

# FOR

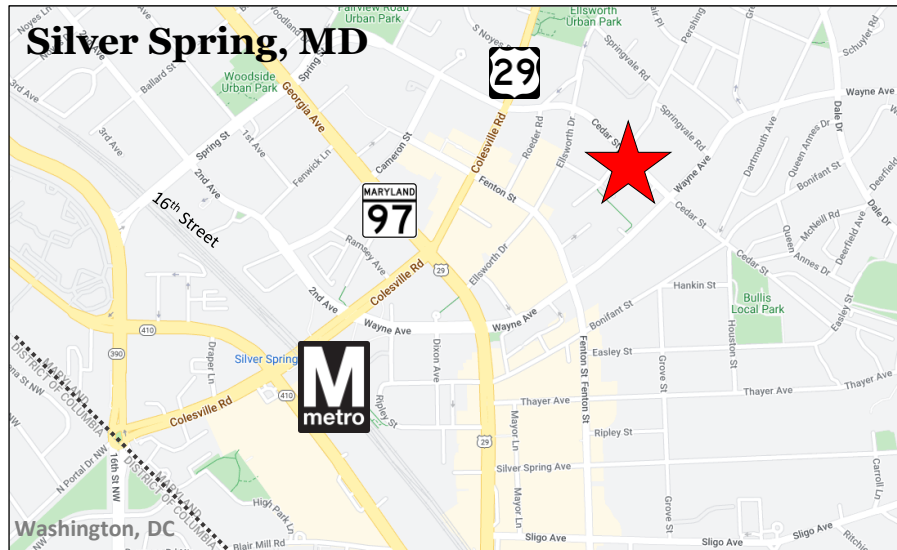
# SALE

**\$1,100,000**

## 804 Pershing Drive Suite 204 Silver Spring, MD 20910



***Excellent access to Metro, Georgia Avenue, Colesville Road, and a multitude of Downtown Silver Spring amenities.***



Although all information furnished is from sources we deem reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof, and it is submitted subject to errors, omissions, or other conditions.

- 2,760 S.F. commercial unit
- MOVE-IN READY
- Reception area with desk
- Kitchen
- 2 conference rooms, 3 private windowed offices, and 8 workstations
- Ideal for office / medical / dental
- Owner/user opportunity
- Built out with high-end finishes
- ADA accessible
- Zoned CR
- Condo fee \$975/month
- Additional 47 S.F. secure storage unit included

*For more information,  
please contact:*

**301.961.9696**

**Zach Dubin**

**Ext. 213**

**zdubin@amrcommercial.com**

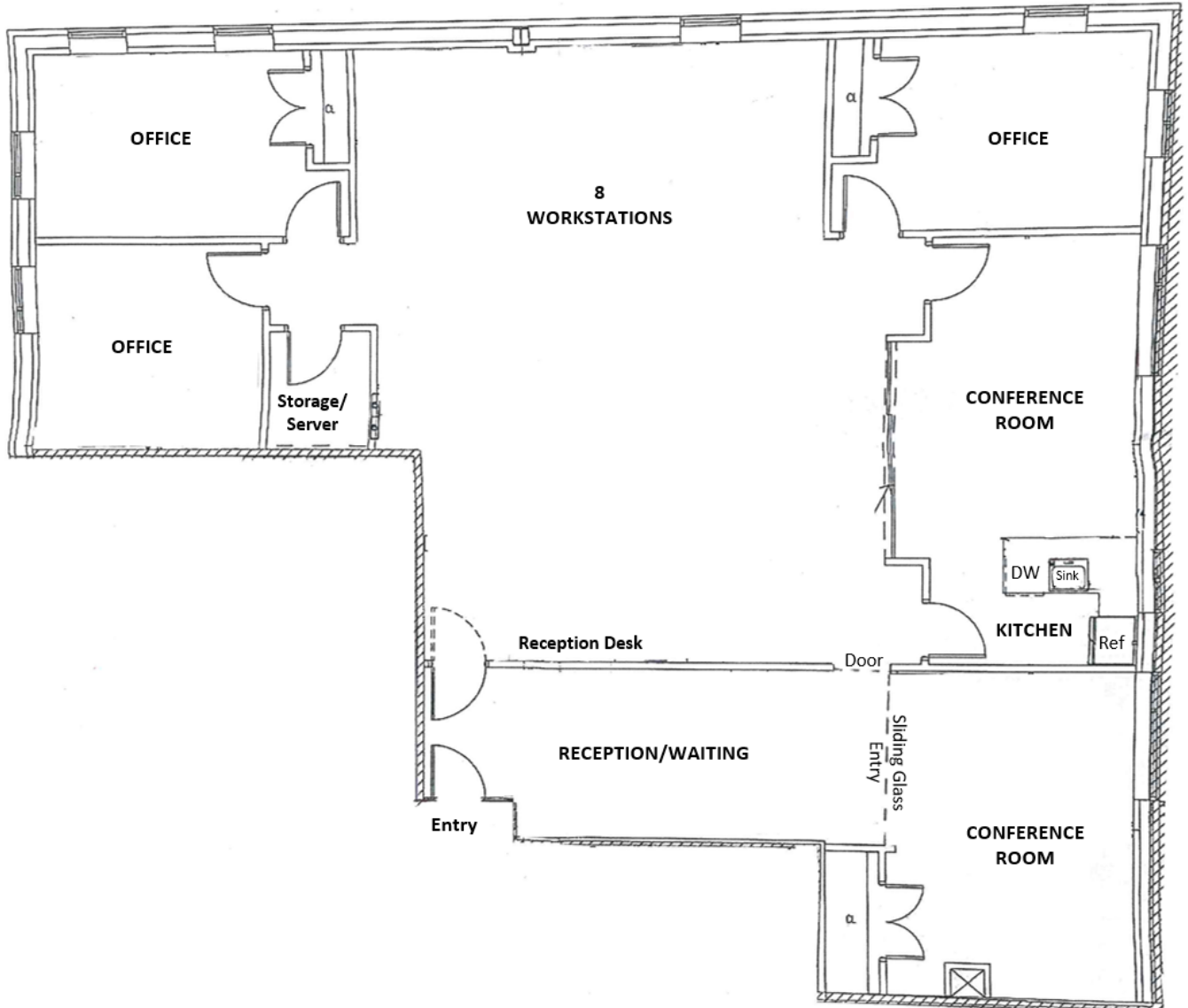


**ALEXANDER, MONTROSE, RITTENBERG**  
Commercial Real Estate Brokerage  
Est. 1994

*Celebrating*  
**30** Years  
1994-2024

A Member of **CORE** NETWORK

# Suite 204 2,760 S.F.



NOT TO SCALE | MEASUREMENTS APPROXIMATE

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