

# 8150

LEESBURG PIKE





# A Quality Tenant Experience

## PROPERTY HIGHLIGHTS



Outdoor Area



Fitness Center



Walkable to Tysons Station



Prominent Signage Opportunity



Ample Visitor Parking & Covered Tenant Parking



Walkable to Tysons Corner Center



Conference Center & Lounge



On-Site Property Management

## ON-SITE RETAILERS



# Premier Location



123



LEESBURG PIKE



M metro



FASHION BOULEVARD



7



GALLOWS ROAD

495

## TIME TO:



Tysons Corner Center  
4 MINUTES



Tysons Metro Station  
10 MINUTES



Tysons Galleria  
13 MINUTES



Dulles Intl. Airport (IAD)  
20 MINUTES



Reagan Ntl. Airport (DCA)  
23 MINUTES



Downtown Washington  
25 MINUTES







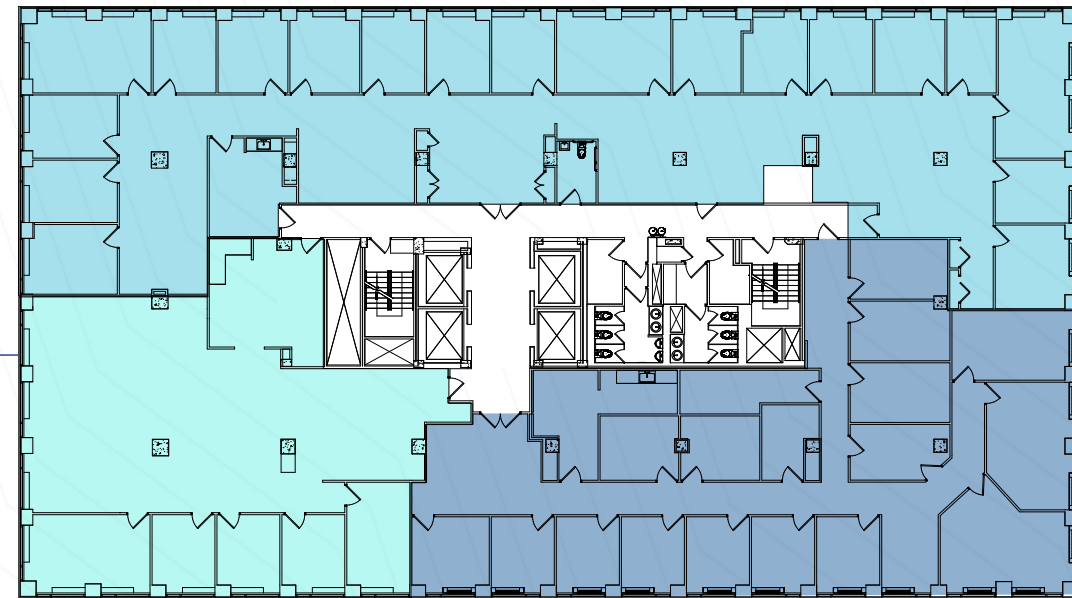
# Current Availability

	AVAILABLE	LEASED	AMENITIES	RETAIL
14	[AVAILABLE]			
12	[AVAILABLE]			SUITE 1200 7,436 RSF
11	[AVAILABLE]			
10	[AVAILABLE]			SUITE 1075 4,807 RSF
9	[AVAILABLE]			
8	SUITE 840 1,682 RSF	SUITE 820 1,849 RSF	[AVAILABLE]	
7	[AVAILABLE]			
6	[AVAILABLE]	SUITE 610 2,847 RSF	[AVAILABLE]	
5	SUITE 501 4,258 RSF	[AVAILABLE]		
4	SUITE 400 7,003 RSF		SUITE 403 3,534 RSF	SUITE 410 4,982 RSF
3	PNC			
2	[AVAILABLE]		CONF./LOUNGE	FITNESS
1			LOBBY	

# 4<sup>th</sup> Floor

# 5<sup>th</sup> Floor

POTENTIAL FULL FLOOR AVAILABILITY 15,518 SF



**Suite 403**  
3,534 RSF  
FULL BUILD-OUT

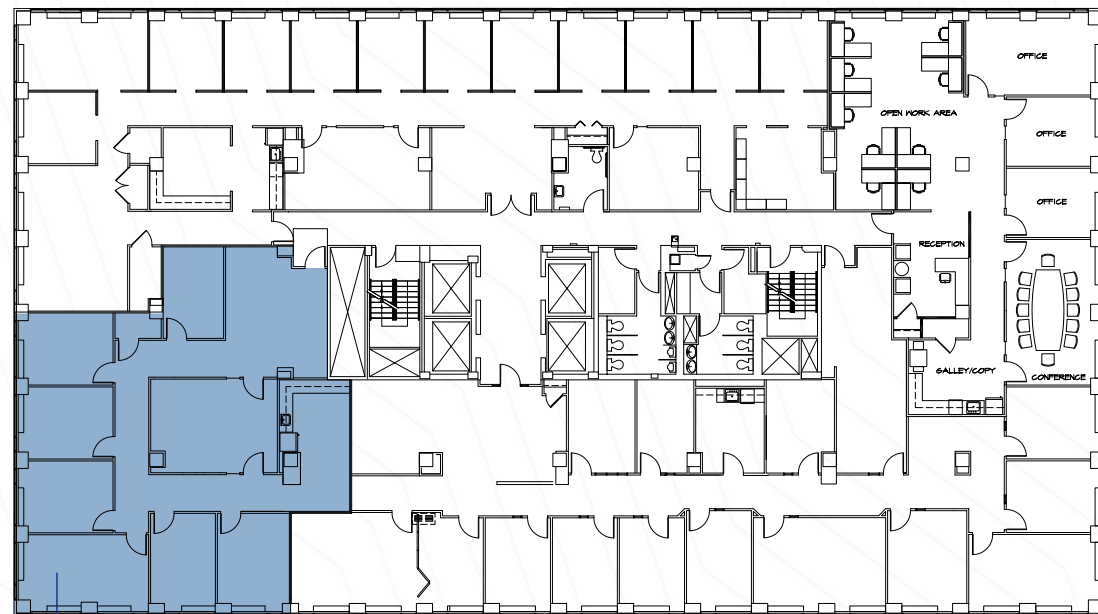
**Suite 400**  
7,003 RSF

**Suite 410**  
4,982 RSF  
FULL BUILD-OUT



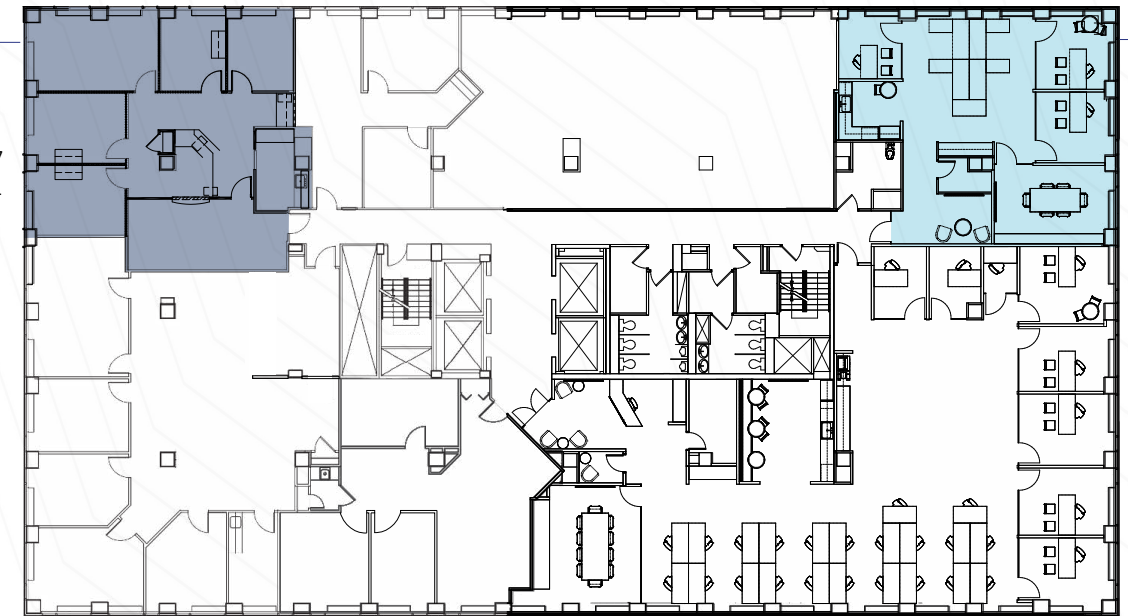
**Suite 501**  
4,258 RSF  
08/01/26

# 6<sup>th</sup> Floor



**Suite 610**  
2,847 RSF  
FULL BUILD-OUT

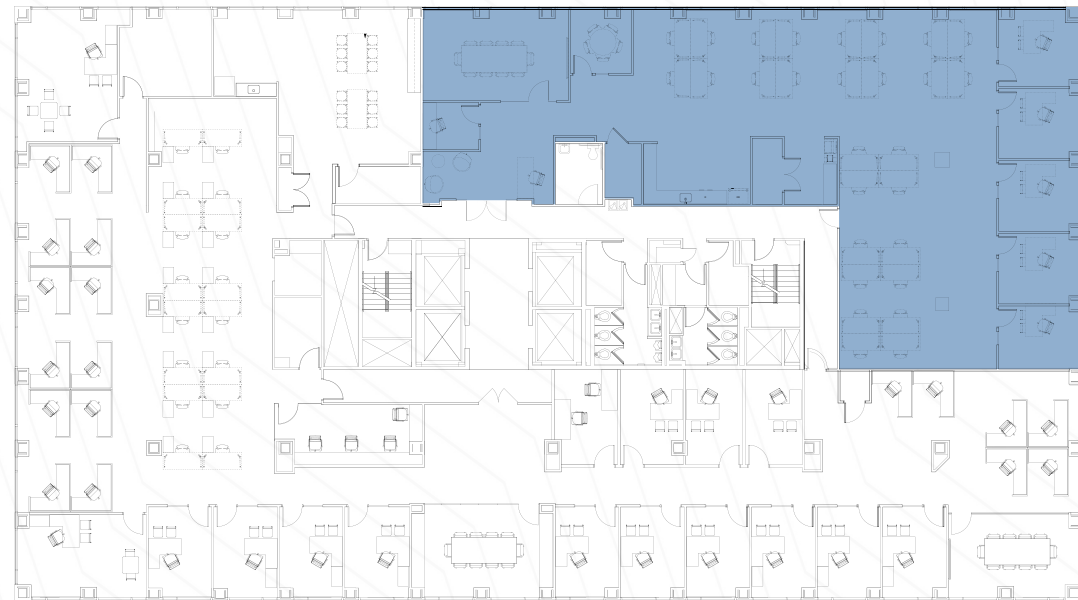
# 8<sup>th</sup> Floor



**Suite 820**  
1,849 RSF 03/01/27  
EXISTING MEDICAL  
BUILDOUT

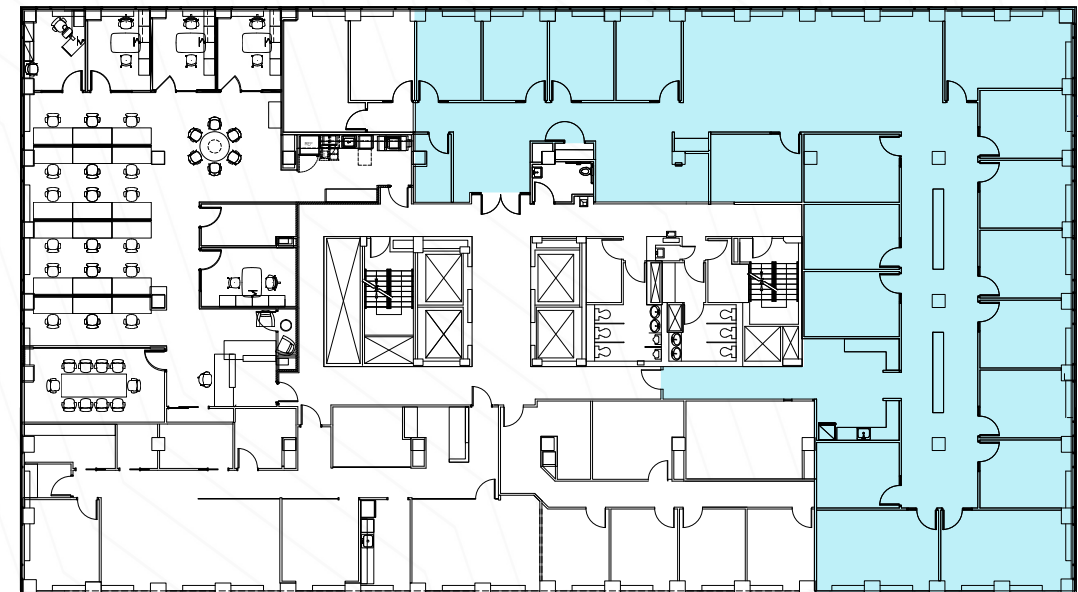
**Suite 840**  
1,682 RSF  
07/01/26

# 10<sup>th</sup> Floor



**Suite 1075**  
4,807 RSF  
TEST-FIT LAYOUT

# 12<sup>th</sup> Floor



**Suite 1200**  
7,436 RSF  
FULL BUILD-OUT

# 8150

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