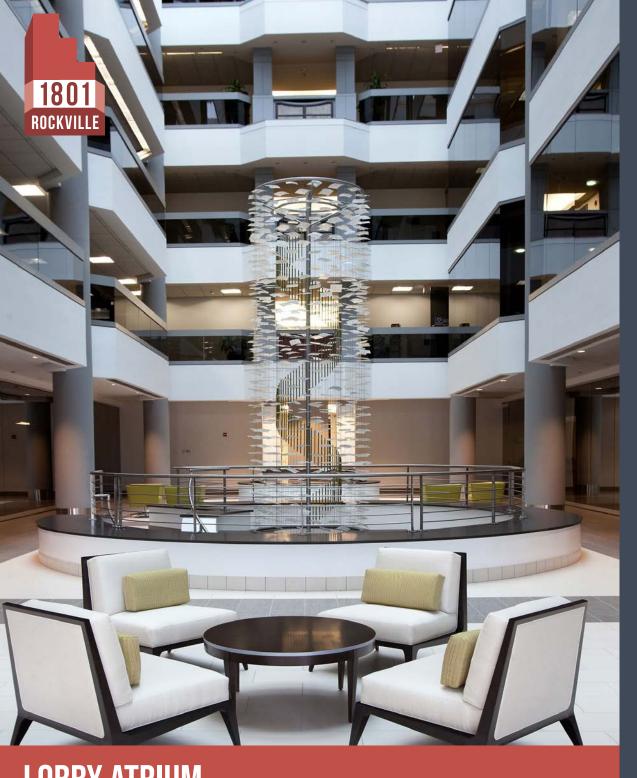




OPPORTUNITY

- Class A Building with Striking Lobby Atrium
- Newly Built Conference Center and Tenant Lounge
- 3 to 10 Year Lease Terms Available
- Covered Parking, 3.6/1,000 SF at \$75.00 per Space per Month; Hourly Visitor Parking
- Excellent Mid-Pike Location, Walk to Shopping and Restaurants
- Walking Distance to Twinbrook Metro Station (Red Line)
- Two Electric Vehicle Charging Stations On-site:

Two Charge Pro 208V / 240V Electrical Vehicle Charging Stations for Visitors and Employees located on the First Level Visitor Parking Garage. Pay via Cell Phone, Charging App, or Smart Card!



TENANT LOUNGE





CONFERENCE CENTER



LOBBY ATRIUM



OFFICE SPACE FOR LEASE

SPACE	SQUARE FEET	AVAILABILITY	RENTAL RATE
SUITE 105	3,266 RSF	VACANT	\$28.50 PSF, FULL SERVICE
SUITE 110	5,018 RSF	VACANT	\$28.50 PSF, FULL SERVICE
SUITE 200	8,024 RSF	VACANT	\$28.50 PSF, FULL SERVICE
SUITE 300	4,344 RSF	VACANT	\$28.50 PSF, FULL SERVICE
SUITE 340	11,668 RSF	VACANT	\$28.50 PSF, FULL SERVICE
SUITE 405	16,963 RSF	VACANT	\$28.50 PSF, FULL SERVICE
SUITE 500	34,382 RSF	VACANT	\$28.50 PSF, FULL SERVICE
SUITE 600	34,265 RSF	VACANT	\$28.50 PSF, FULL SERVICE









LOCATION & NEARBY AMENITIES





LEASING:

AVISON YOUNG

FOR MORE INFORMATION, PLEASE CONTACT:

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