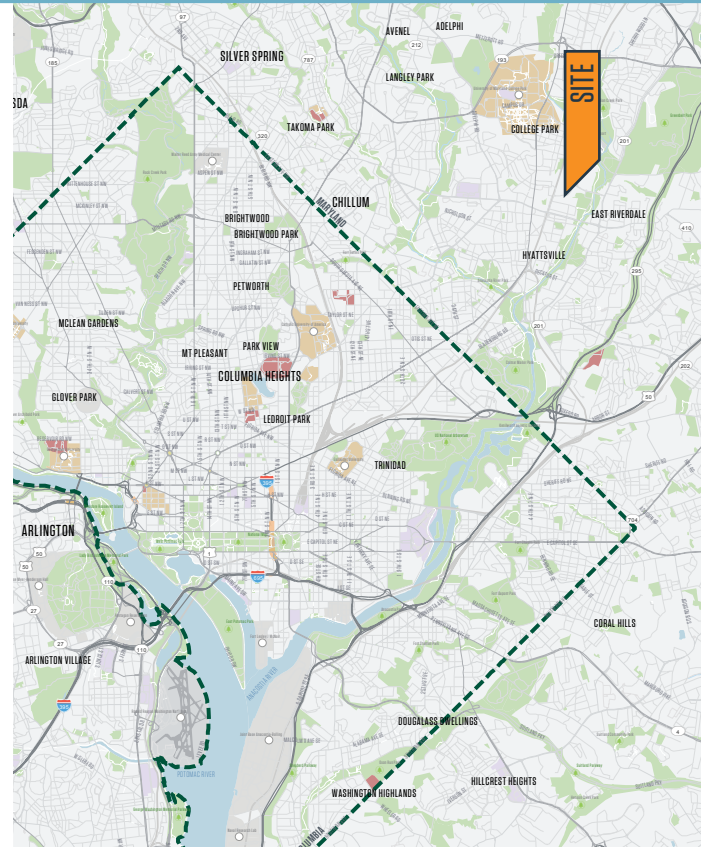




FOR SUBLEASE

PROPERTY HIGHLIGHTS:

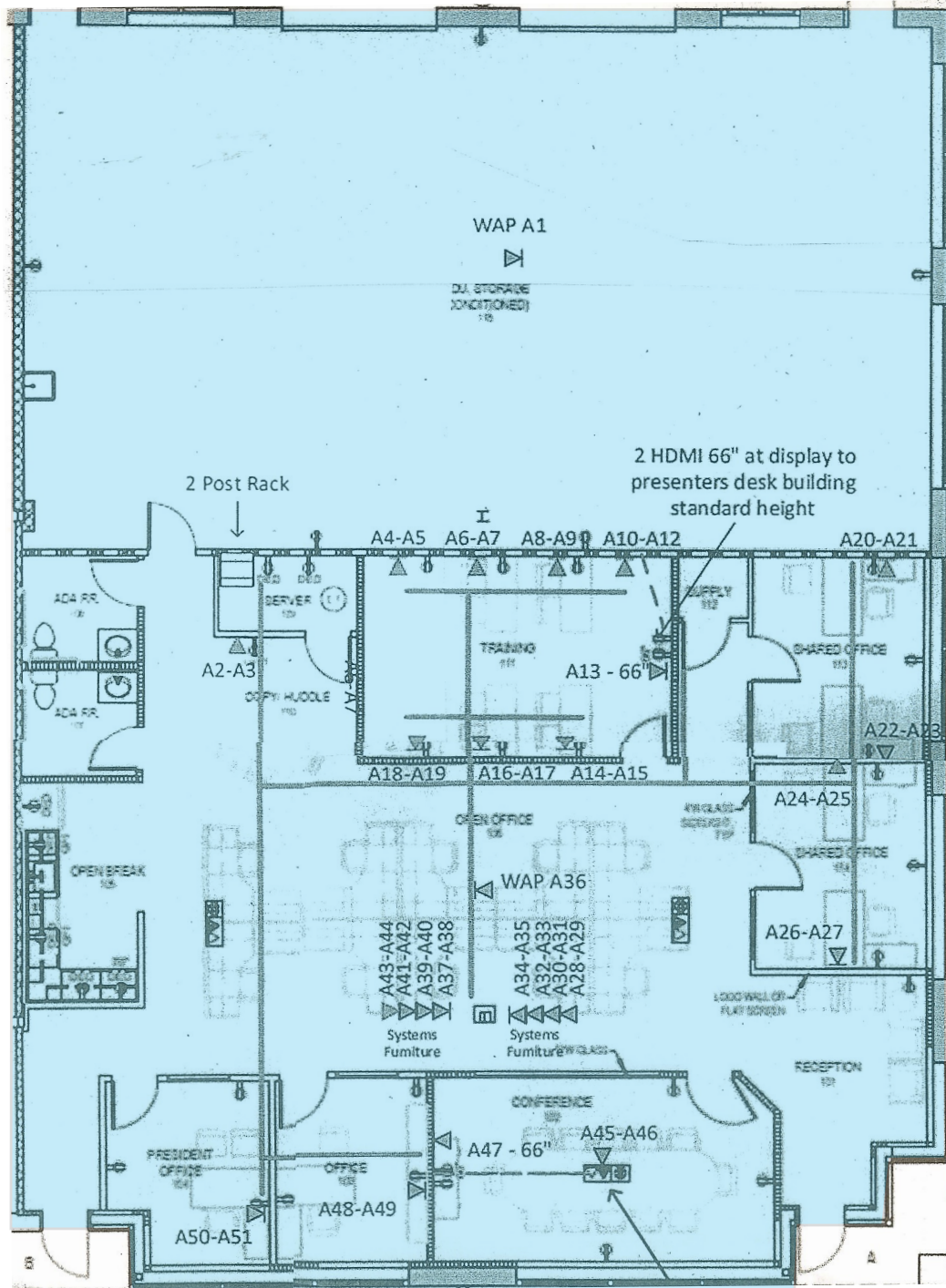
- **Sublease:** 5,088 square feet of Flex / R&D space available for Sublease
- **Expiration Date:** June 30, 2025
- **Description:** Well maintained, single-story office building
- **Office:** Build to suit
- **Parking:** Ample free surface parking
- **Ceiling Height:** 16' clear minimum
- **Loading:** Dock or drive-in
- **Signage:** Building signage available
- **Roof:** TPO
- **Location:** Less than 1 mile from the UMCP Campus, adjacent to the College Park Metro/MARC train station
- **Current Tenants:** NOAA, USDA, FDA, private-sector companies, research institutes and more



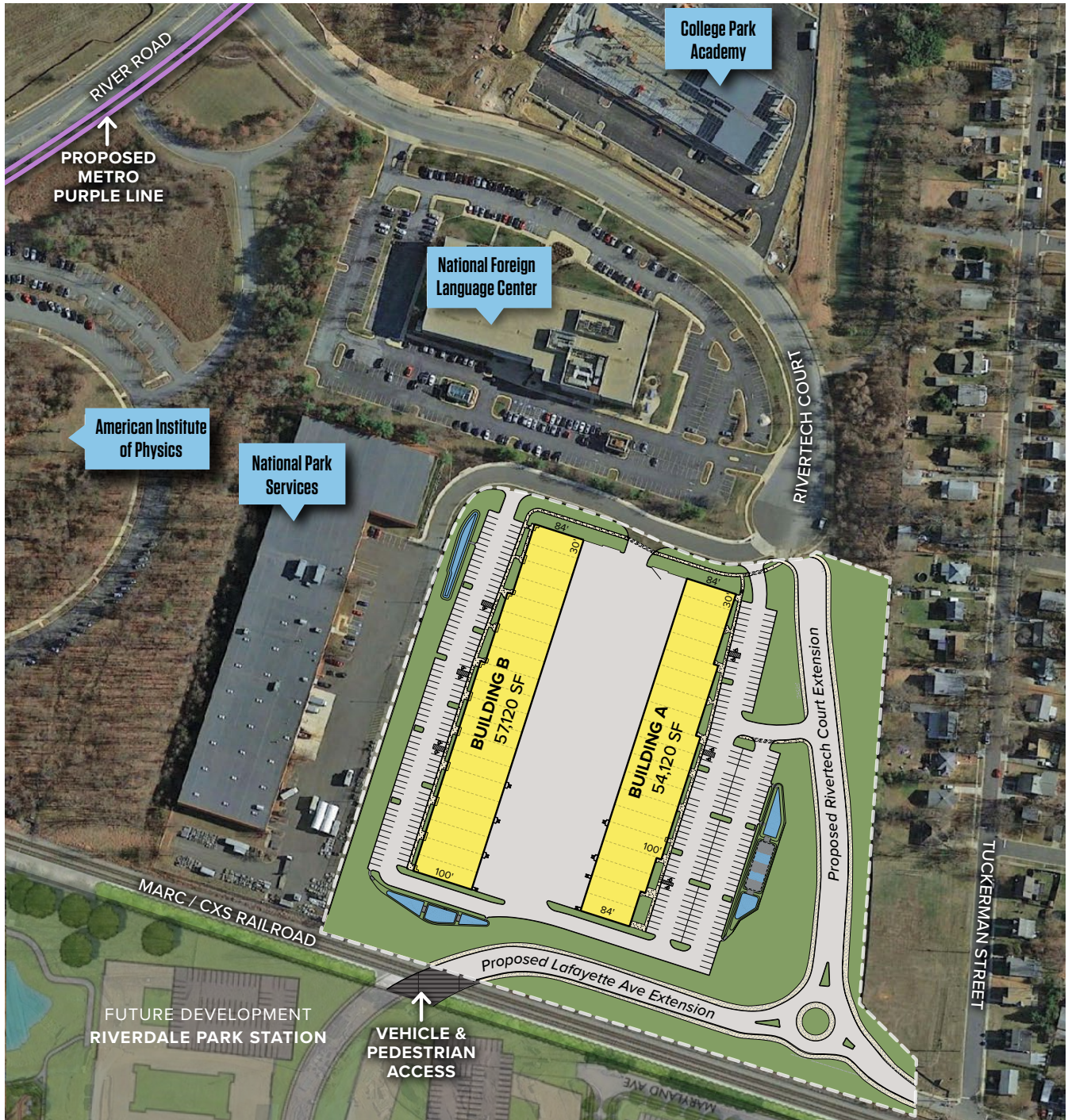
5600 RIVERTECH COURT

Riverdale, MD 20737 | Prince George's County

FLOOR PLAN



SITE PLAN



5600 RIVERTECH COURT

Riverdale, MD 20737 | Prince George's County



MARKET AERIAL



While we have no reason to doubt the accuracy of any of the information supplied, we cannot, and do not, guarantee its accuracy. All information should be independently verified prior to a purchase or lease of the property. We are not responsible for errors, omissions, misuse, or misinterpretation of information contained herein and make no warranty of any kind, express or implied, with respect to the property or any other matters.

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