

SUITES AVAILABLE FOR SALE



SUITE 140 & SUITE 400 1,920 SF | 6,320 SF





CAN BE SOLD TOGETHER OR SEPARATELY

Property Highlights

- Highly accessible location with easy access to I-270
- Turnkey office space available immediately
- Newly resdesigned lobbies and bathrooms, and newly installed elevators
- Ample parking, including free garage and surface options
- Public transportation available with a Ride On bus stop at the entrance
- Surrounding neighborhood features retail shops and restaurants including Park Potomac and Potomac Woods Plaza



UPGRADED COMMON AREAS INCLUDING RENOVATED BATHROOMS AND ELEVATOR



NEW ROOF



SEPARATELY METERED UTILITIES

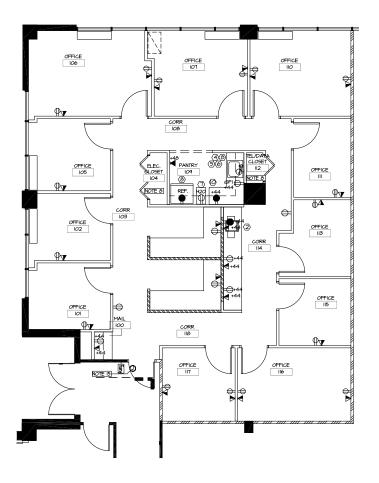


FURNITURE CAN BE MADE AVAILABLE

Suite 140

\$185/SF

- Easily accessible from parking
- Ideal suite for medical, accounting, legal use, professional services, etc.

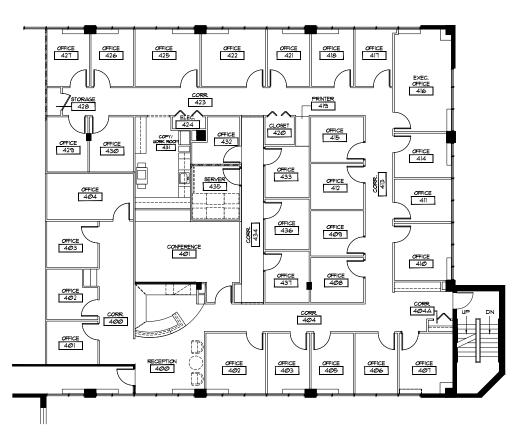


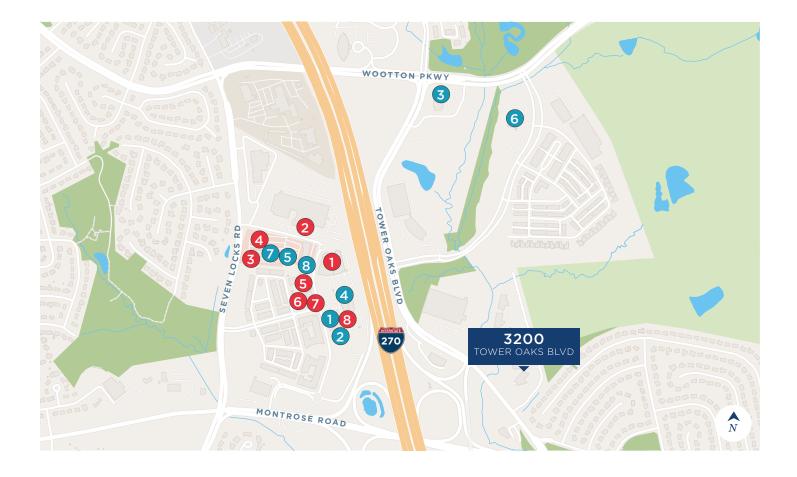
6,320 SF

Suite 400

\$225/SF

 Ideal suite for medical, accounting, legal use, professional services, etc.





Area Amenities

Food & Restaurants

- 1 King Street Oyster
- **2** Gringos & Mariachis
- 3 Stanford Grill
- 4 Potomac Deli
- Quincy's Potomac Bar
- 6 Clyde's Tower Oaks Lodge
- 7 Baskin Robbins
- 8 Starbucks

- Retail
- 1 Harris Teeter
- 2 The Bottle Shop
- 3 O'Donnell's Market
- 4 Walgreens
- 5 Love Couture Bridal
- 6 Elysiem
- 7 Kaufmann Jewelers
- 8 Park Potomac Mall

CONTACT/INFORMATION

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