



Crossroads Professional Building

7676 New Hampshire Ave / Takoma Park

STOUT&TEAGUE



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STOUT & TEAGUE | 8001 Forbes Place, Ste 305, Springfield, VA 22151

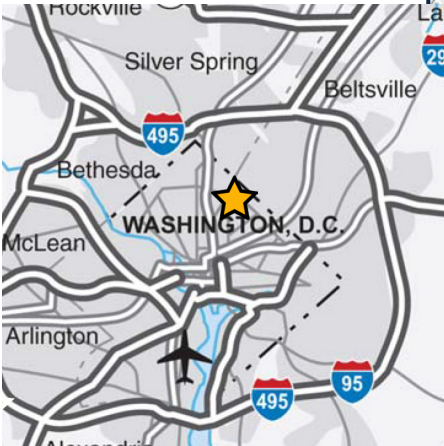
PROPERTY

Located at the bustling intersection of New Hampshire Avenue and University Blvd in Takoma Park, MD, this vibrant office building offers an ideal work-space in a prime location. A short walk from the Takoma/Langley Station on the Purple Line, it provides easy access to public transportation. The building is surrounded by a variety of shops and restaurants, enhancing convenience for tenants and visitors alike. It is adjacent to the new Transit Center and the future Purple Line Metro Station, ensuring seamless connectivity. Additionally, the building offers the perk of free on-site parking, making it a practical choice for those commuting by car.

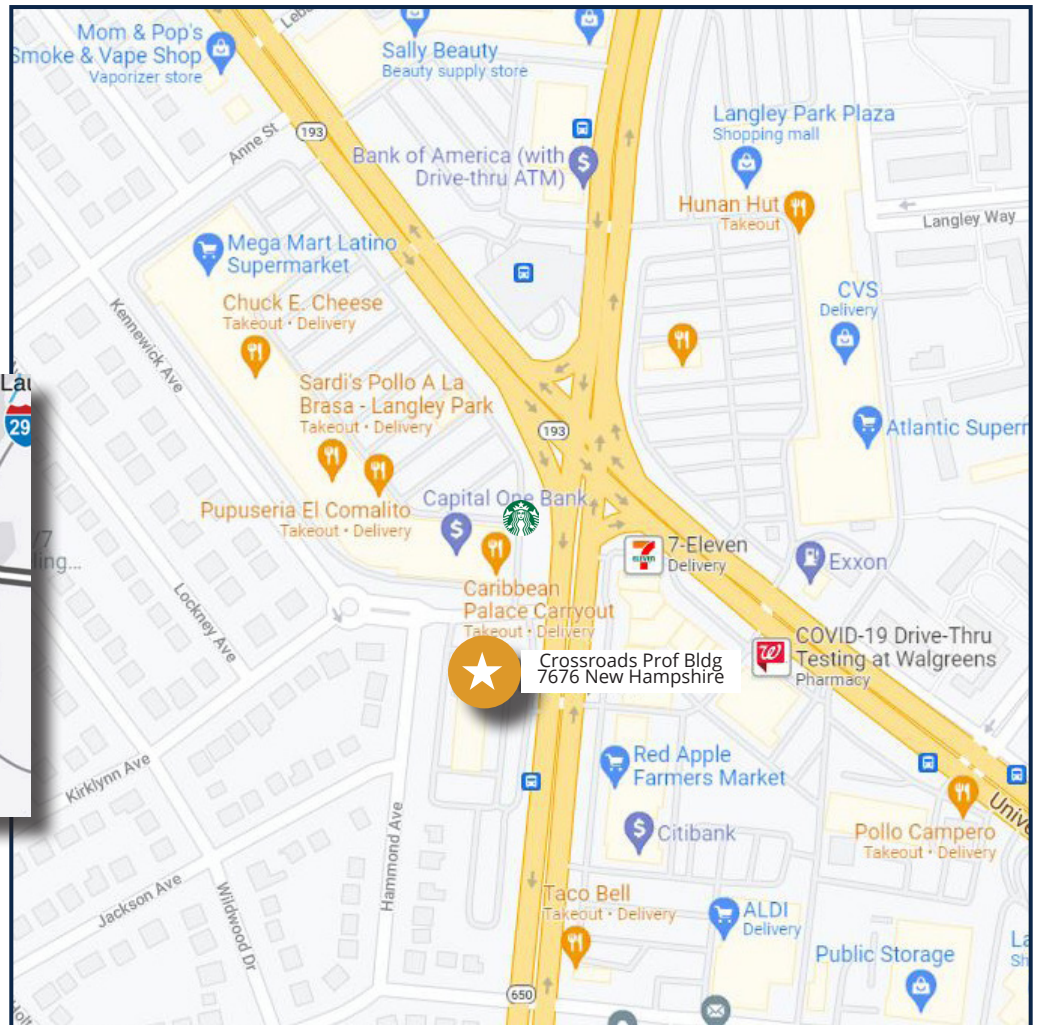
AVAILABLE SPACES

- Suite 319 (495 SF): \$33.00 PSF
- Suite 328/330 (1,141 SF): \$33.00 PSF
- Suite 404 (683 SF): \$33.00 PSF
- Suite 410 (852 SF): \$33.00 PSF
- Suite 418 (1,710 SF): \$34.50 PSF

LOCATION



- 7-minute walk to the Langley-Takoma Transit Center and future Purple Line Station
- Surrounded by shops and restaurants



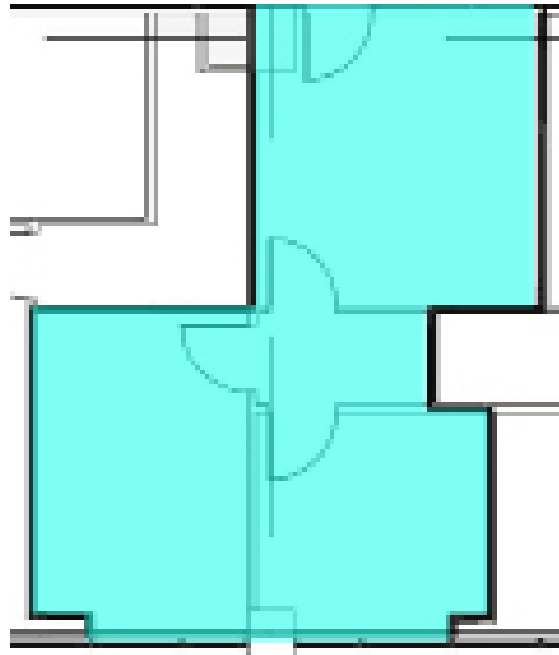
7676 New Hampshire Ave

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SUITE 319

3rd Floor | 495 RSF

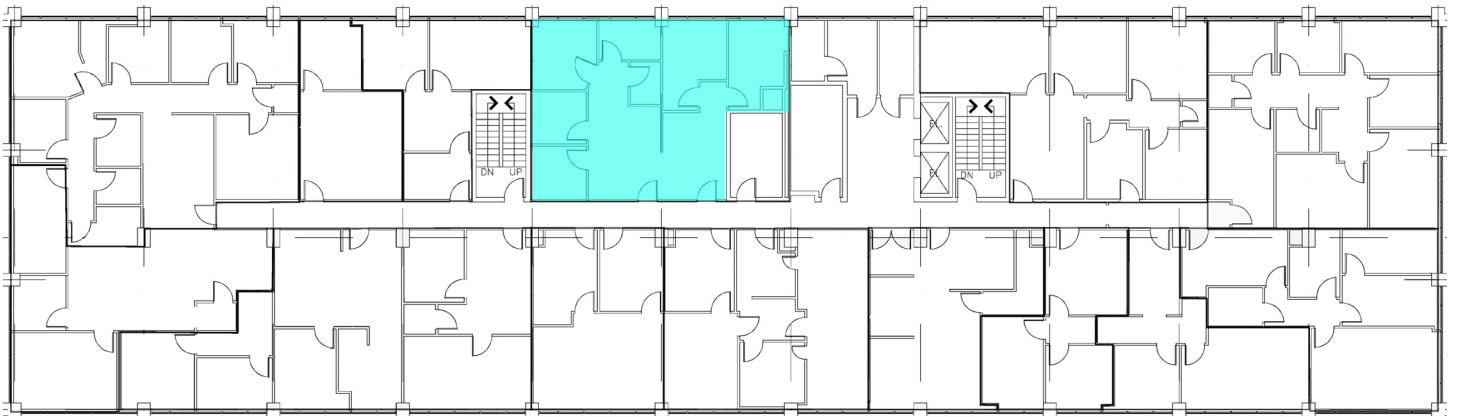
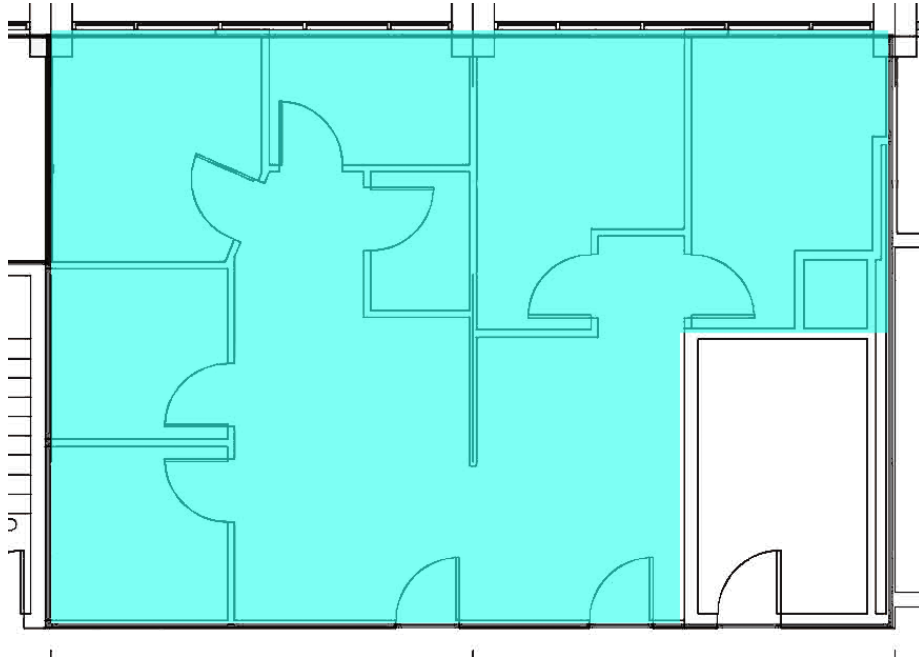
Bright office-intensive courtyard facing office suite with windowed perimeter offices and director elevator exposure. Subdivision options down to +/- 2,003 RSF.



SUITE
328/330

3rd Floor | 1,141 RSF

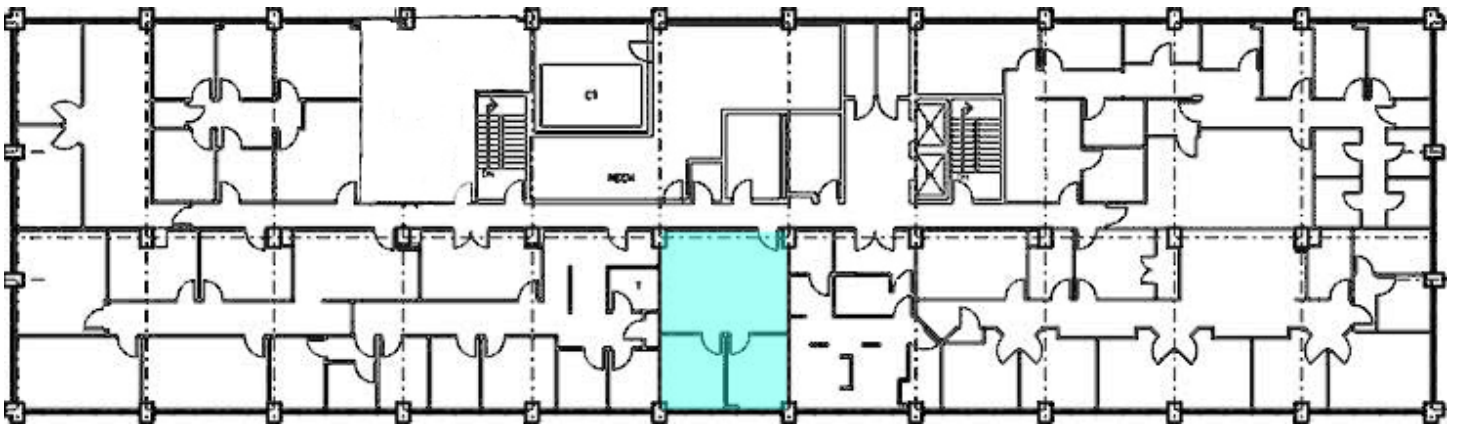
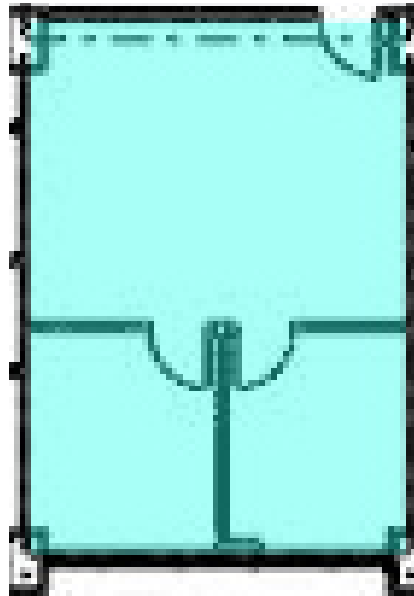
Thoughtfully-planned upper level (3rd floor) office suite with a combination of reception/open area, 2 interior offices, and 2 windowed offices and private restroom.



SUITE 404

4th Floor | 683 RSF

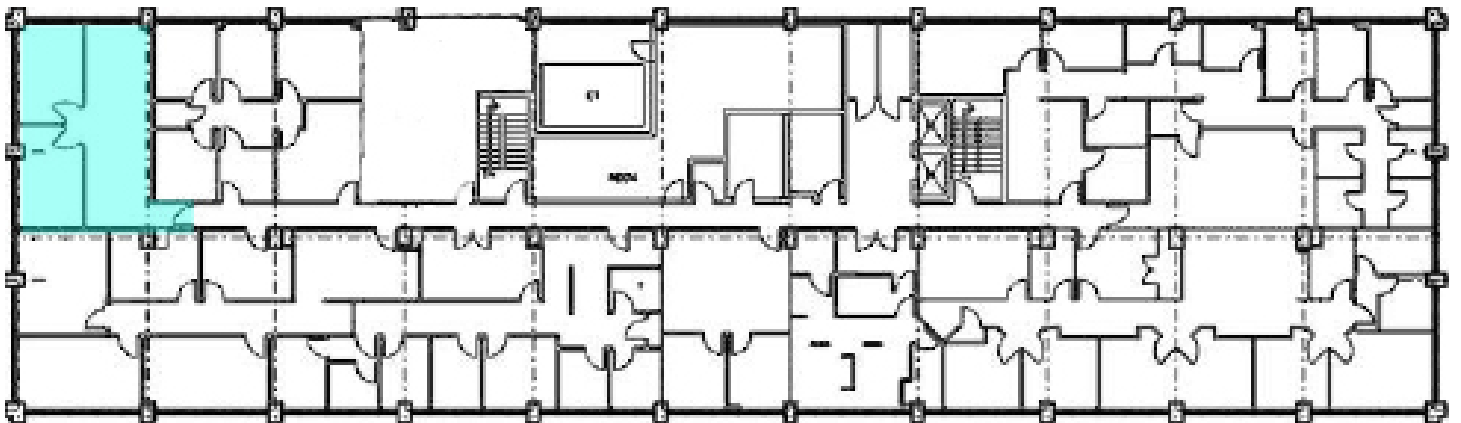
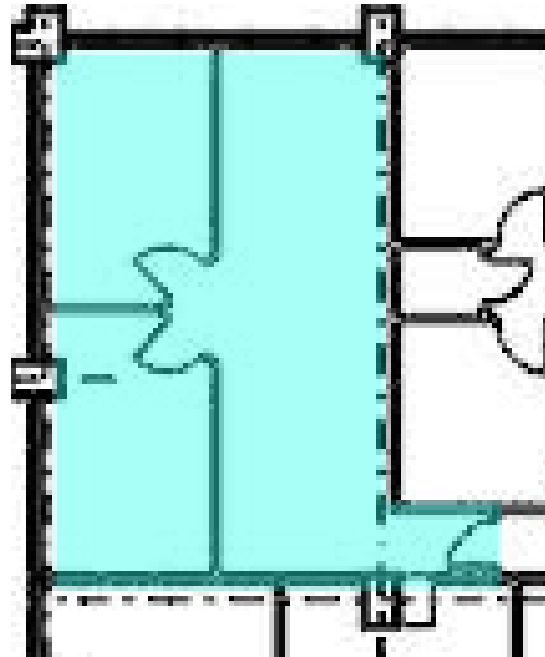
Compact top floor (4th floor) office suite with a combination of reception/open area, and 2 windowed offices.



SUITE 410

4th Floor | 852 RSF | 30 Days

Top floor (4th floor) corner office suite with plenty of natural light and a combination of reception/open area, and 2 windowed offices.



SUITE 418

4th Floor | 1,710 RSF

Bright top floor (4th) office/medical suite features 2 large reception areas/ waiting room areas, 7 windowed offices plus storage.

