



## OFFERING SUMMARY

Available SF: 3,816 SF

Lease Rate: \$17.00 SF/yr Full Service  
with \$0.50 Annual  
Increases per Month:  
- Year 1: \$5,406/month  
- Year 2: \$5,565/month  
- Year 3: \$5,724/month  
- Year 4: \$5,883/month  
- Year 5: \$6,024/month

Market: North

## PROPERTY OVERVIEW

The space will become available on January 1, 2020. This building features a new modern vibe, ample parking spaces, and easy access from the Broadway Extension.

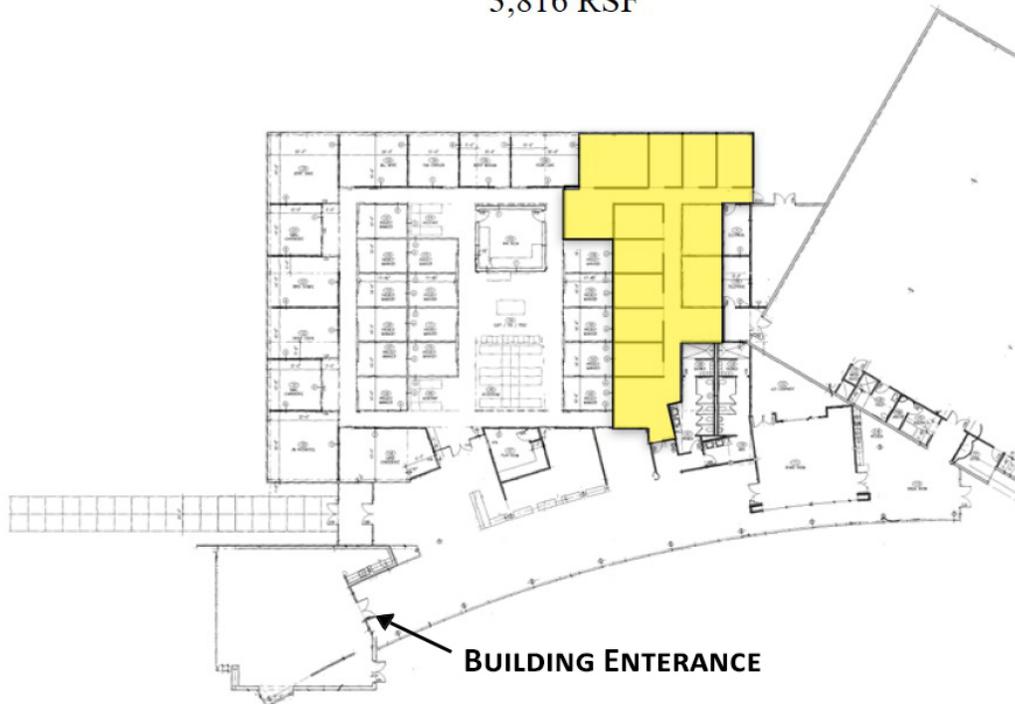
## PROPERTY HIGHLIGHTS

- LEED Certified Silver building
- Great Location and Access to All Areas of the Metro
- Abundant Parking
- Attractive Entry and Public Areas
- Upscale Common Conference Areas Available
- Warehouse Space Can Be Made Available for Storage
- Very Modern Vibe

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3,816 RSF



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