



## METRO EXECUTIVE TERRACE

8400 CORPORATE DRIVE | LANDOVER, MD 20785



## METRO EXECUTIVE TERRACE



**OFFICE SPACE FOR LEASE**

[klnb.com](http://klnb.com)

## Amenities Inside Out

ATRIUM



FITNESS CENTER



CONFERENCE / AVENUE C



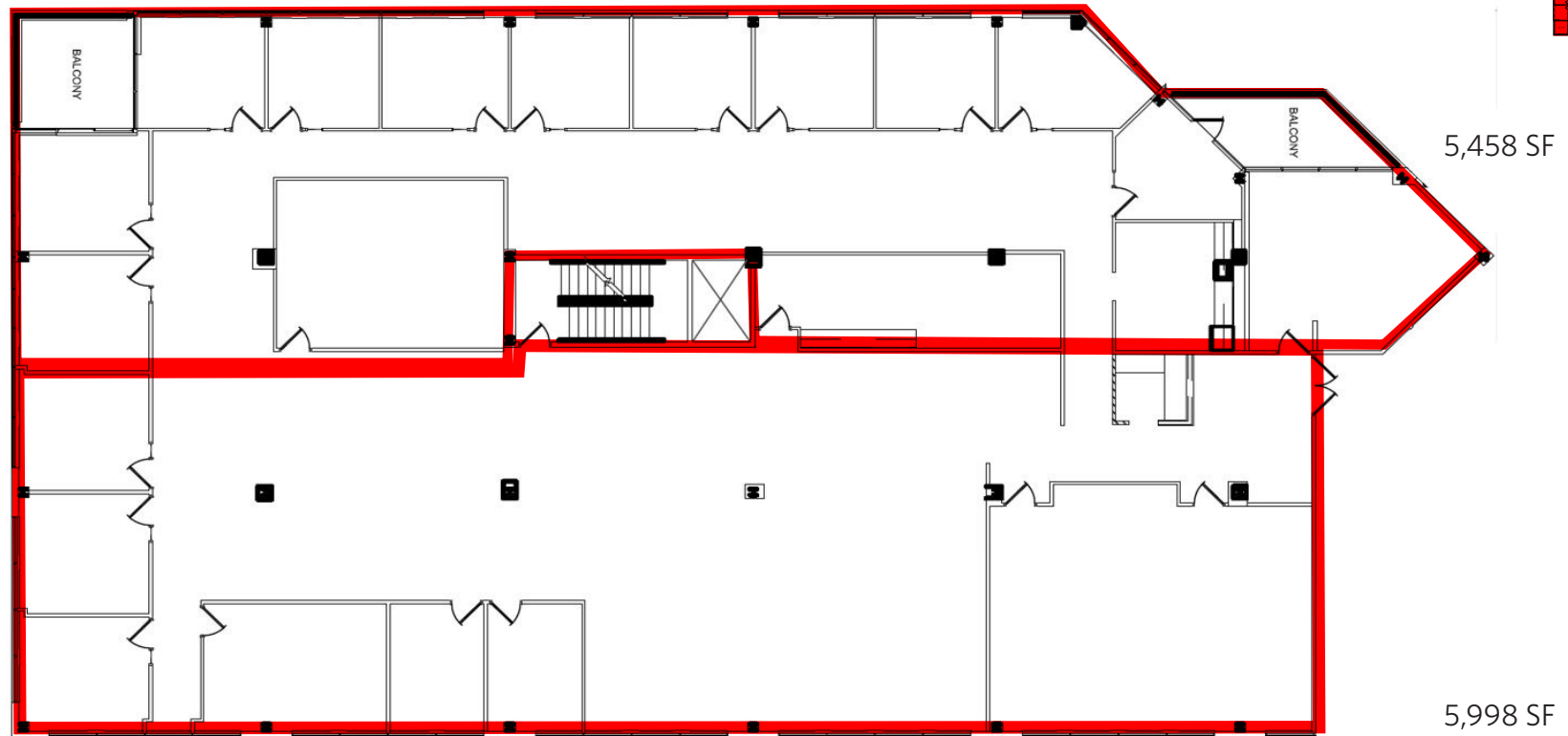
### Building Info

<b>Address</b>	8400 Corporate Drive Landover, MD 20785
<b>Year Built</b>	1985
<b>Class</b>	A
<b>Site Area</b>	7.13 acres
<b>Total Building Size</b>	149,170 SF
<b>Number of Floors</b>	5 stories
<b>Parking</b>	530 free Surface Spaces are available; Ratio of 3.20/1,000 SF Additional parking available
<b>Amenities</b>	Avenue C - Self-serving micro-market Fitness center - On-site, tenant-only Atrium - Available for lunch and events Shared Conference Facility Free Shuttle to New Carrollton Metro Station
<b>Highlights</b>	Local, well established ownership Spec suite available New common area finishes Monument & exterior signage opportunity Highly visible from Route-50

## Third Floor

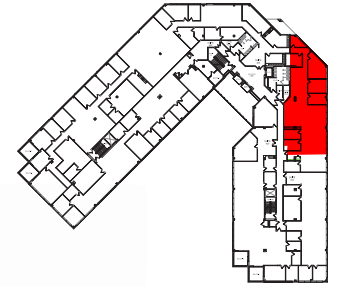
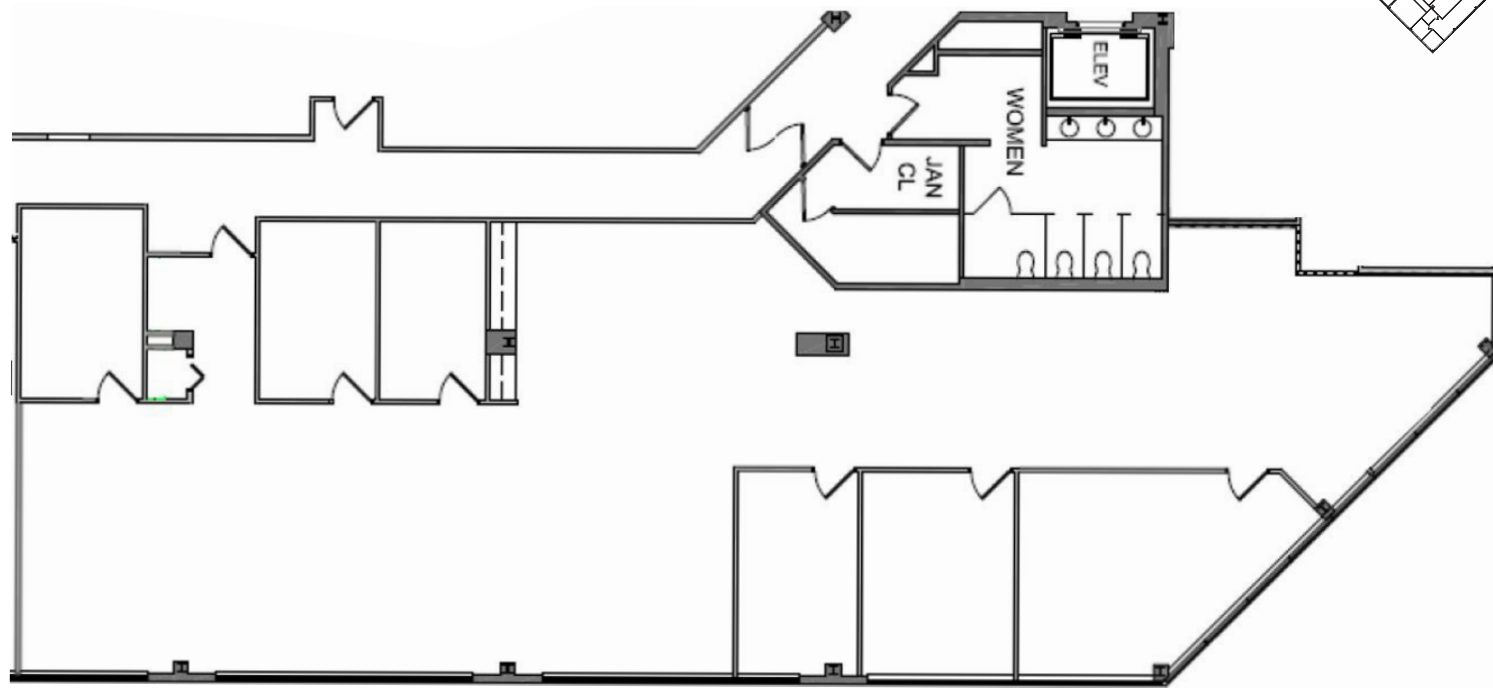
Suite 350 | Up to 11,456 SF

\* Demising Options



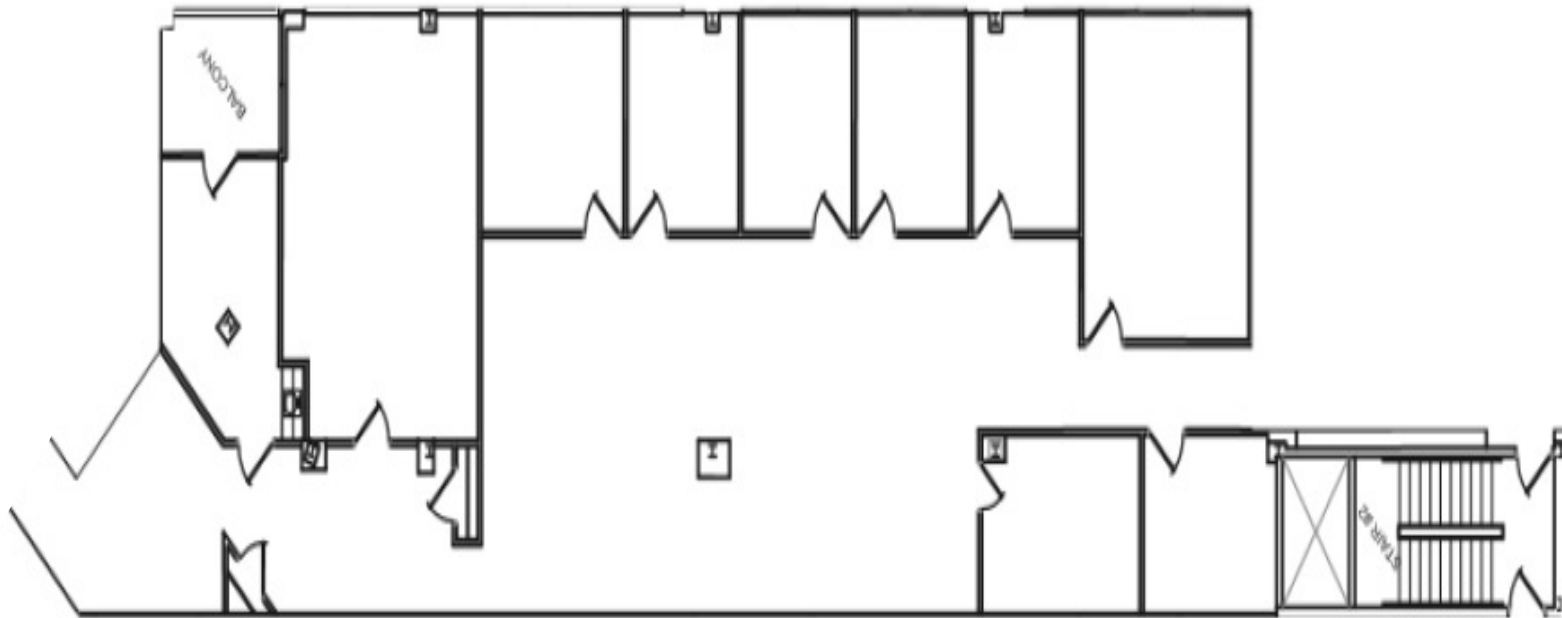
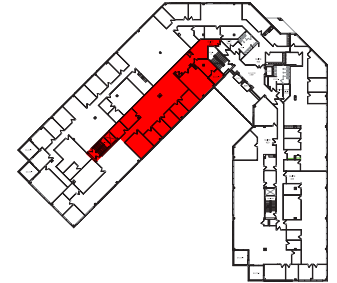
# Fourth Floor

Suite 420 | 4,303 SF



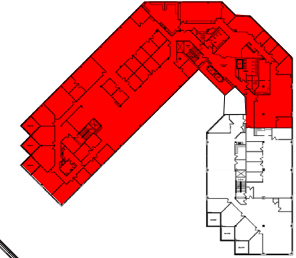
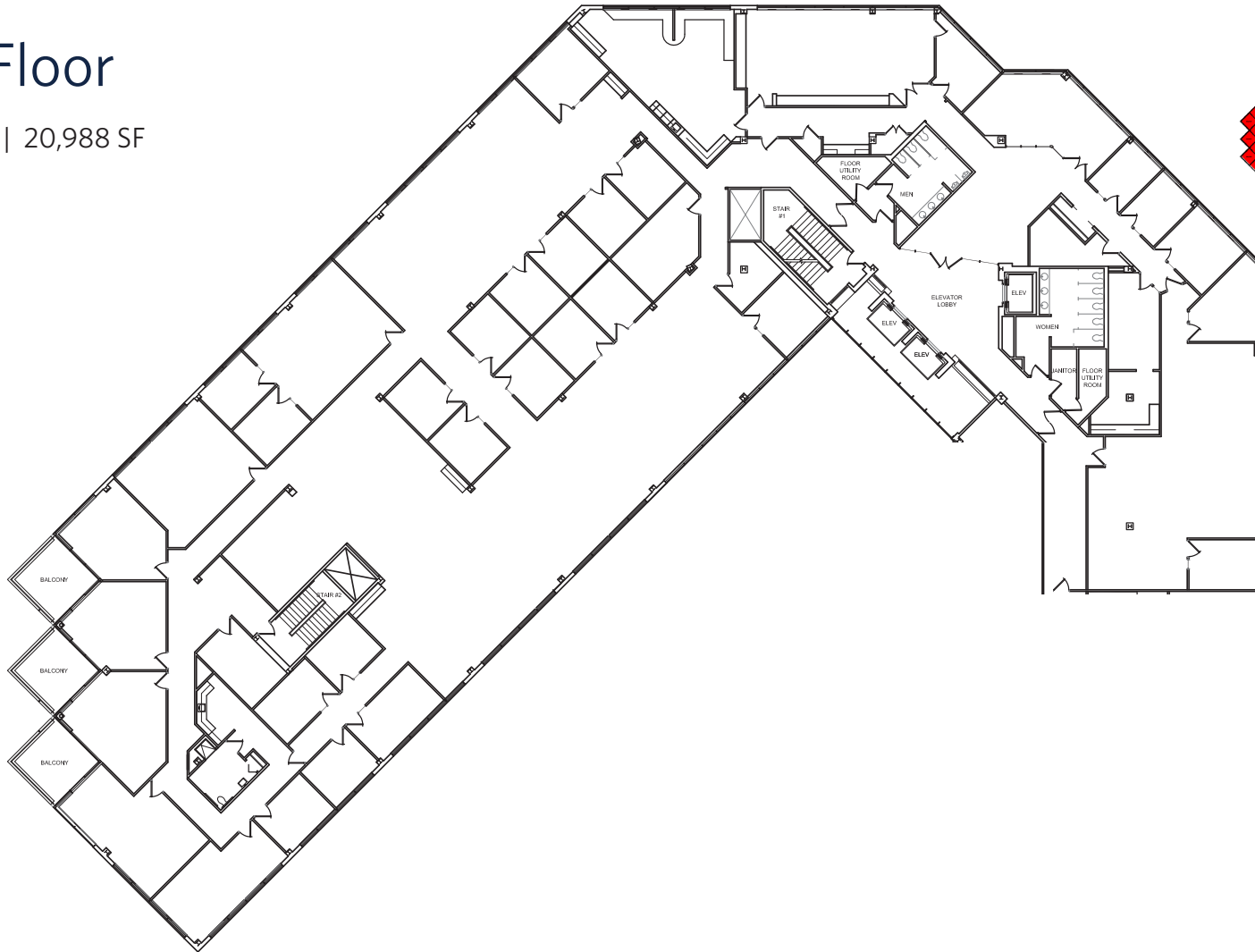
## Fourth Floor

Suite 450 | 4,400 SF



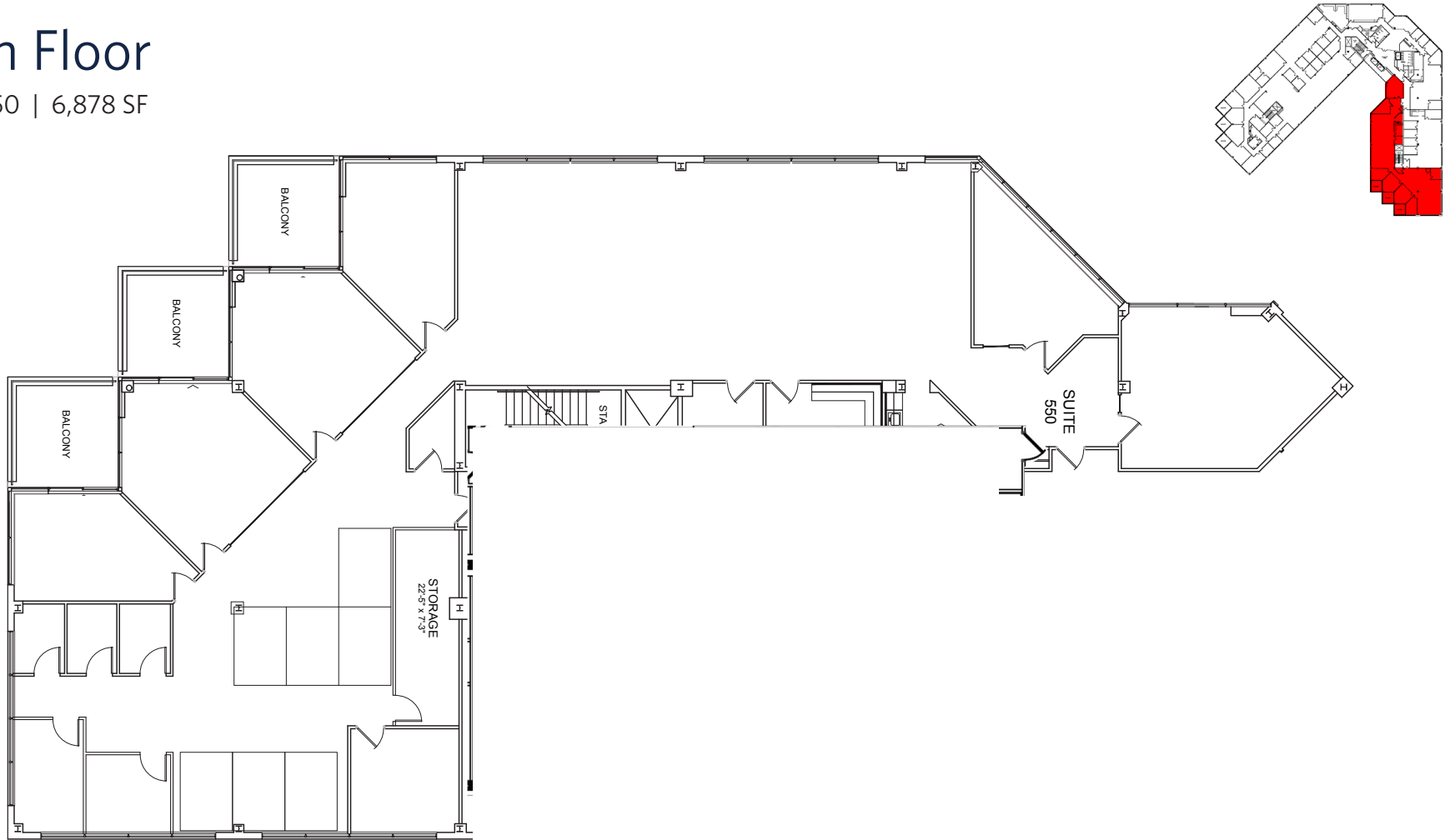
# Fifth Floor

Suite 500 | 20,988 SF



# Fifth Floor

Suite 550 | 6,878 SF





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## CONTACT

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