

ONE CHURCH STREET

Rockville, MD 20850



Leasing Information:
301.304.8300

Lincoln

Ethan Bernardi
301.304.8397
ebernardi@lpc.com

Nathan Bortnick
301.304.8392
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Richard Coppola
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1101 Wootton Pkwy | Suite 410
Rockville, MD 20854

www.lpc.com

ONE CHURCH STREET

1 Church Street | Rockville, MD 20850

Property Summary

2,017-19,878 SF



Property Highlights

- Full floor & contiguous opportunities on 2nd-3rd floors for up to 10,055-19,878 SF
- On-site conference facility & deli (Rich’s Café) with outdoor patio
- Free Gold’s Gym membership available to tenants
- Proximity to I-270 (1.5 mi), ICC (4.6 mi) & I-370 (3.0 mi)
- Directly in front of Rockville Metro Station, MARC, and bus lines
- Walking distance to Rockville Town Square with direct access via pedestrian bridge

Availabilities

SF

Suite 101	4,925 SF
Suite 200	6,096 SF
Suite 201	2,521 SF
Suite 300	7,974 SF
Suite 401	4,344 SF
Suite 604	3,286 SF
Suite 701	2,017 SF
Suite 801	3,103 SF
Suite 910	1,422 SF

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Property Amenities



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Suite 101
4,925 SF

CHURCH STREET



Suite	Size	Description
■ Suite 101	4,925 SF	Available immediately

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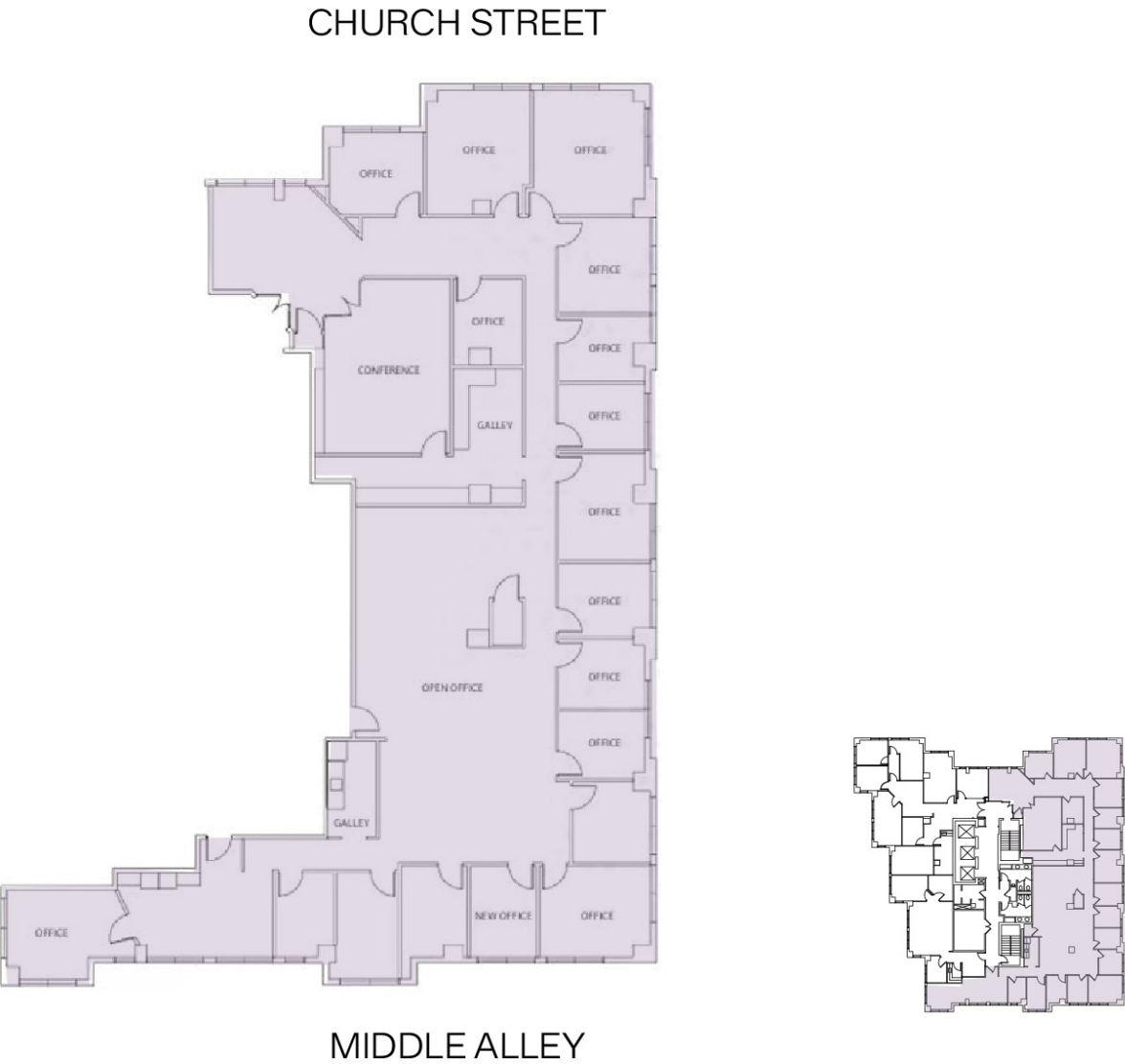
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Suite 200

6,096-16,951 SF



Suite	Size	Description
■ Suite 200	6,096 SF	Available immediately—can be combined with Suite 201 & 300 (16,591 SF).

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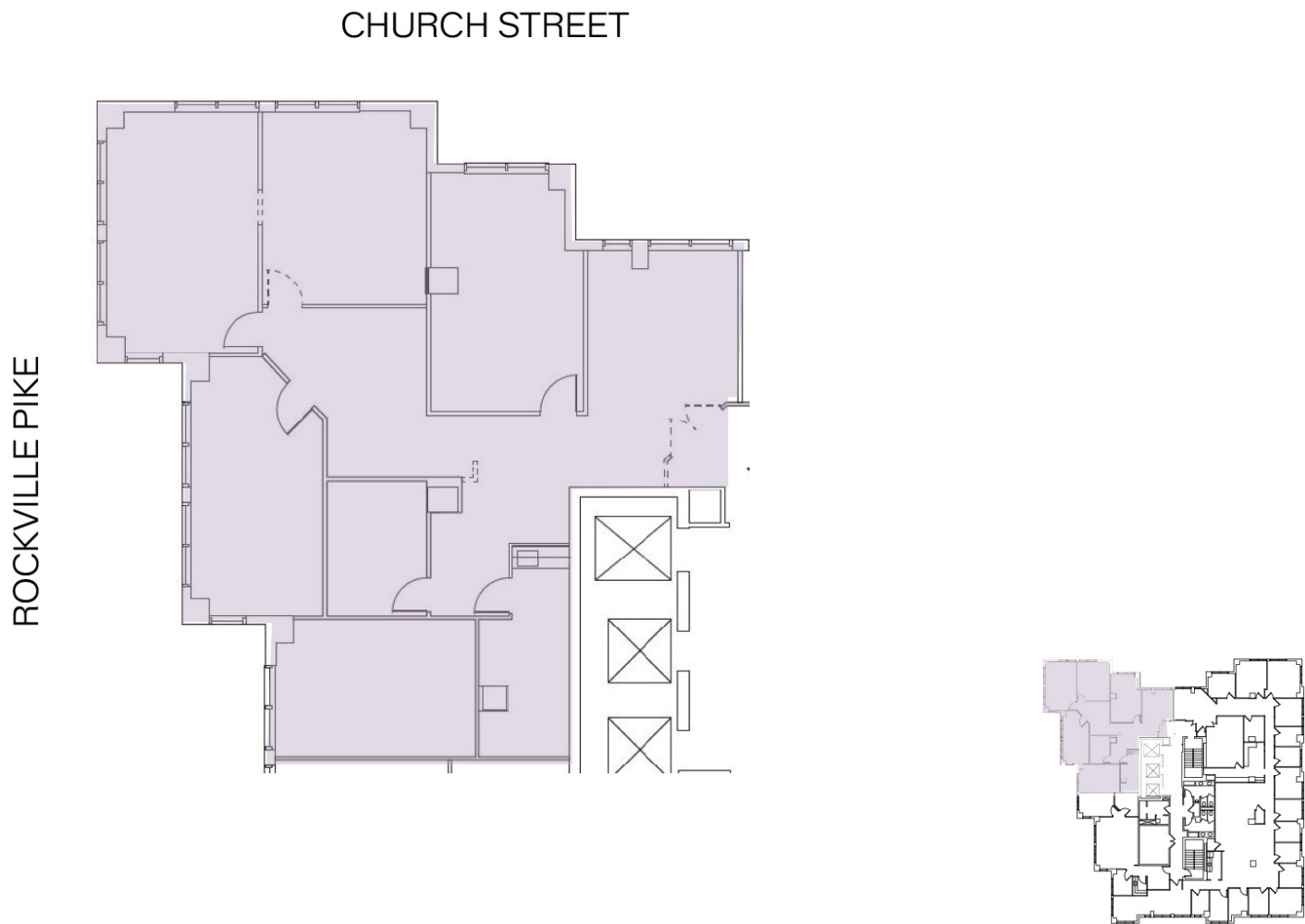
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Suite 201

2,521-16,951 SF



Suite	Size	Description
■ Suite 201	2,521 SF	Available immediately—can be combined with Suite 200 & 300 (16,591 SF).

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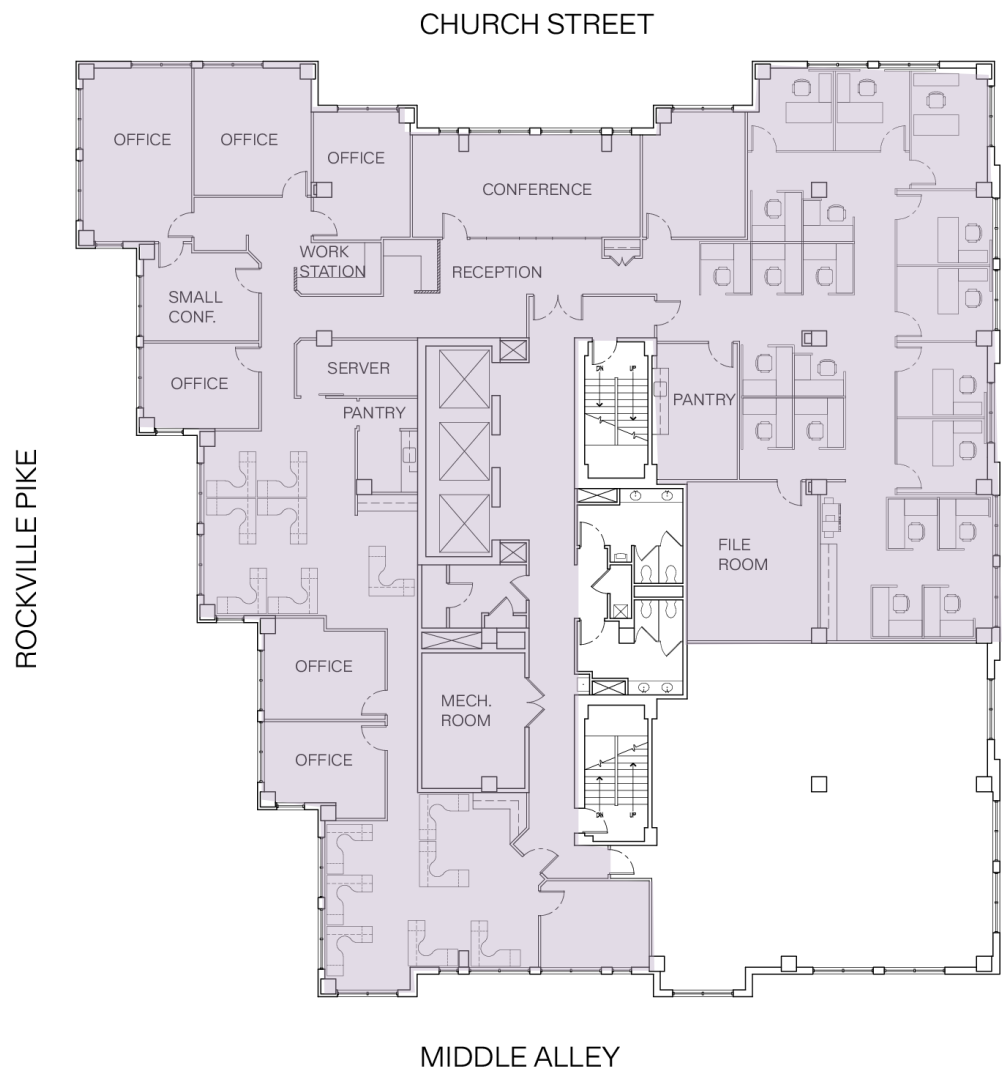
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Suite 300

7,974-16,951 SF



Suite	Size	Description
■ Suite 300	7,974 SF	Available immediately—can be combined with Suite 200 & 201 (16,591 SF).

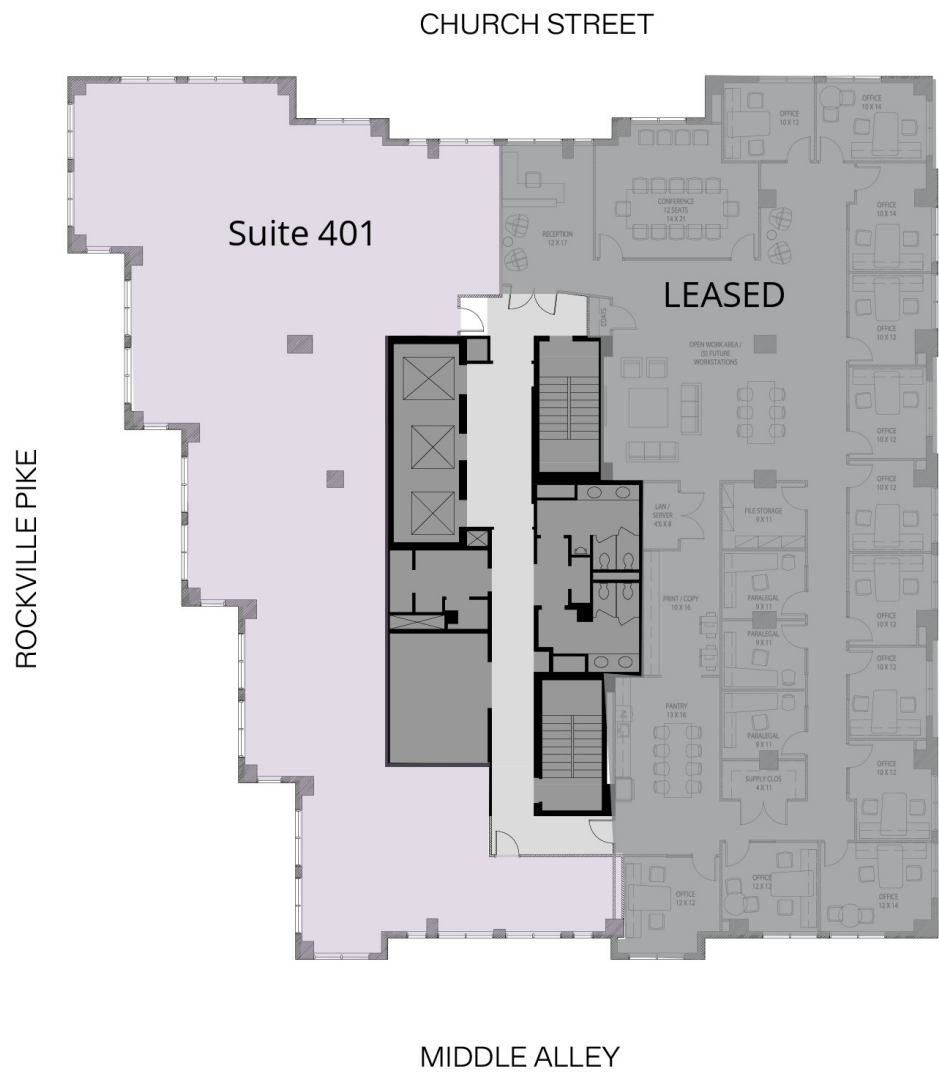
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Suite 401
4,344 SF



Suite	Size	Description
■ Suite 401	4,344 SF	Available immediately

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Suite 604
3,286 SF



Suite	Size	Description
■ Suite 604	3,286 SF	Available immediately

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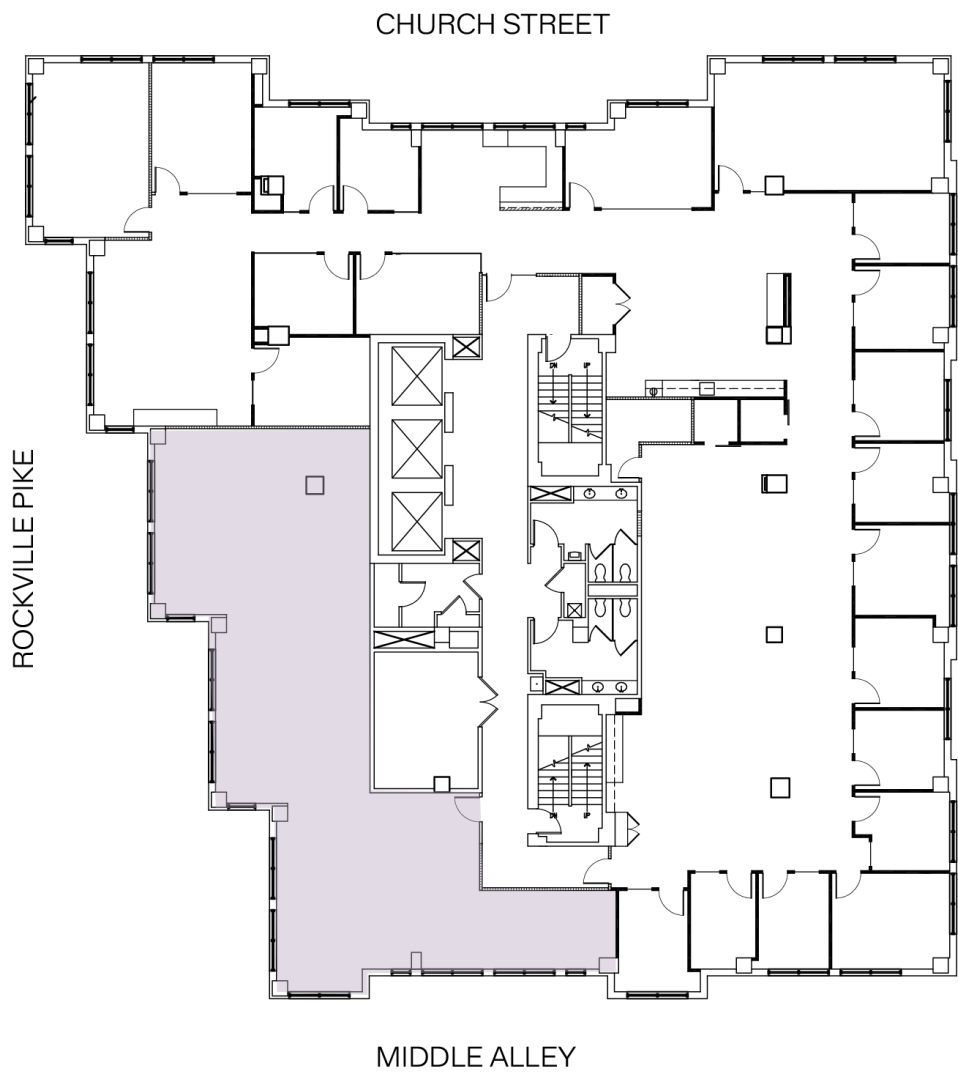
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Suite 701
2,017 SF



Suite	Size	Description
■ Suite 701	2,017 SF	Available immediately

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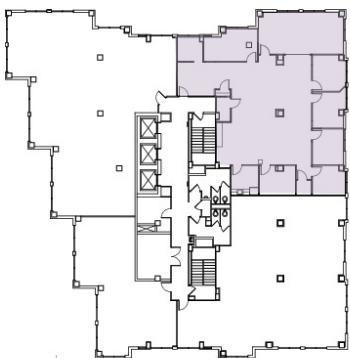
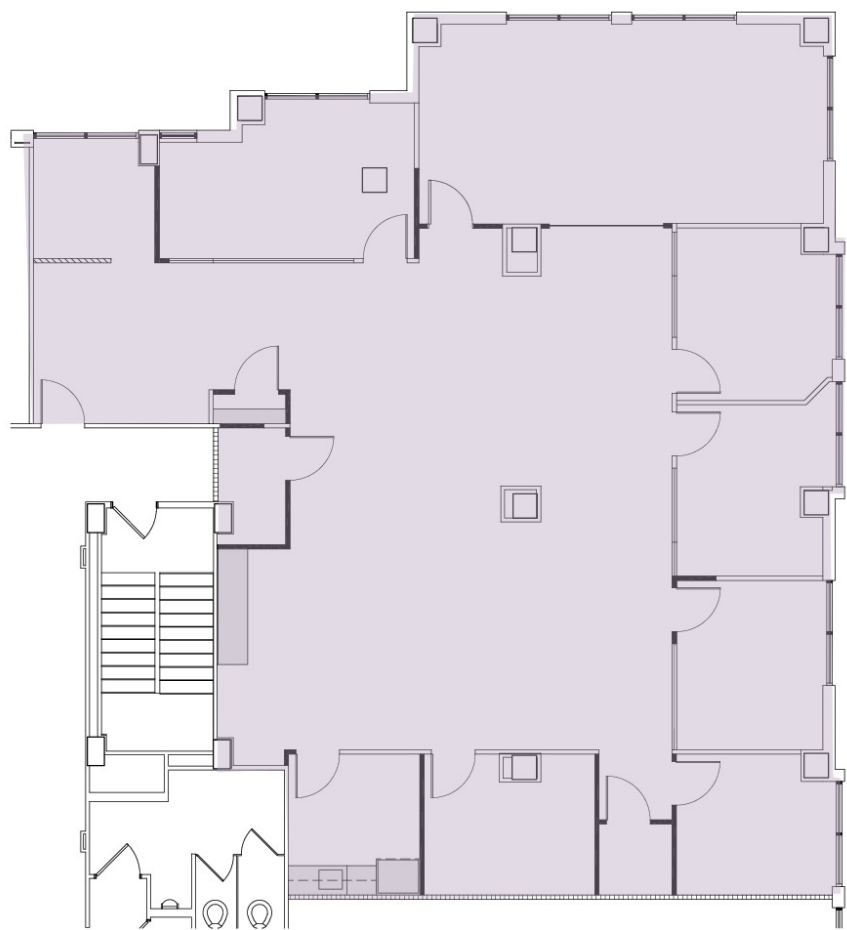
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Suite 801

3,103 SF

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Suite	Size	Description
■ Suite 801	3,103 SF	Available within 30 days

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ONE CHURCH STREET

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Suite 910
1,422 SF



Suite	Size	Description
■ Suite 910	1,422 SF	Available immediately

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Nearby Retail



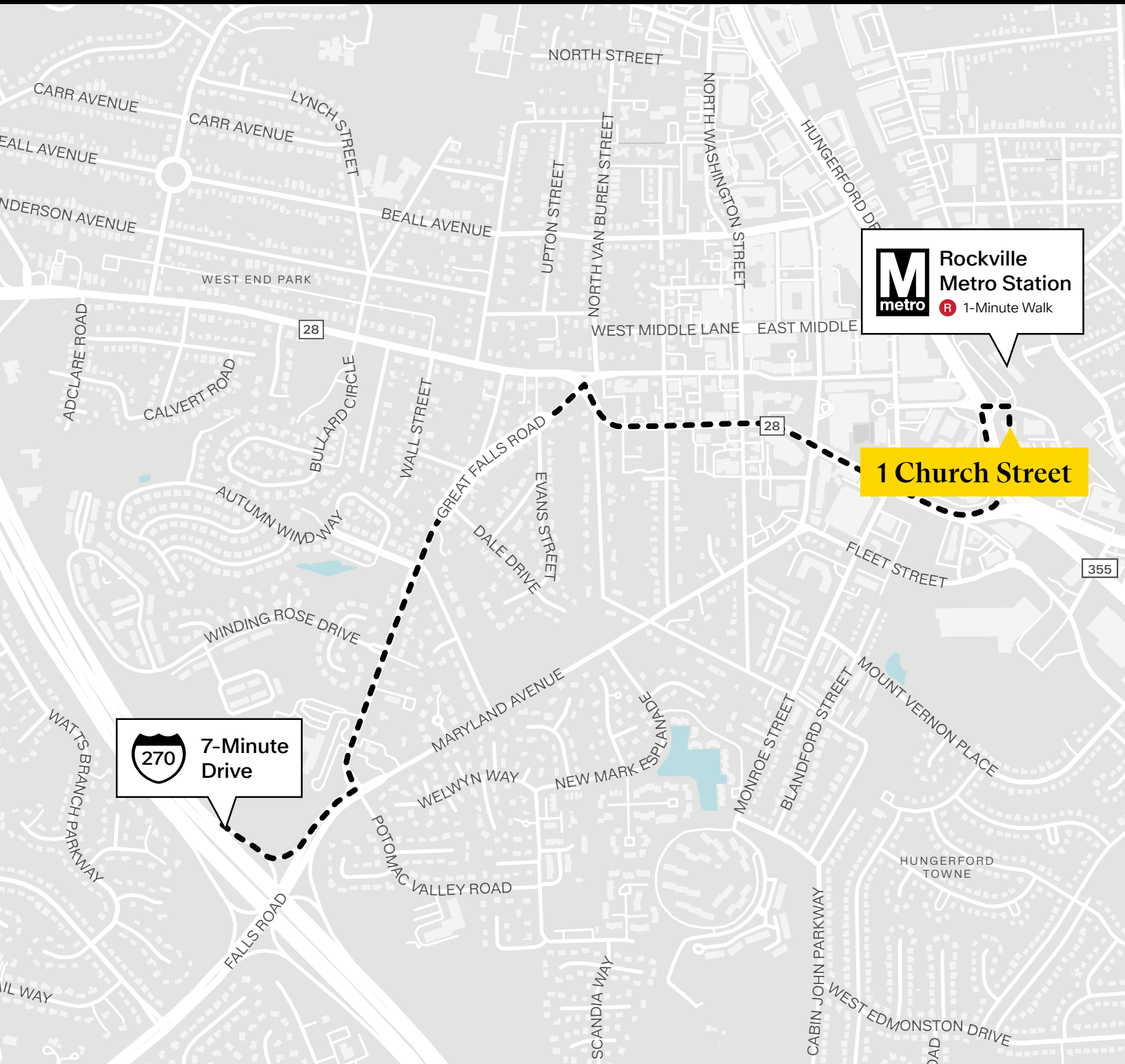
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Convenient Access



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