

9111 EDMONSTON RD

Greenbelt, MD 20770



Leasing Information:
301.304.8300

Paul "Rocky" Kern
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Richard Coppola
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Lincoln

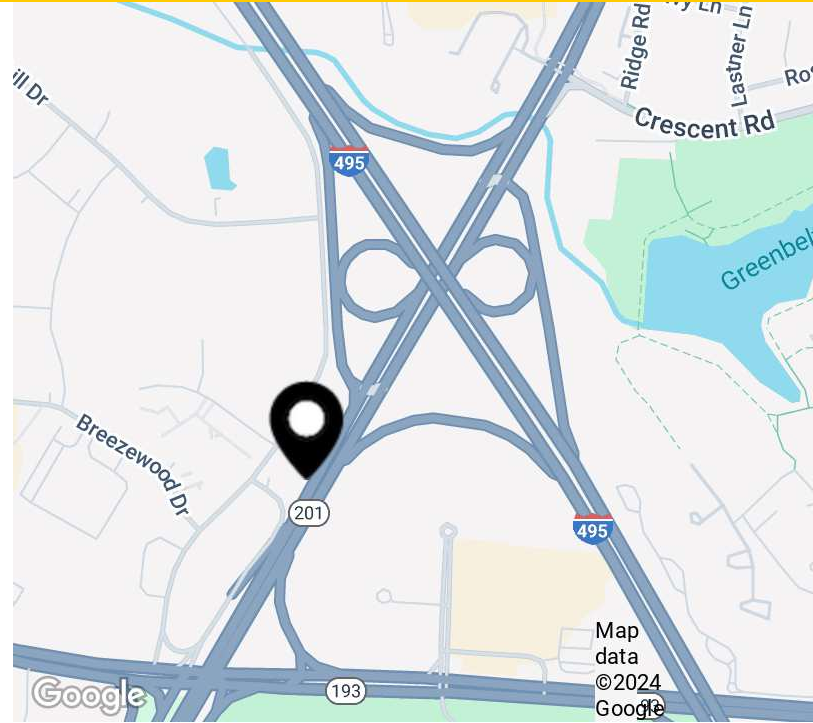
Lincoln Property Company
1101 Wootton Pkwy Suite 410
Rockville, MD 20854

www.lpc.com

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Office For Lease



Property Highlights

- 39,545 Total SF Office Building
- Located in SBA HUBZone; perfect for small businesses
- Small suites and flexible terms available
- Secured office environment
- Close proximity to NASA, restaurants, and shopping
- Convenient access to Capital Beltway, BW Parkway and Greenbelt Metro Station
- Abundant, free surface parking (4/1,000 sf)

Availabilities

Availabilities	SF	Lease Rate	Date Available
Suite 200*	2,673 SF	\$21.00 FS	Immediately
Suite 202*	2,545 SF	\$21.00 FS	Immediately
Suite 203	396 SF	\$800 / month FS	Immediately
Suite 204	891 SF	\$1,800 / month FS	Immediately
Suite 303B	815 SF	\$1,650 / month FS	Immediately
Suite 402	4,145 SF	\$21.00 FS	Immediately
Suite 405**	723 SF	\$1,450 / month FS	Immediately
Suite 407B**	600 SF	\$1,250 / month FS	Immediately

* Suites 200 and 202 can be combined for a 5,218 SF contiguous block

** Suites 405 and 407B can be combined for a 1,323 SF contiguous block

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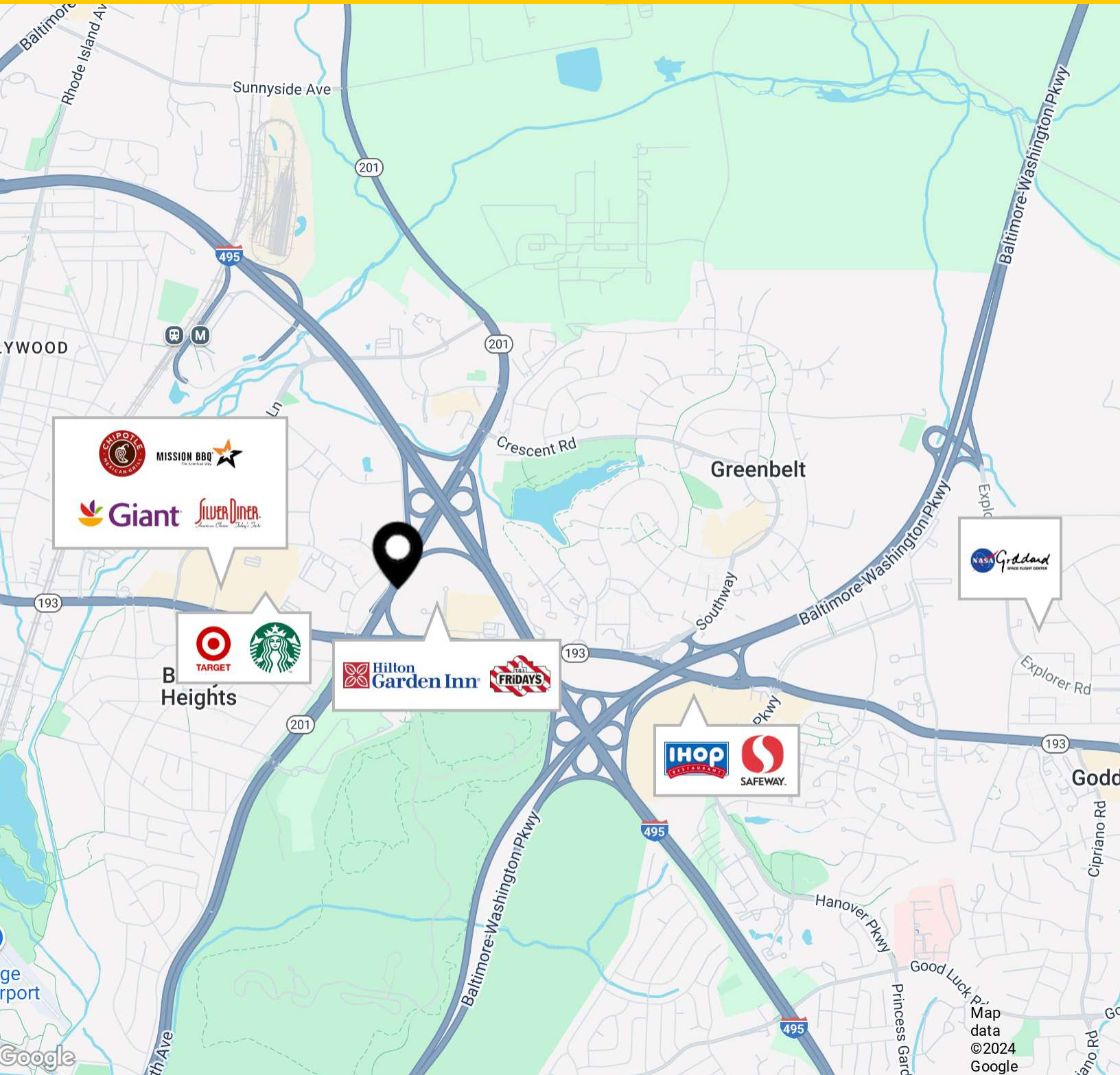
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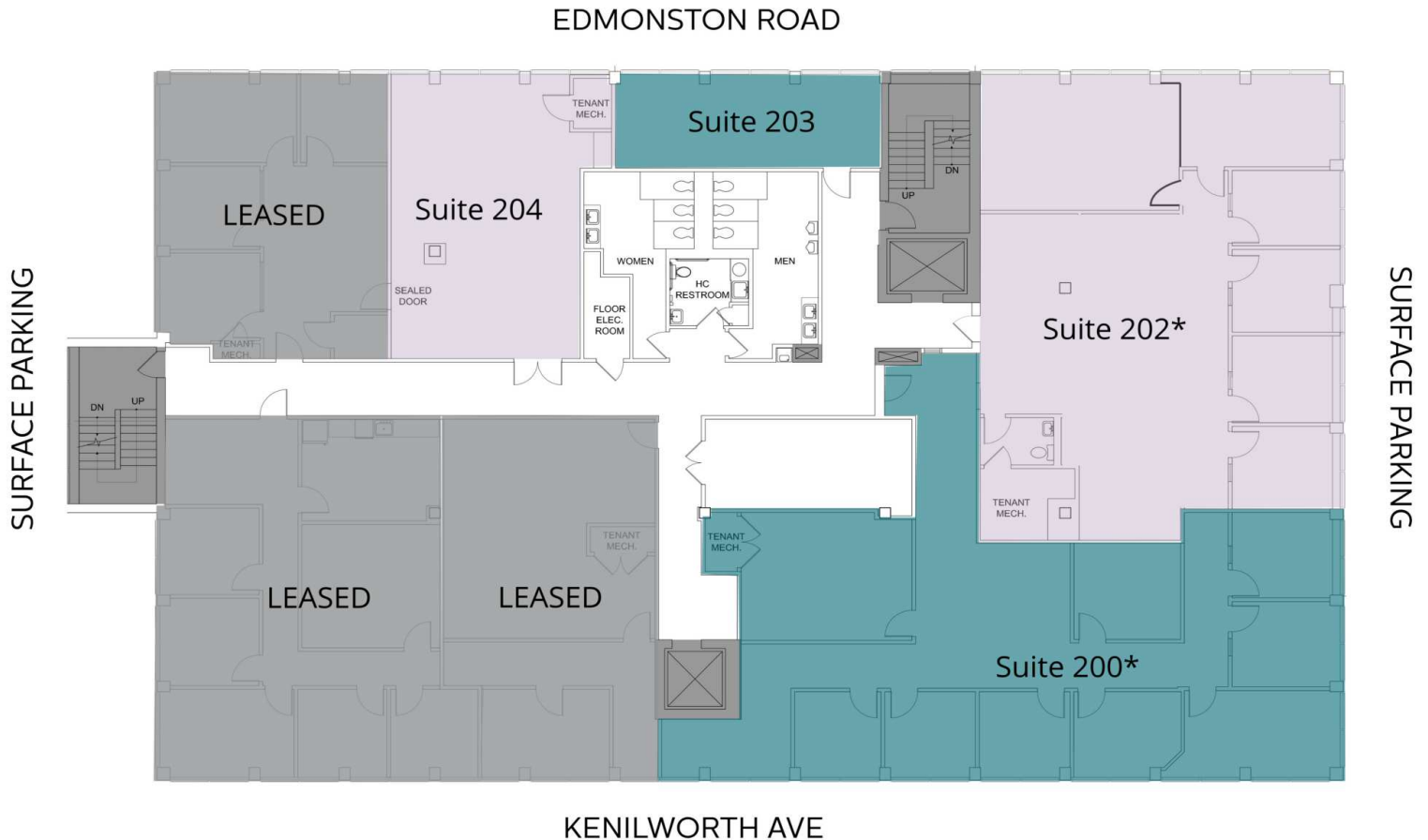
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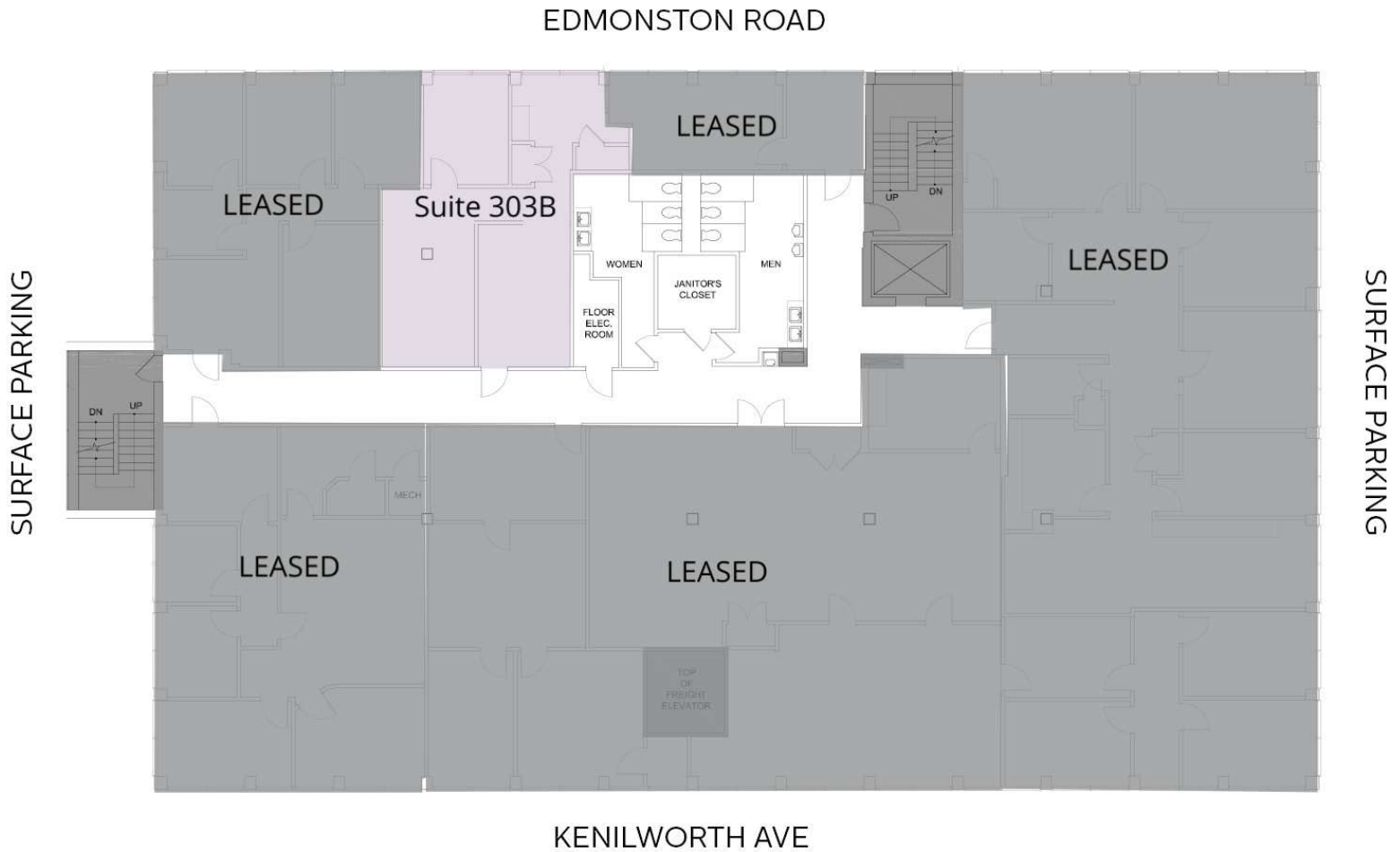
Lincoln



Suite	Size	Description
■ Suite 200*	2,673 SF	Available immediately. 5,218 SF contiguous block.
■ Suite 202*	2,545 SF	Available immediately. 5,218 SF contiguous block.
■ Suite 203	396 SF	\$800.00 per month. Available immediately.
■ Suite 204	891 SF	\$1,800.00 per month. Available Immediately.

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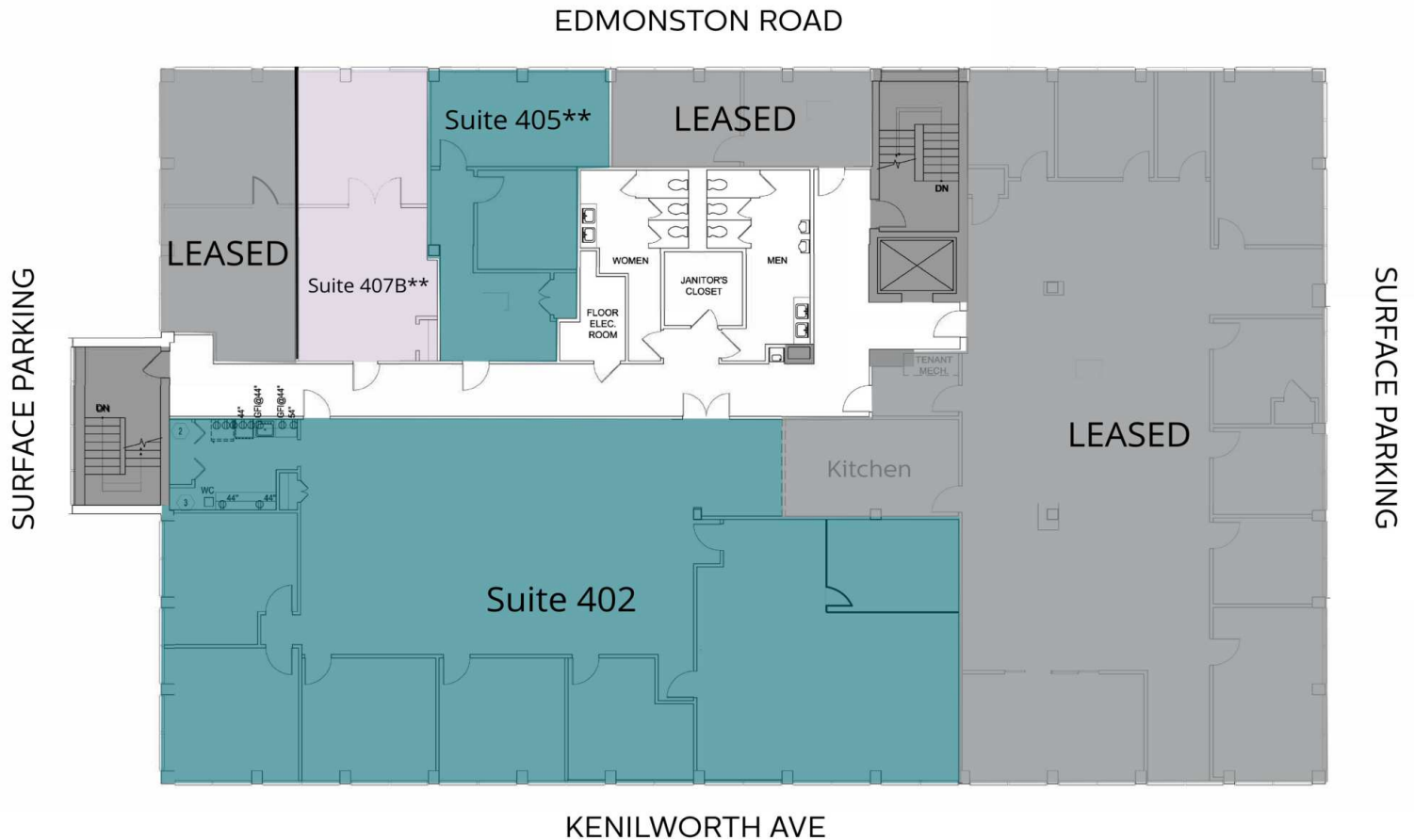
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Suite	Size	Lease Rate	Description
■ Suite 303B	815 SF	\$1,650 / month FS	\$1,650.00 per month. Available Immediately.

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Suite	Size	Description
■ Suite 402	4,145 SF	Available Immediately.
■ Suite 405**	723 SF	\$1,450.00 per month. 1,323 SF contiguous block. Available immediately.
■ Suite 407B**	600 SF	\$1,250.00 per month. 1,323 SF contiguous block. Available immediately.

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