

501 NORTH FREDERICK

501 N. Frederick Avenue
Gaithersburg, MD 20877

Medical Offices For Lease

1,371 - 4,939 SF



Leasing Information:
301.304.8300

Richard Coppola
301.304.8405
rcoppola@lpc.com

Ethan Bernardi
301.304.8397
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Nathan Bortnick
301.304.8392
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Lincoln

1101 Wootton Pkwy
Suite 410
Rockville, MD 20854

www.lpc.com

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Office For Lease

1,371 - 1,963 SF



Property Highlights

- Move-in ready medical suites available!
- Located in a Designated HUB Zone
- Situated on Route 355 with easy access to I-270, I-370 and the ICC
- Ride On bus stop in front of building. 3.5 Miles to Shady Grove METRO
- Walkable distance to numerous amenities including CVS, Chick Fil A, Chipotle, Panera, Roaming Rooster and more
- On-site doctor's lounge
- Energy Star Certified building
- Ample free parking
- Local ownership and management

Availabilities

Suite 103
Suite 106
Suite 216
Suite 300

SF

1,389 SF
1,679 SF
1,371 SF
1,963 SF

Date Available

Immediately
March 1, 2027
Immediately
Immediately

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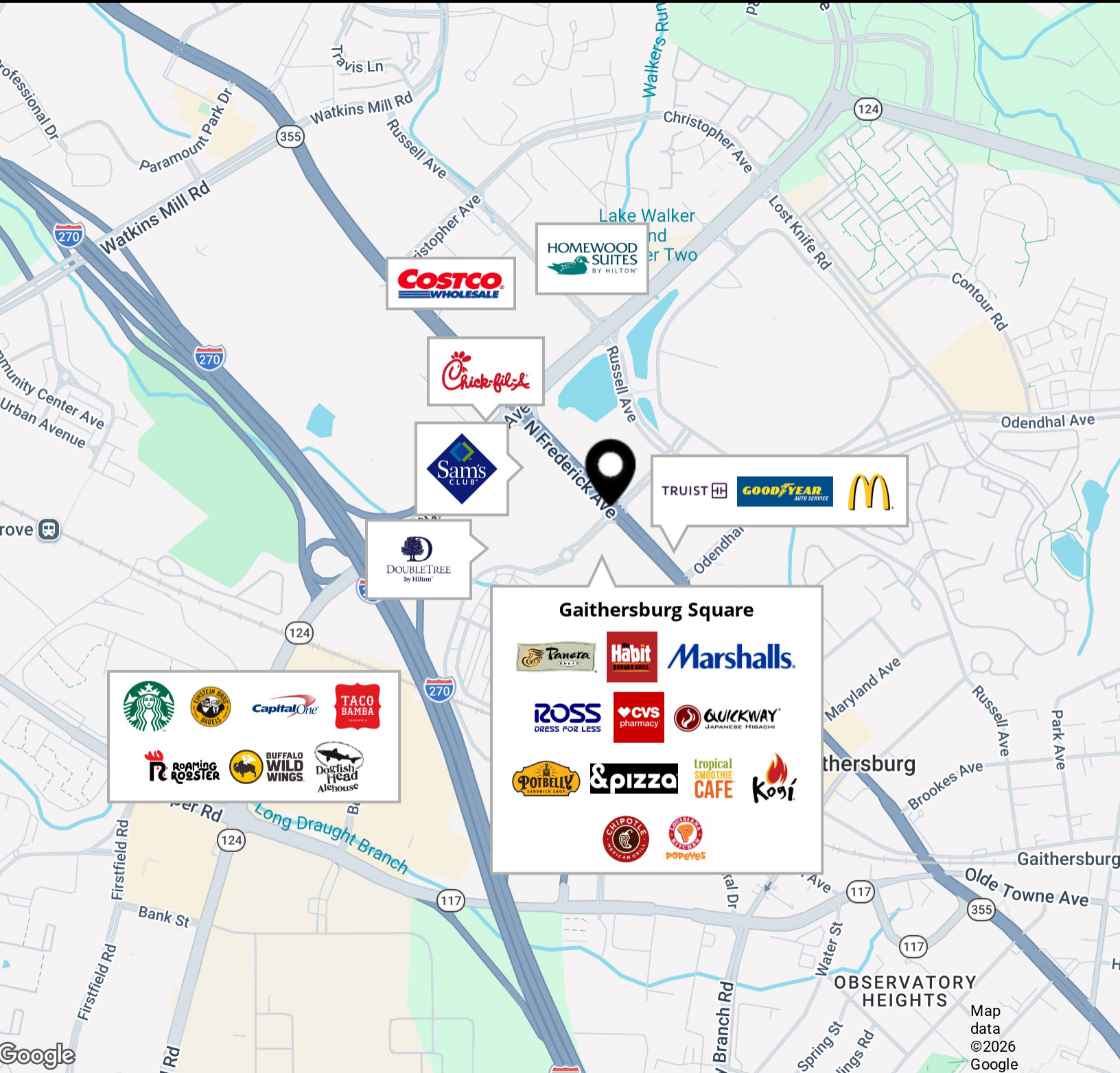
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Surrounded by Convenience

1,371 - 1,963 SF



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Suite 103

1,389 SF



Suite	Size	Description
■ Suite 103	1,389 SF	Available immediately. Shell condition, ready for build-out.

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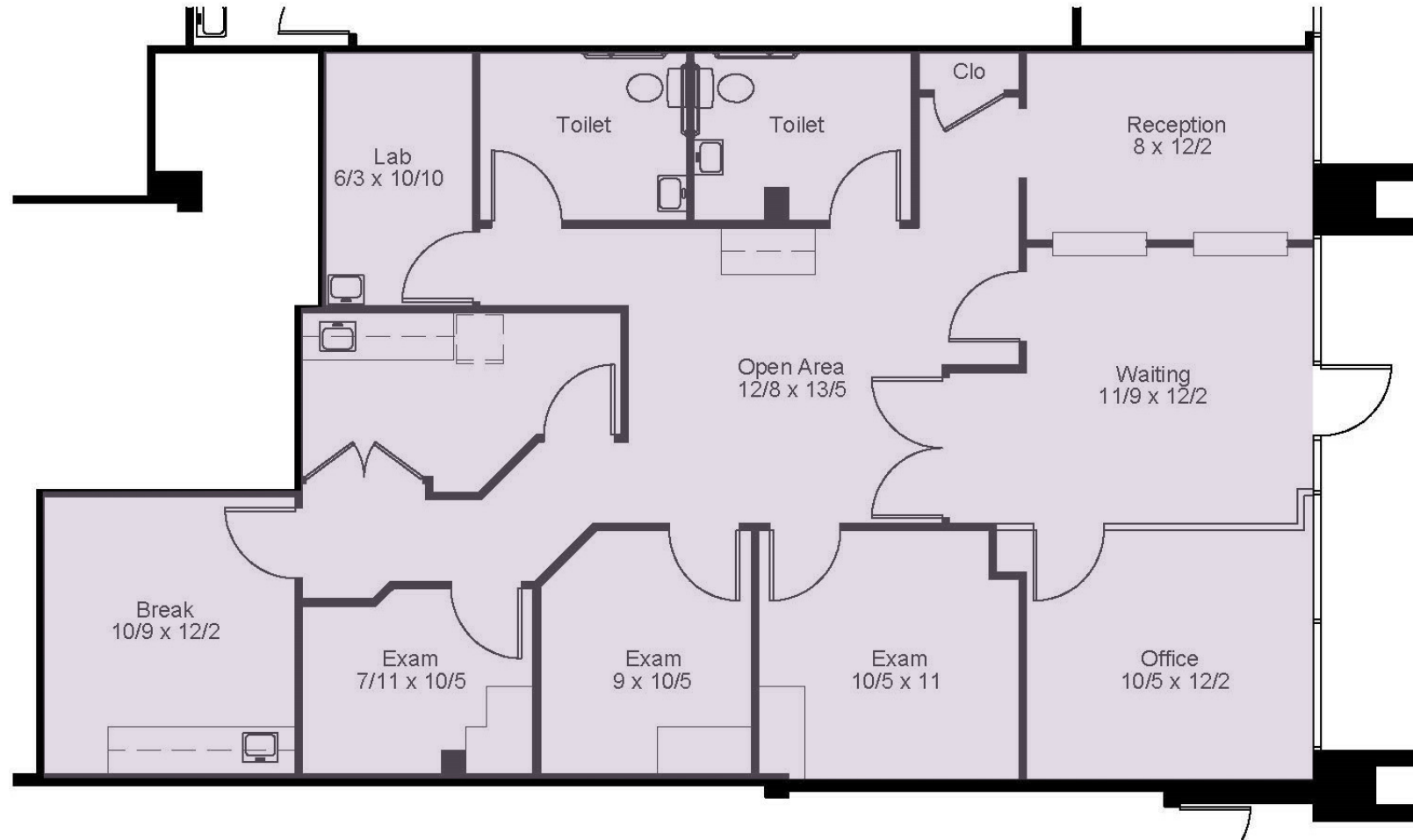
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Suite 106

1,679 SF



Suite	Size	Description
■ Suite 106	1,679 SF	Fully built-out ground floor medical office suite with direct entrance from on-site parking. Available March 1, 2027.

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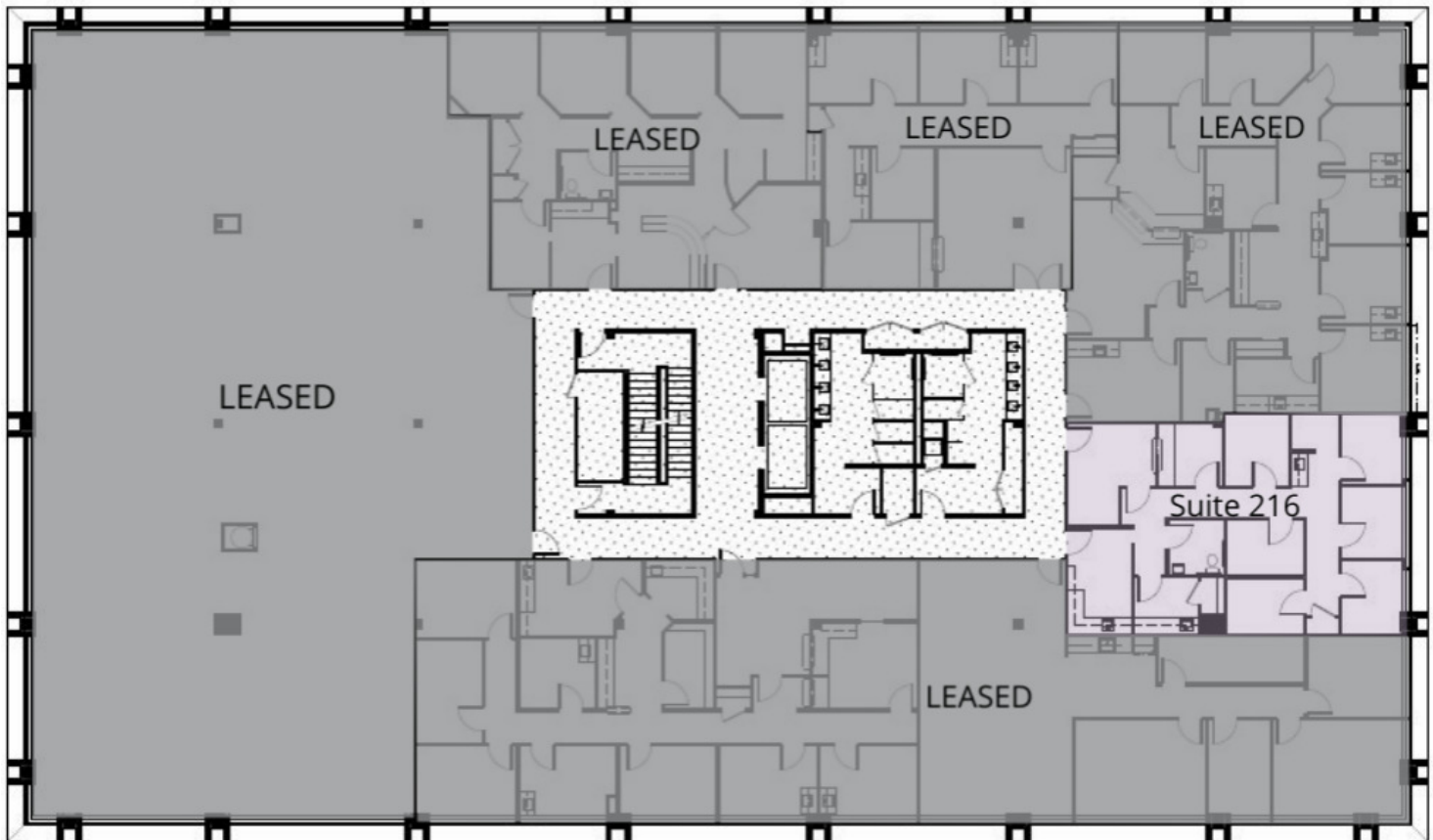
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2nd Floor

1,371 SF



Suite	Size	Description
■ Suite 216	1,371 SF	Fully built-out medical office suite. Available immediately.

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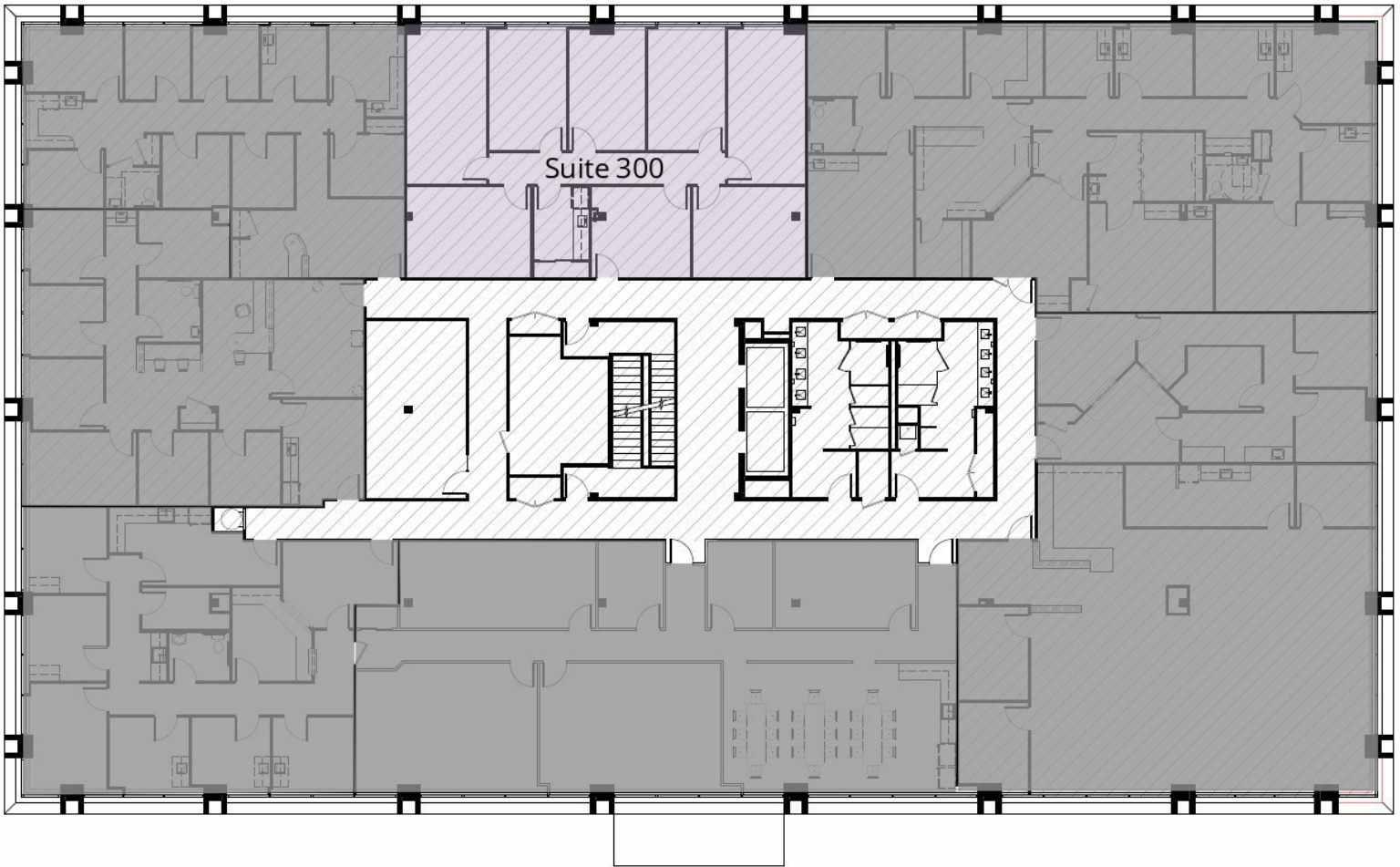
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3rd Floor

1,963 SF



Suite	Size	Description
■ Suite 300	1,963 SF	Fully built-out former therapy office, available immediately.

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Doctor's Lounge

1,371 - 1,963 SF



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