

Newly Renovated Interior and Exterior

CLINTON TOWERS



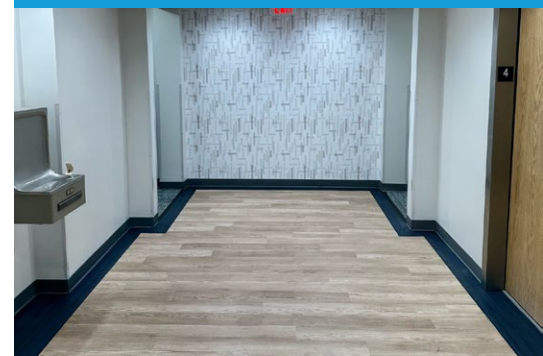
Move In Ready Medical Suites

- 37,694 SF, 4 Story Class B Medical Office Building
- Located less than 2 miles from Southern Maryland Hospital Center
- Ample Free Surface Parking
- Name brand mix of healthcare providers, "built-in" referral source
- Easy access to 1-495, Crain Hwy, and Branch Ave
- Move-in Ready and Build-to-suit opportunities
- Public transit bus stop directly in front of the building
- Building Face and Monument Signage Available



Renovation Highlights

- Exterior Building Staining and Painting
- Patient drop off area and canopy upgrade
- New electronic Tenant directory
- New roof installation
- All common areas improved
- New LED lights
- New wall coverings and flooring throughout
- Common area restroom upgrades



Less than 2 miles
from Southern
Maryland Hospital



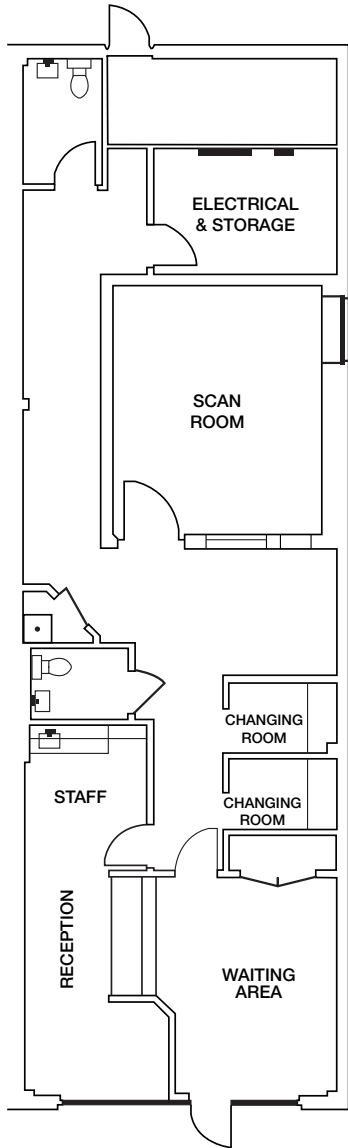
Proximity to DMV
Research Community



Ample Free
Surface Parking



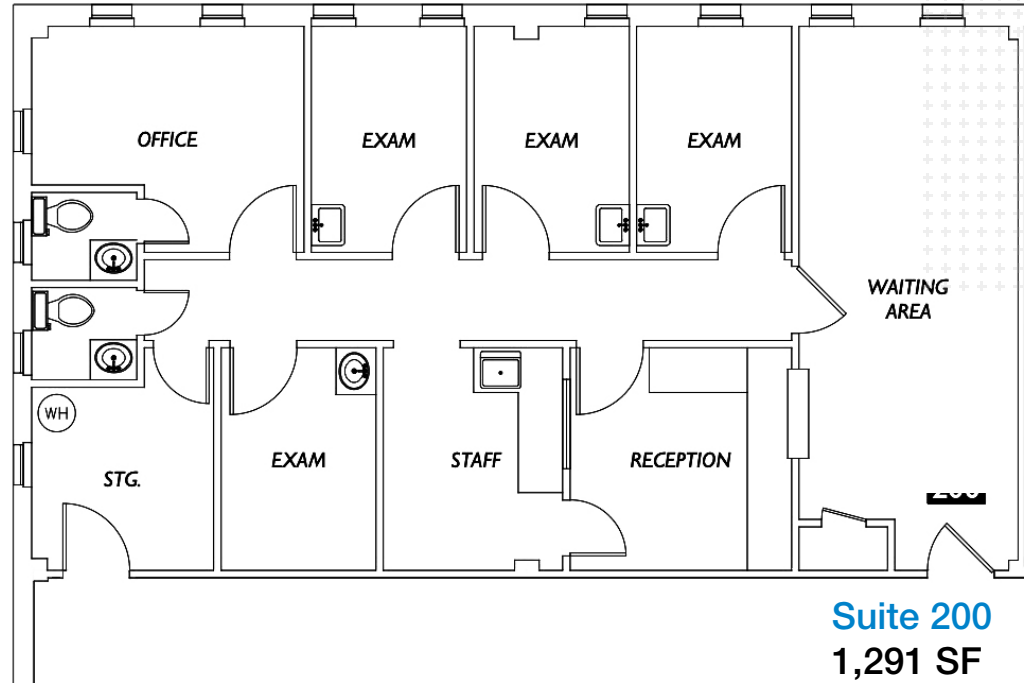
Physician
Community Built-In
Referral Sources



Suite 106

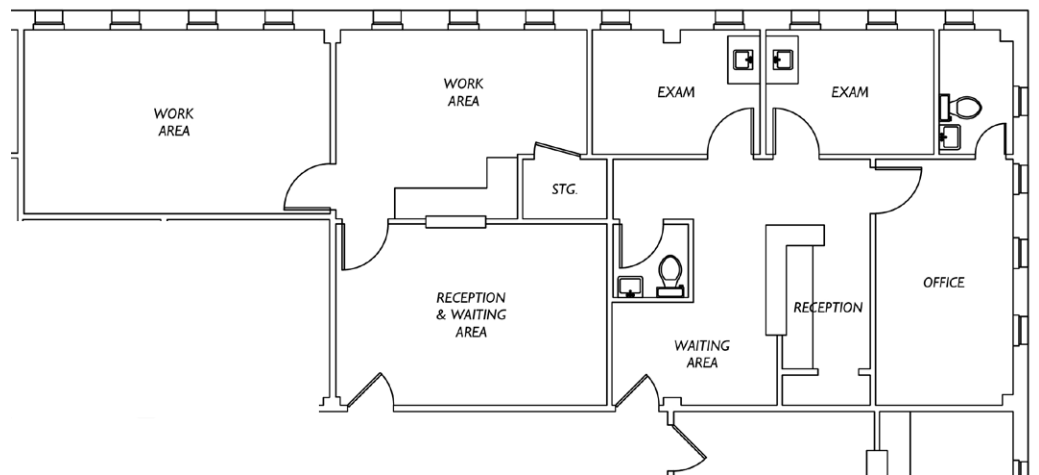
1,592 SF

Ground floor Suite with direct entrance and eyebrow signage



Suite 200

1,291 SF



Suite 330

809 SF

**Contiguous
upto 1,597 SF**

Suite 340

788 SF

For more information or to schedule a property tour, please contact:

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