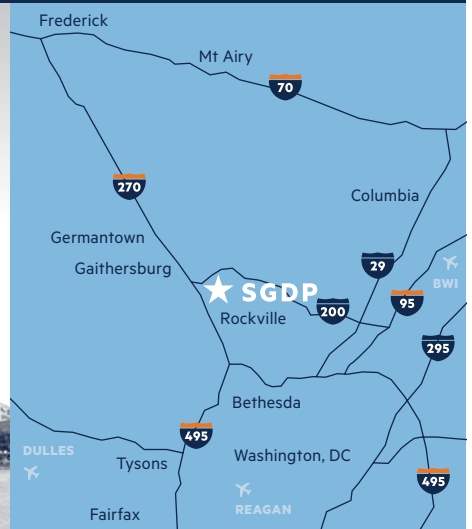


SHADY GROVE

DEVELOPMENT PARK



GAITHERSBURG | OVER 745,000 SF IN 10 BUILDINGS

DIVERSE TENANT BASE

Gaither Business Park appeals to a wide variety of companies and organizations, including entertainment, warehouse, general office, corporate headquarters, laboratory, gym, bakery, showroom, distribution and retail.

CONVENIENT LOCATION

Get to where you need to go quickly, with easy access to and from Shady Grove Road, I-370, and I-270.

EXCELLENT VISIBILITY

Six buildings have frontage on Gaither Road and four of the buildings have excellent signage visibility from I-270.

ABUNDANT AMENITIES

Within minutes an employee can be dining, shopping, exercising, and/or relaxing at a number of area neighborhoods that include: Falls Grove, King Farm, Washingtonian Center, and Crown Farm.



Minkoff

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**REAL ESTATE
PERSONAL PERSPECTIVE**

SHADY GROVE DEVELOPMENT PARK

SITE PLAN





NEARBY CITIES

- 43 miles to **Baltimore**
- 26.6 miles to **Frederick**
- 19.8 miles to **DC**
- 12 miles to **Bethesda**
- 17.8 miles to **Tysons Corner**

TRANSPORTATION

- 39.5 miles to **BWI** 
- 25.4 miles to **Reagan** 
- 29.2 miles to **Dulles** 
- 1.7 miles to **Metro** (Shady Grove) 
- 2.4 miles to **MARC** (Germantown) 

LOCAL POINTS OF INTEREST

- SHADY GROVE ADVENTIST HOSPITAL 
- MONTGOMERY COLLEGE – Rockville Campus 
- NIST 