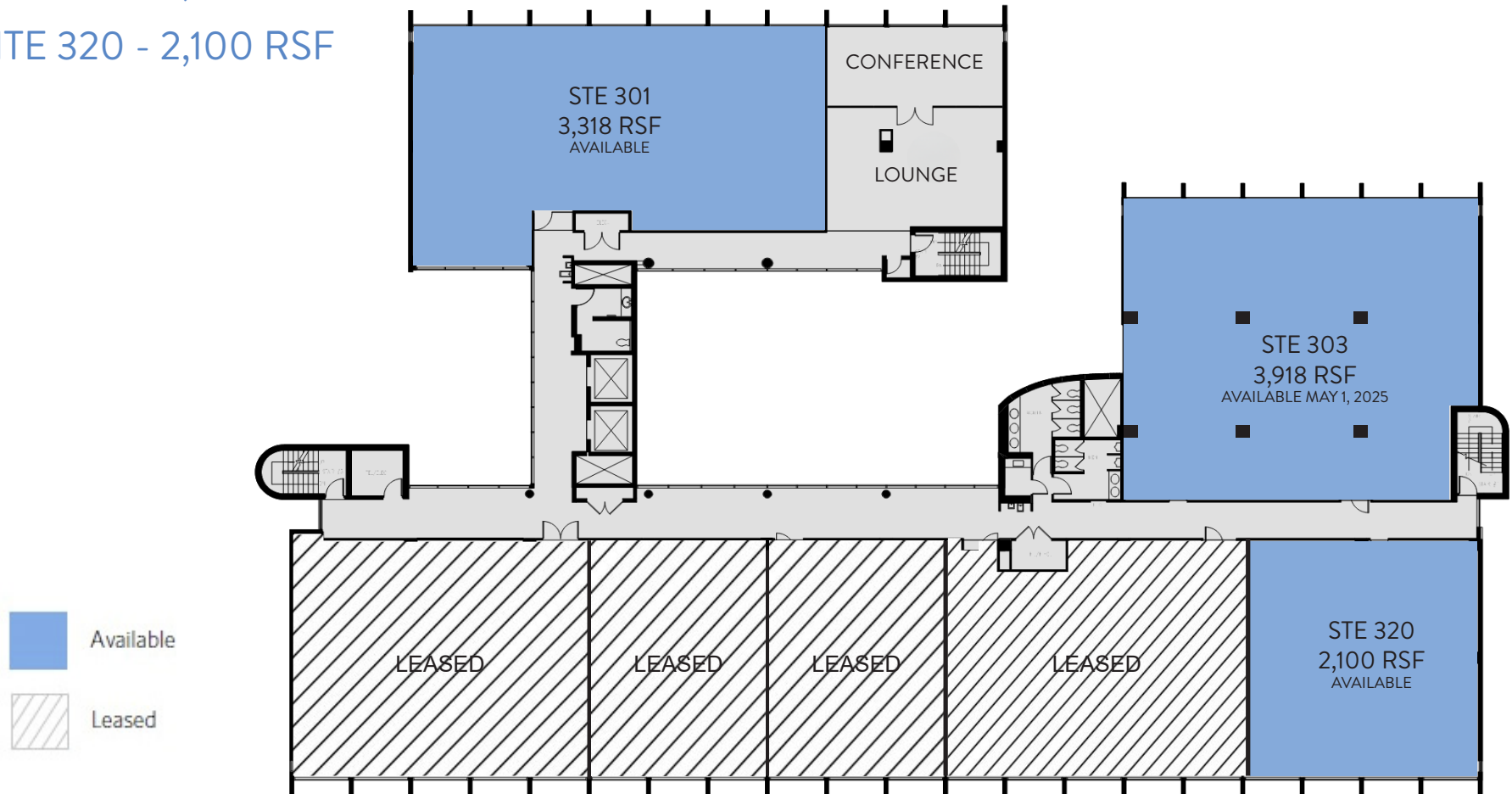
DONOHUE
Integrity and Vision Since 1884

THIRD FLOOR

SUITE 301 - 3,318 RSF

SUITE 303 - 3,918 RSF

SUITE 320 - 2,100 RSF



BRYAN GRAY
703.525.6035
bryang@donohoe.com

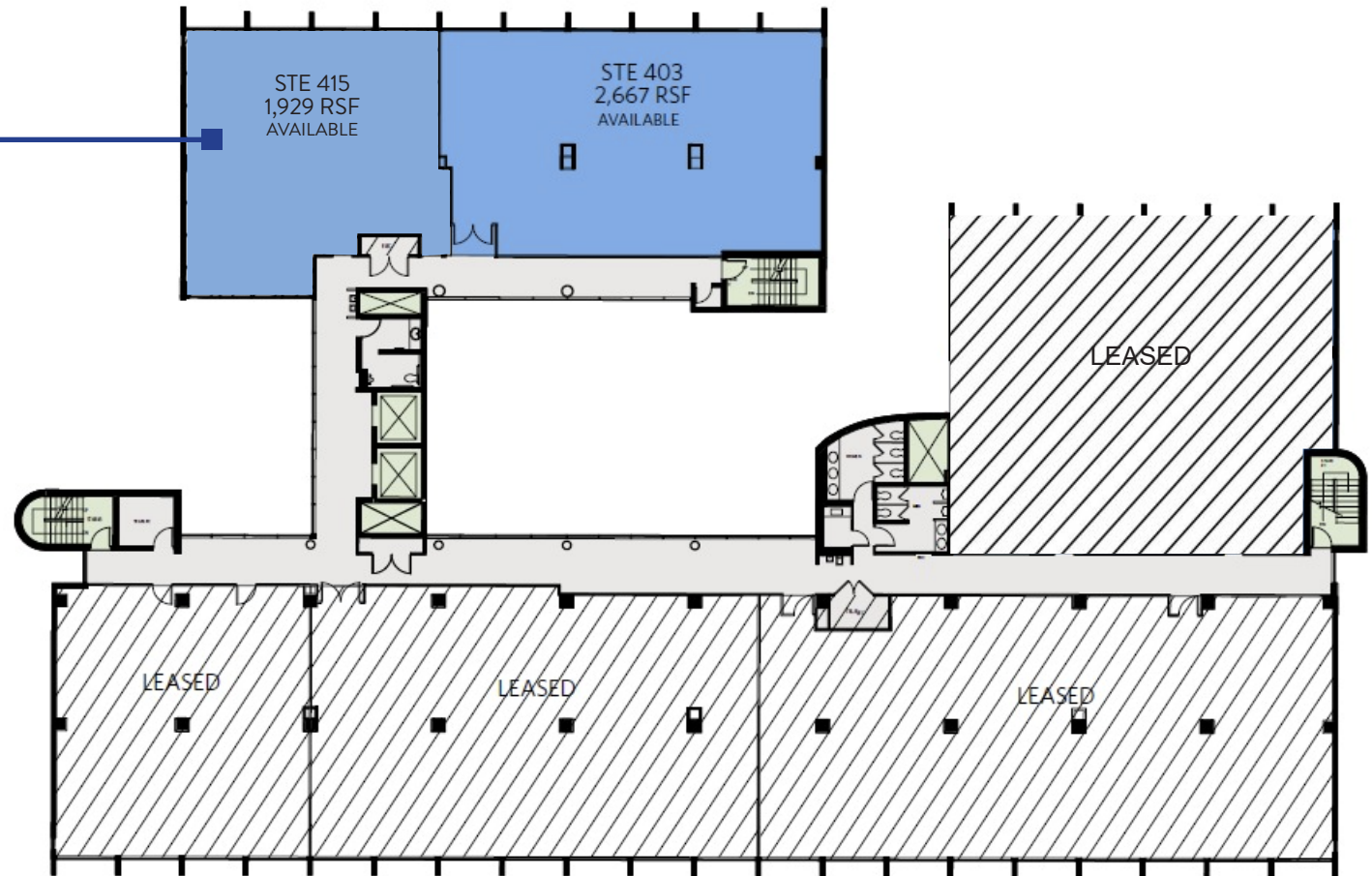
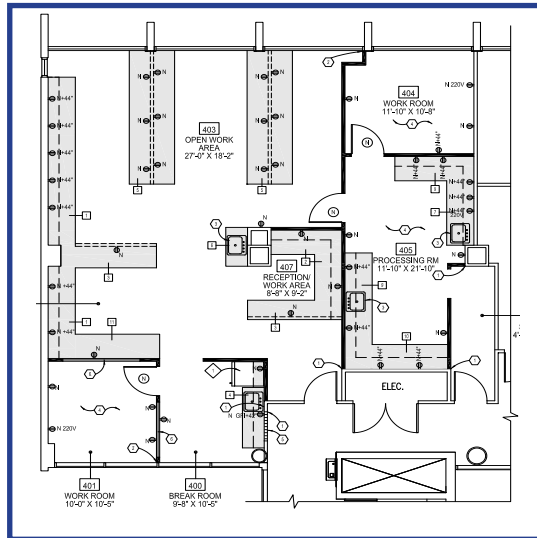
CHARLIE WEBB
703.525.4909
charlie@donohoe.com

DONOHUE
Integrity and Vision Since 1884

FOURTH FLOOR

SUITE 403 - 2,667 RSF

SUITE 415 - 1,929 RSF



BRYAN GRAY
703.525.6035
bryang@donohoe.com

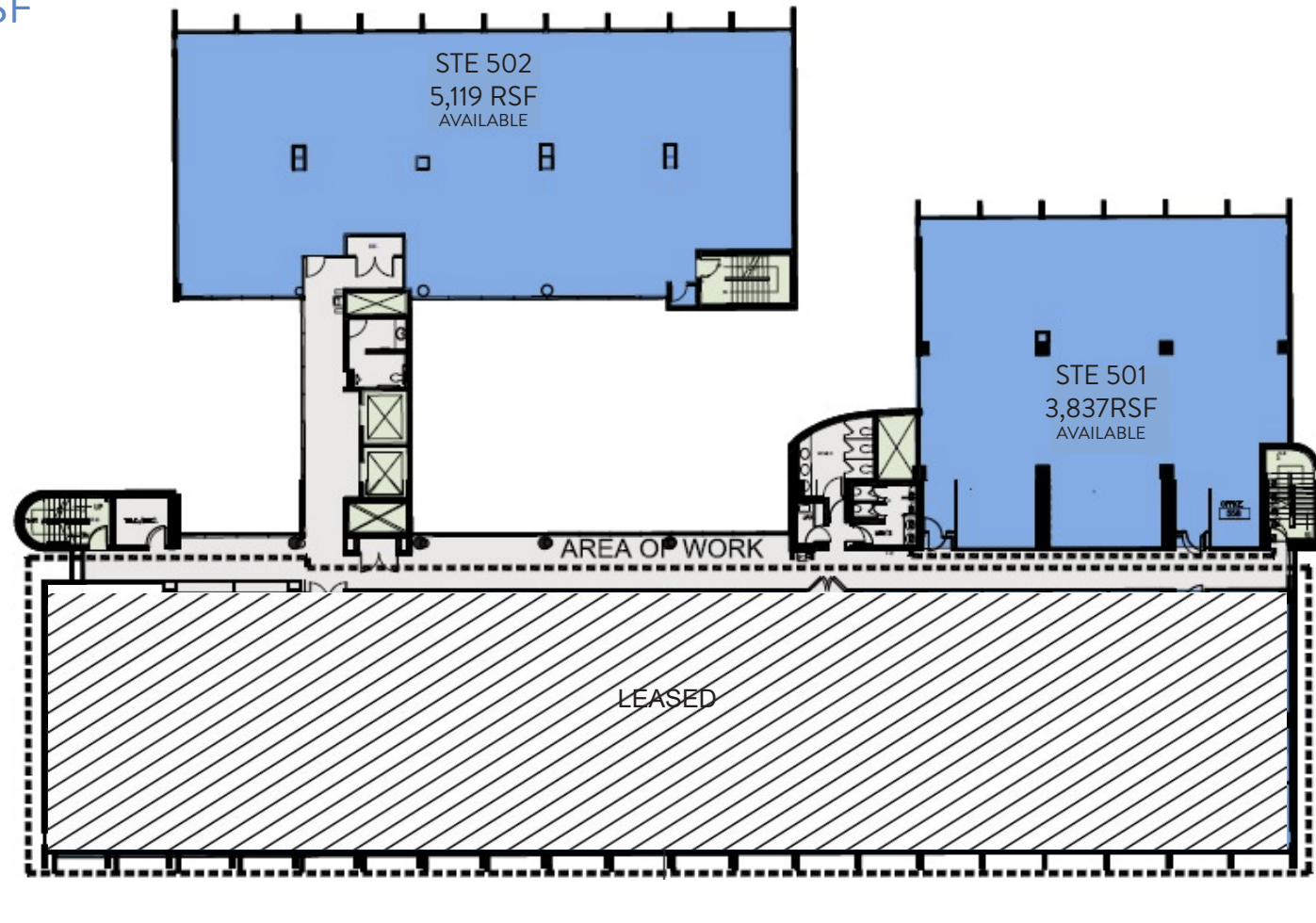
CHARLIE WEBB
703.525.4909
charliew@donohoe.com

DONOHUE
Integrity and Vision Since 1884

FIFTH FLOOR

SUITE 501 - 3,837 RSF

SUITE 502 - 5,119 RSF



BRYAN GRAY
703.525.6035
bryang@donohoe.com

CHARLIE WEBB
703.525.4909
charlie@donohoe.com

DONOHUE
Integrity and Vision Since 1884

PROPERTY PHOTOS

LOBBY



CONFERENCE



SPEC SUITE



TENANT LOUNGE



LOCATION



BRYAN GRAY
703.525.6035
bryang@donohoe.com

CHARLIE WEBB
703.525.4909
charlie@donohoe.com

DONOHOE
Integrity and Vision Since 1884