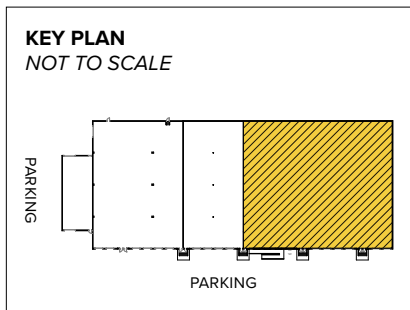


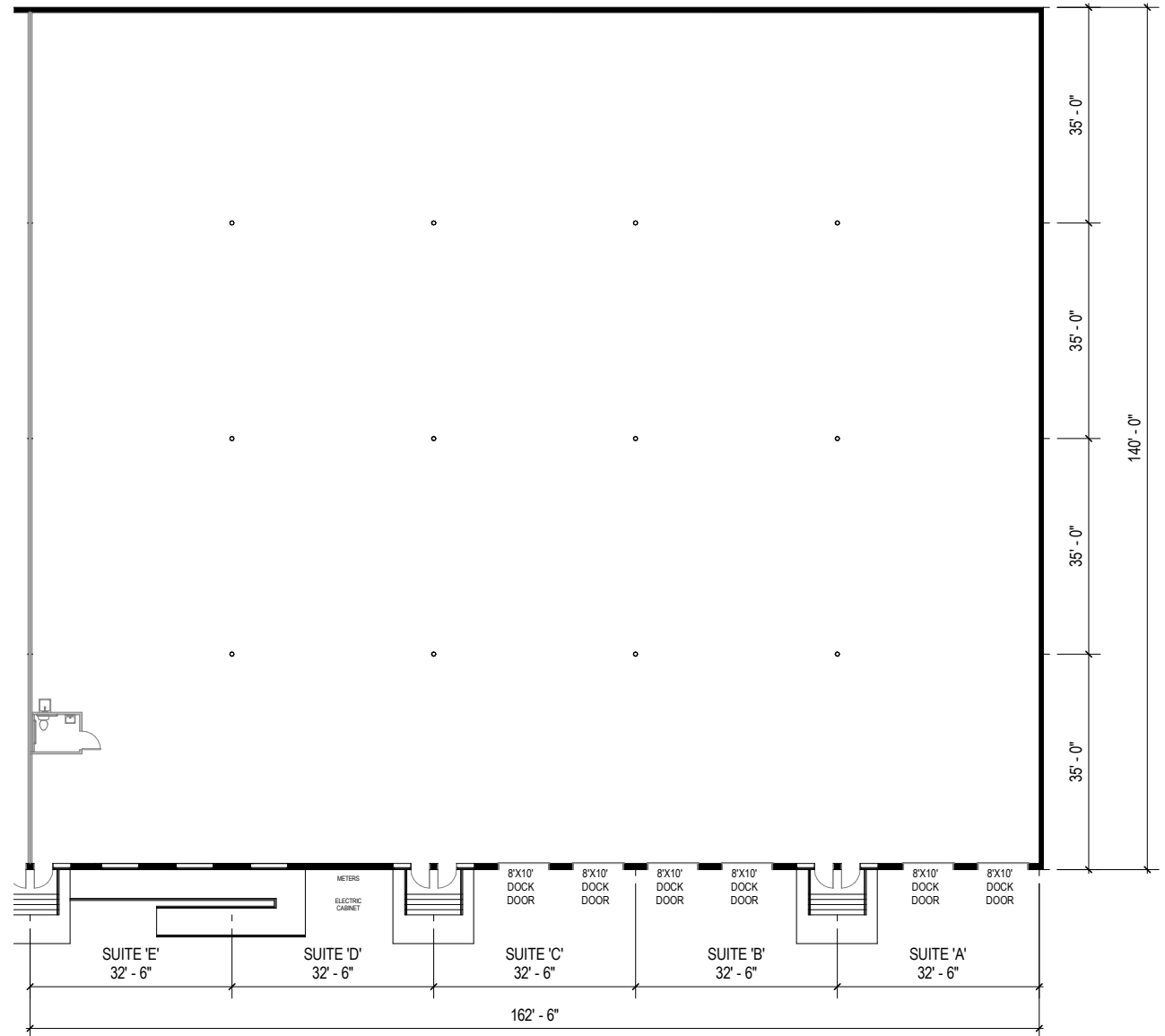


Total SF Available:
22,750 SF

*Bulk warehouse space with
22' clear height, restroom,
with 8x10' dock doors (6)*



Note: This space plan is subject to existing field conditions. This drawing is proprietary and the exclusive property of St. John Properties, Inc. Any duplications, distribution, or other unauthorized use is strictly prohibited.





2009–2013 Beaver Road

Hyattsville, MD 20785

About the Property

2009–2013 Beaver Road is located in Hyattsville, MD and benefits from convenient access to the area's major roadways, with close proximity to Washington D.C. Abundant surface parking and dock loading is available.

Bulk/Warehouse Buildings

2009 Beaver Road	31,850 SF
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2013 Beaver Road	16,554 SF
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Bulk/Warehouse Specifications

Suite Sizes	4,550 up to 31,850 SF
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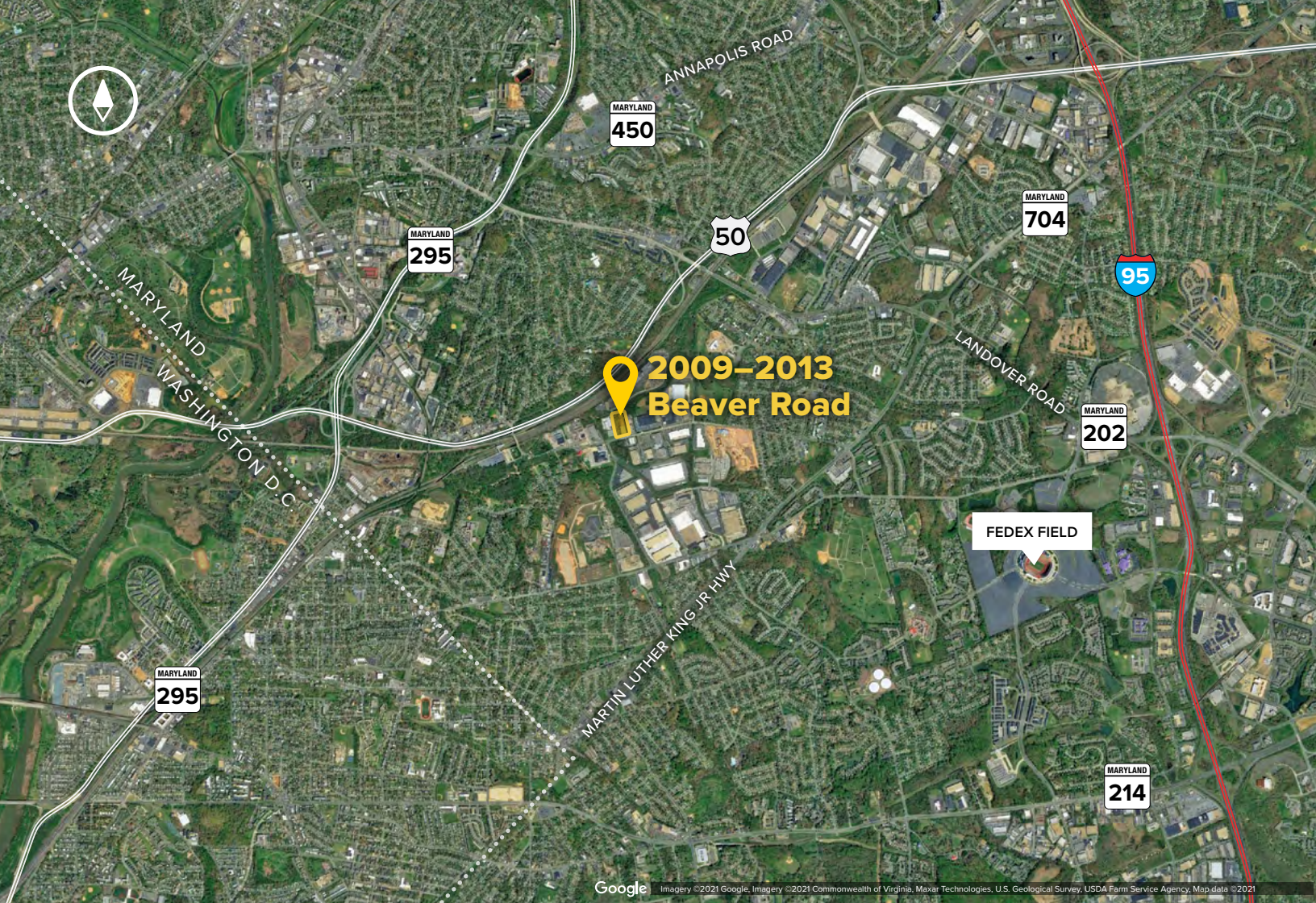
Ceiling Height	22 ft. clear minimum
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Offices	Built to suit
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Zoning	I-2
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For more information on Beaver Road, visit: sjpi.com/beaverroad



Contact Us

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About St. John Properties

St. John Properties, Inc. is one of the nation's largest and most successful privately held commercial real estate firms. Founded in 1971, the vertically-integrated company develops, owns and manages office, flex/ research and development, warehouse, retail and residential space nationwide.

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