



Class A Office Building
FOR SALE
Perfect Opportunity for
Corporate Headquarters

PATRIOT BUSINESS PARK EAST

7852 Walker Drive | Greenbelt, MD

OWNER OCCUPANT **SALES OFFERING**



DANAC Realty Advisors

The Offering

Danac Realty Advisors is pleased to present Patriot Business Park East (the "Property") for sale. The Property is a 4 story, 84, 843 rentable square foot modern office building sitting on 2.6 acres of land. The entire 84,843 SF of office space is available to house a large corporate headquarters.

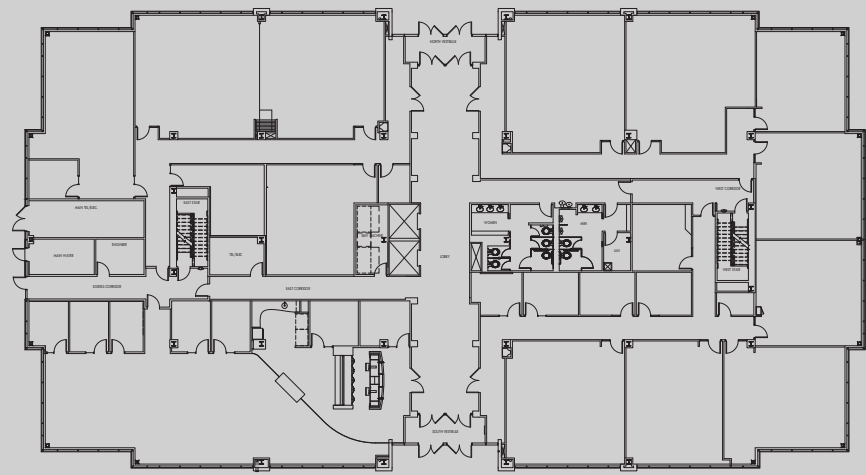
Located in Greenbelt, Maryland, the property is situated on 495, Kenilworth Avenue and Greenbelt Rd., close to several major employers in Prince George's County, within 1 mile of the Greenbelt metro station and a short drive from several restaurants, eateries and corporate amenities.

The Property was constructed in 2005, featuring large 22,000 square foot rectangular floorplates inviting a variety of office uses and layouts. Modern finishes are featured throughout common area lobbies, hallways and restrooms. The building enjoys high ceilings and full height solid wood doors throughout, as well as recessed sprinkler heads and contemporary LED lighting. A corporate headquarters could layout one floor of executive offices, one floor for conference room and entertaining spaces as well as a floor for business development and sales force.

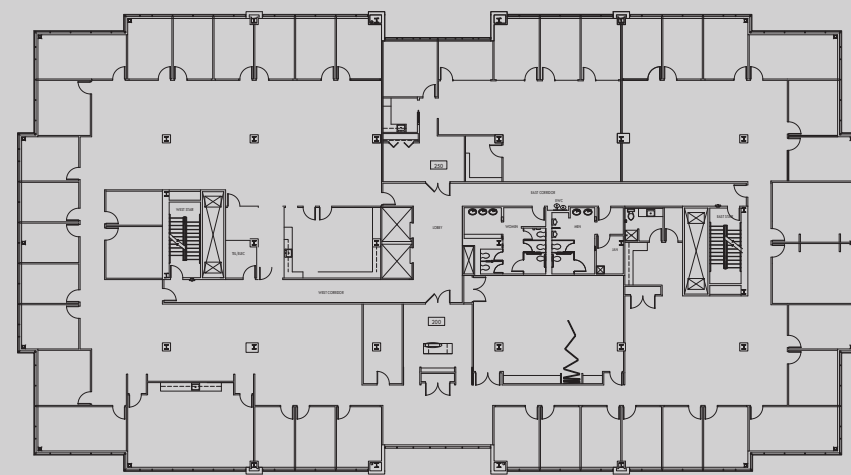


FLOOR Plans

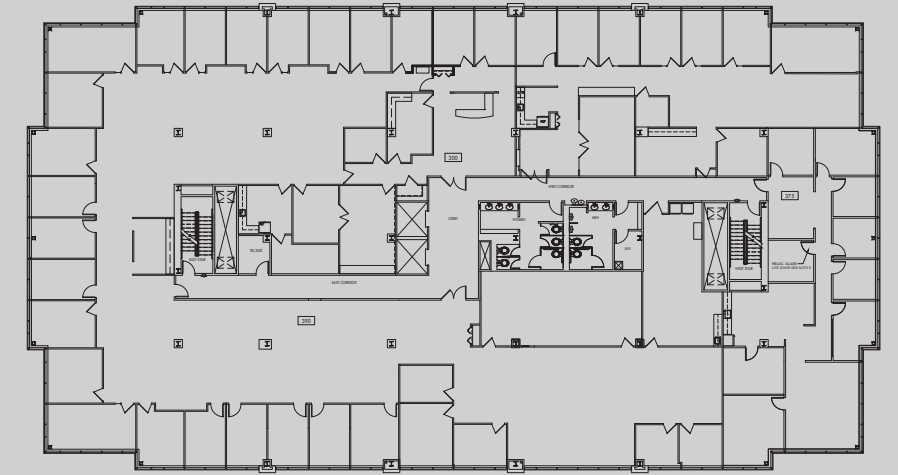
PATRIOT BUSINESS PARK EAST



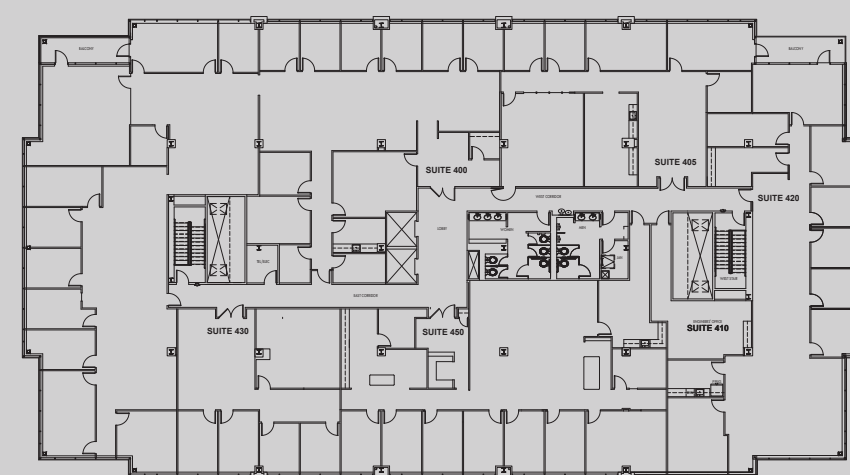
7850 WALKER DR
01 - FIRST FLOOR



7850 WALKER DR
02 - SECOND FLOOR



7850 WALKER DR
03 - THIRD FLOOR



7850 WALKER DR
04 - FOURTH FLOOR

PATRIOT BUSINESS PARK EAST

Premier Retail and Accessibility

THE DRA TEAM

Todd Bosley

Principal – Danac Realty Advisors
301.657.2800
todd@danac.com

Timothy Jaeger

Principal – Danac Realty Advisors
301.657.2800
tim@danac.com

Please contact us for more information on
the Building or to set up a formal tour.



DANAC Realty Advisors

© 2026 DANAC Realty Advisors. This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

All marks displayed on this document are the property of their respective owners.

