



8401 GREENSBORO DRIVE



SUBLEASE

AVAILABILITY

Suite: 700

RSF: 9,126 SF

Term: Expires July 31, 2031

Rate: \$28.00 PSF, FS

PROPERTY HIGHLIGHTS

- State of the art Fitness Facility
- Outdoor Plaza
- On-Site Daycare
- Large Tenant Lounge
- 60- Person Conference Center
- Property Management On-Site
- Outside Cafe
- Electric Car Charging Station
- 3 min walk to Metro

SCOTT RABIN

srabin@klnb.com | 301-785-6024

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FLOOR PLAN

8401 GREENSBORO DRIVE

SUITE 700 9,126 SF

- Fully furnished
- Multiple conference rooms
- Elevator lobby exposure
- Efficient mix of offices and open plan



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PHOTOS

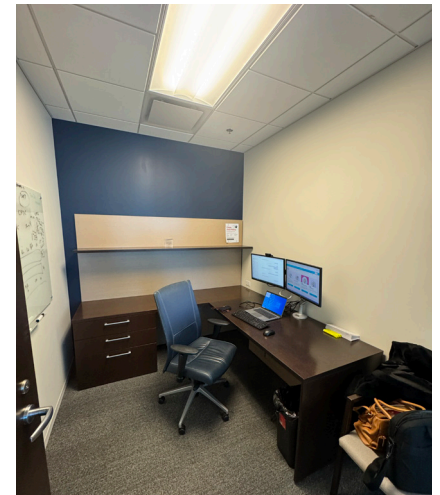
8401 GREENSBORO DRIVE



OPEN AREA



FULLY EQUIPPED KITCHEN



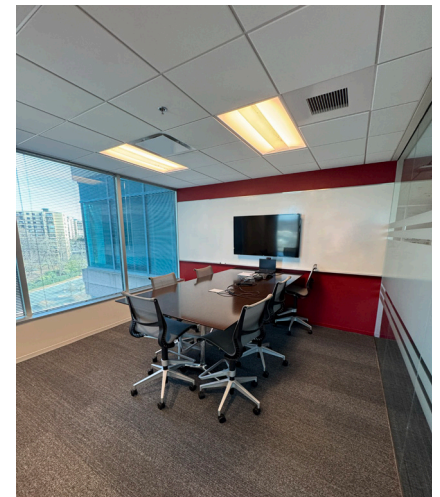
TYPICAL OFFICE



LARGE CONFERENCE ROOM WITH MOVABLE WALL TO SPLIT IN HALF



SMALL CONFERENCE ROOM



BREAKOUT ROOM

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PHOTOS

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FITNESS FACILITY



CAFE



TENANT LOUNGE



OUTDOOR PLAZA



BUILDING LOBBY



TENANT LOUNGE

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EXTERIOR COURTYARD & PLAZA

- Enjoy the new exterior courtyard providing tenants with an outdoor space offering, featuring covered gathering areas, a variety of seating options and areas for private events.

ACCESS & TRANSPORTATION

- Enjoy all the benefits of The Boro without the hassle of navigating traditional Tysons traffic.
- Located less than a ¼ mile from the Spring Hill Metro Station
- Highline also offers convenient access to the Dulles Toll Road, I-495 and other major roadways to accommodate commuting options for any employee.

CONFERENCE CENTER

- Offering a variety of configurations and the ability to host meetings and events for up to 50 people.
- Tenant Lounge and Amenity Space - Currently under construction, this unique space will offer coffee and sandwiches through Bourbon Coffee along with several gathering areas where employees can recharge without ever leaving the project.

WELLNESS CENTER

- Our 6,000sf fitness center is free of charge to Tenants and is operated by two former Olympic athletes who also offer a variety of individual and group training sessions.

MAIN LOBBY RENOVATION

- Recent enhancement to both lobbies provide employees and visitors with an impactful first impression featuring enhanced finishes across the two story lobbies with an abundance of natural light and comfortable seating.



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FOR MORE INFORMATION, PLEASE CONTACT:

klnb.com



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