

For Lease  
Office Space | Lanham, MD



## 4550 Forbes Blvd

Lanham, Maryland 20706

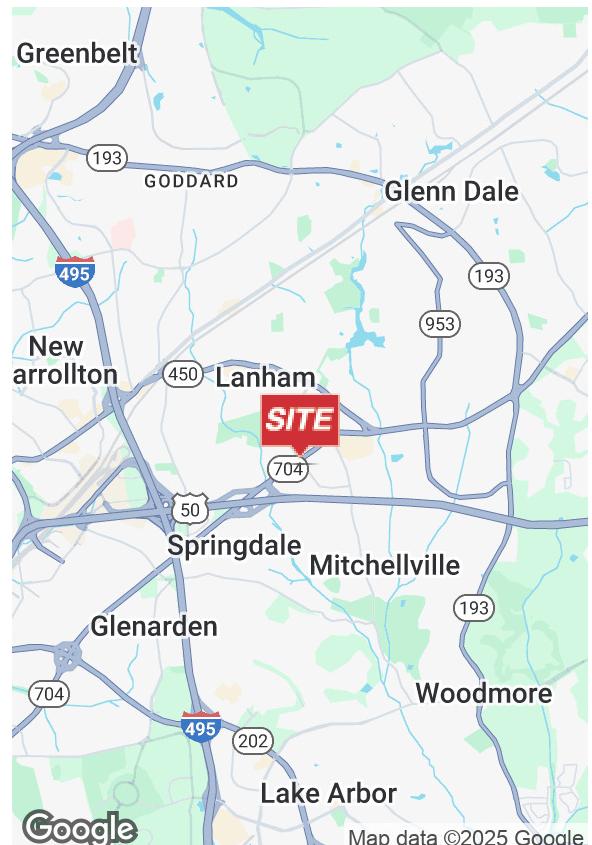
### Property Highlights

- Approx. 58,729 sf total
- **1st floor** - 6,278 SF
- **2nd floor** - 4,914 SF
- **3rd floor** - 1,943, 2,710 and 3,344 SF
- Excellent location, 1/2 mile to Capital Beltway (I-495) & Rt. 50 interchange
- Rental Rate: **\$17.75** (for Suite 330 only). Rates for other suites based on TI \$ amount needed.

**(2) months free rent on a 3-year lease - or -**

**(3) months free rent on a 5-year lease**

*(if signed by January 31, 2026)*



Andy Mayr, CCIM

O: 301 918 2919  
amayr@naimichael.com

**N**A Michael

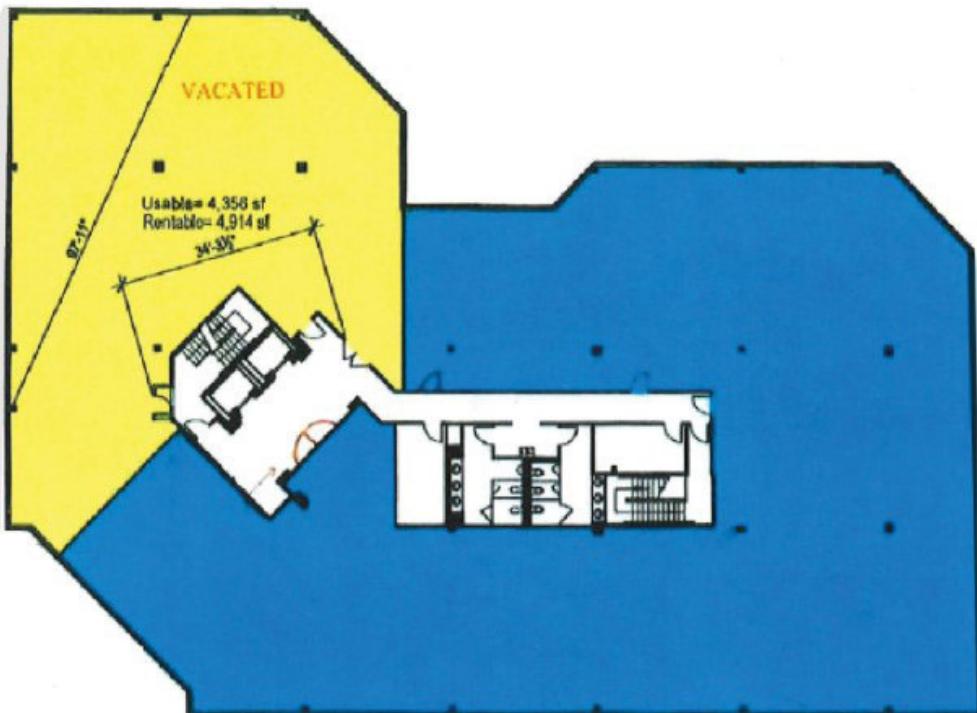
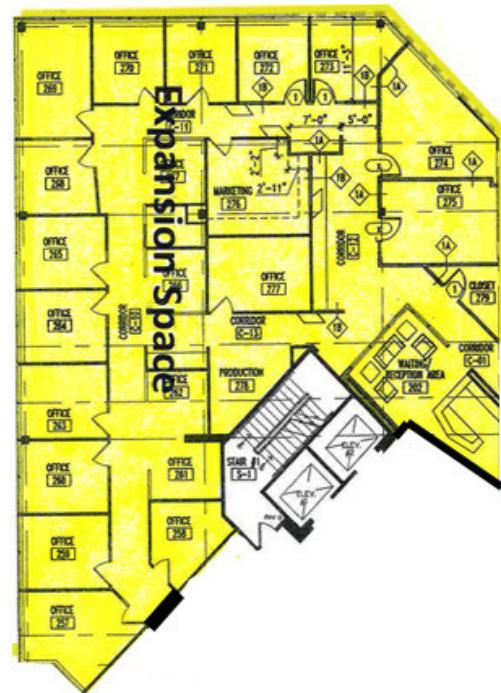
10100 Business Pkwy  
Lanham, MD 20706  
301 459 4400 tel  
[www.naimichael.com](http://www.naimichael.com)

For Lease  
First Floor Space

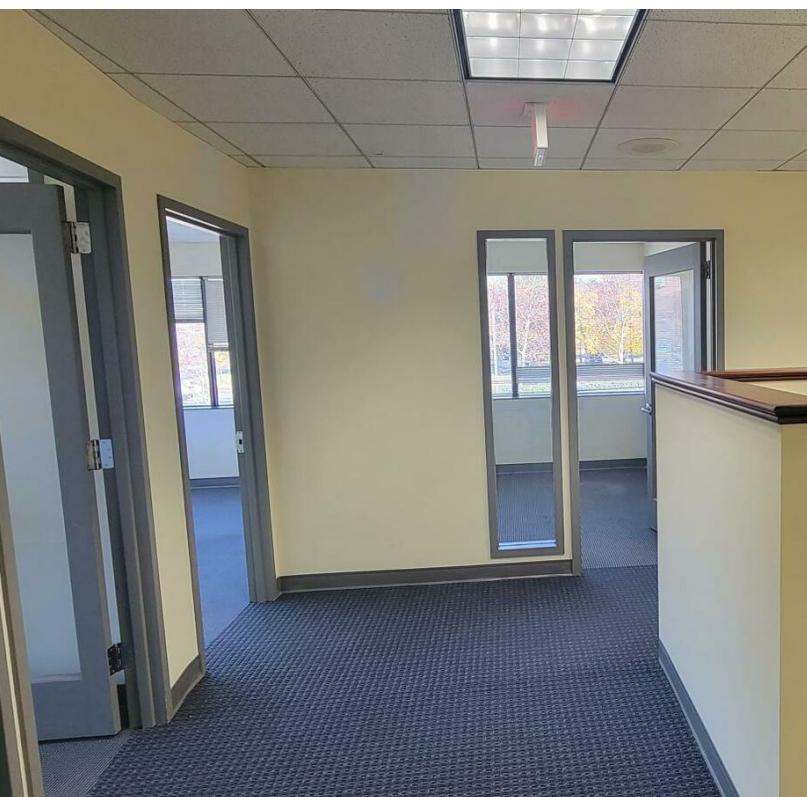


The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. Floor plans, site plans and other graphic representations of this property have been reduced and reproduced, and are not necessarily to scale. All information should be verified prior to purchase or lease.

# For Lease Second Floor Space



## Suite (2nd Floor)



The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. Floor plans, site plans and other graphic representations of this property have been reduced and reproduced, and are not necessarily to scale. All information should be verified prior to purchase or lease.

# NAIMichael

For Lease  
Third Floor Space

