



Crossroads Professional Building

7676 New Hampshire Ave / Takoma Park

**STOUT &
TEAGUE**



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STOUT & TEAGUE | 8001 Forbes Place, Ste 305, Springfield, VA 22151

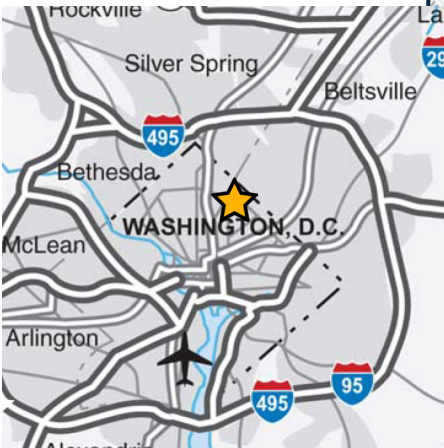
PROPERTY

Located at the bustling intersection of New Hampshire Avenue and University Blvd in Takoma Park, MD, this vibrant office building offers an ideal workspace in a prime location. A short walk from the Takoma/Langley Station on the Purple Line, it provides easy access to public transportation. The building is surrounded by a variety of shops and restaurants, enhancing convenience for tenants and visitors alike. It is adjacent to the new Transit Center and the future Purple Line Metro Station, ensuring seamless connectivity. Additionally, the building offers the perk of free on-site parking, making it a practical choice for those commuting by car.

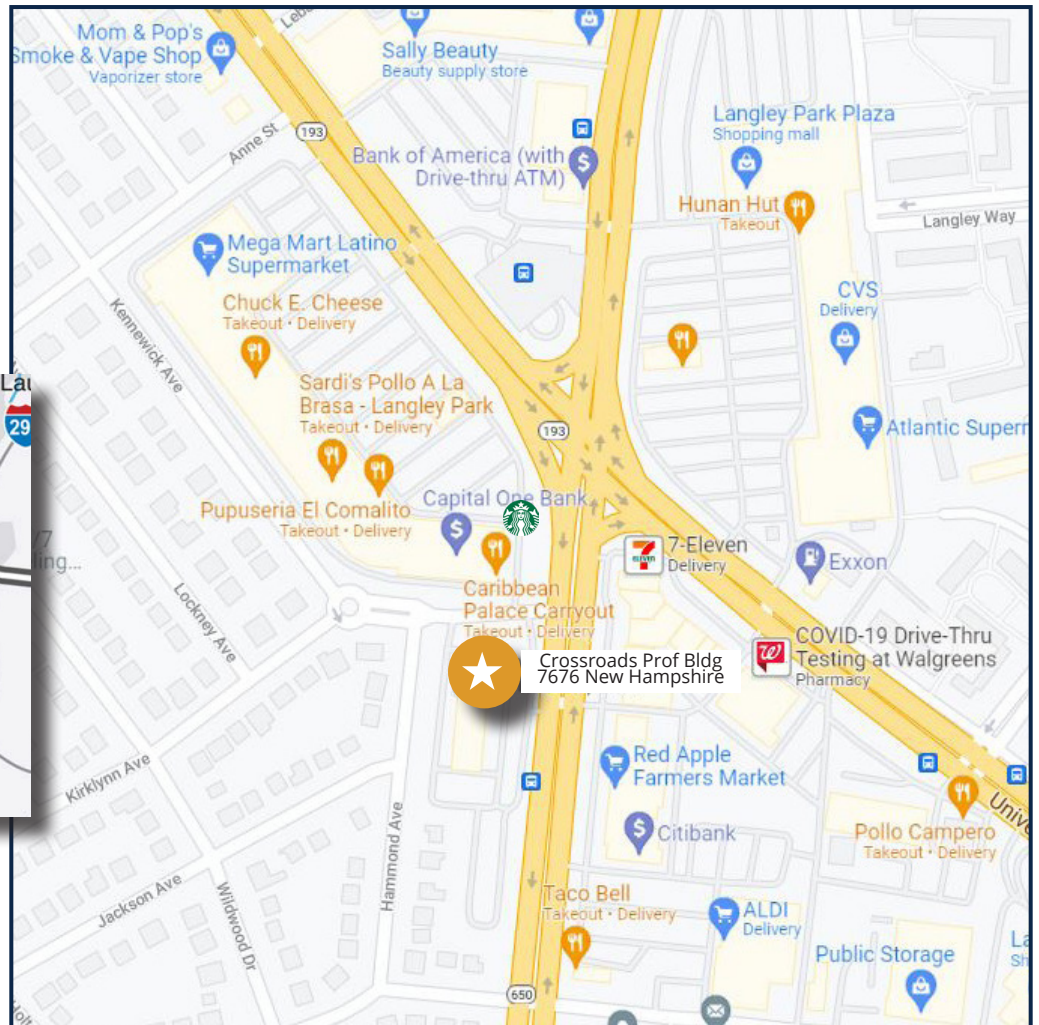
AVAILABLE SPACES

- Suite 415 (846 SF): \$32.00PSF, or \$2,260/mo, plus RE taxes
- Suite 418 (1,785 SF): \$33.00 PSF, or \$4,910/mo, plus RE taxes

LOCATION



- 7-minute walk to the Langley-Takoma Transit Center and future Purple Line Station
- Surrounded by shops and restaurants



7676 New Hampshire Ave

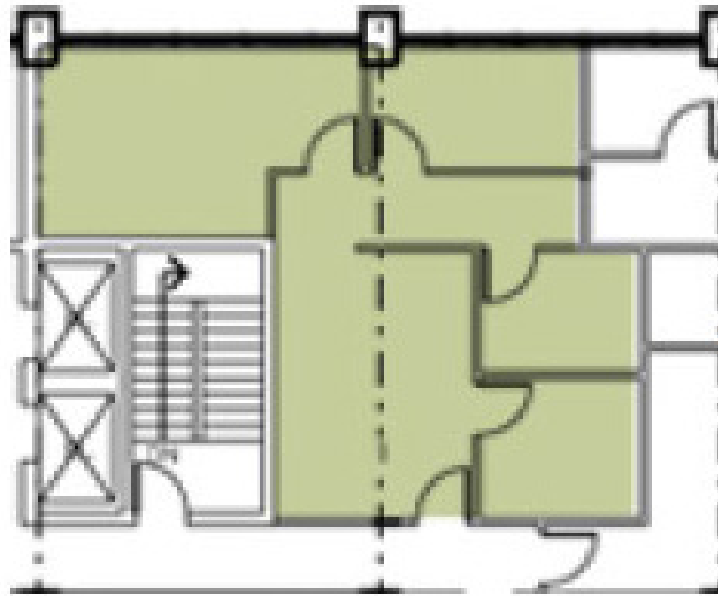
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SUITE 415

4th Floor | 846 RSF | Vacant

Efficient top floor office suite featuring a reception area, 2 windowed offices, and 2 interior offices which can also be used for storage.

Available for immediate occupancy



SUITE 418

4th Floor | 1,785 RSF | Vacant

Top floor medical office suite features a large reception area, 5 exam rooms with sinks, 2 windowed offices, an in-suite bathroom, and storage.

Available for immediate occupancy

