



METRO EXECUTIVE TERRACE

8400 CORPORATE DRIVE | LANDOVER, MD 20785



METRO EXECUTIVE TERRACE



OFFICE SPACE FOR LEASE

KENNETH FELLOWS
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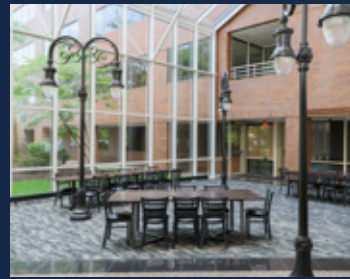
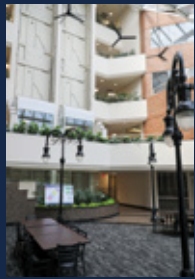
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Amenities Inside Out



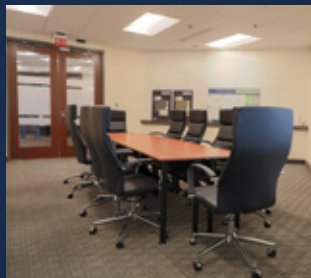
ATRIUM



FITNESS CENTER



CONFERENCE / AVENUE C



Building Info

Address

8400 Corporate Drive
Landover, MD 20785

Year Built

1985

Class

A

Site Area

7.13 acres

Total Building Size

149,170 SF

Number of Floors

5 stories

Parking

530 free Surface Spaces are available;
Ratio of 3.20/1,000 SF
Additional parking available

Amenities

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

Highlights

Local, well established ownership
Spec suite available
New common area finishes
Monument & exterior signage opportunity
Highly visible from Route-50

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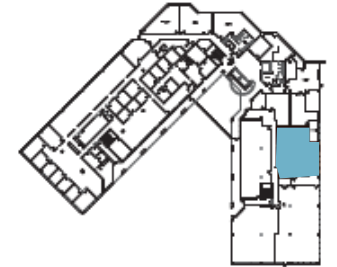
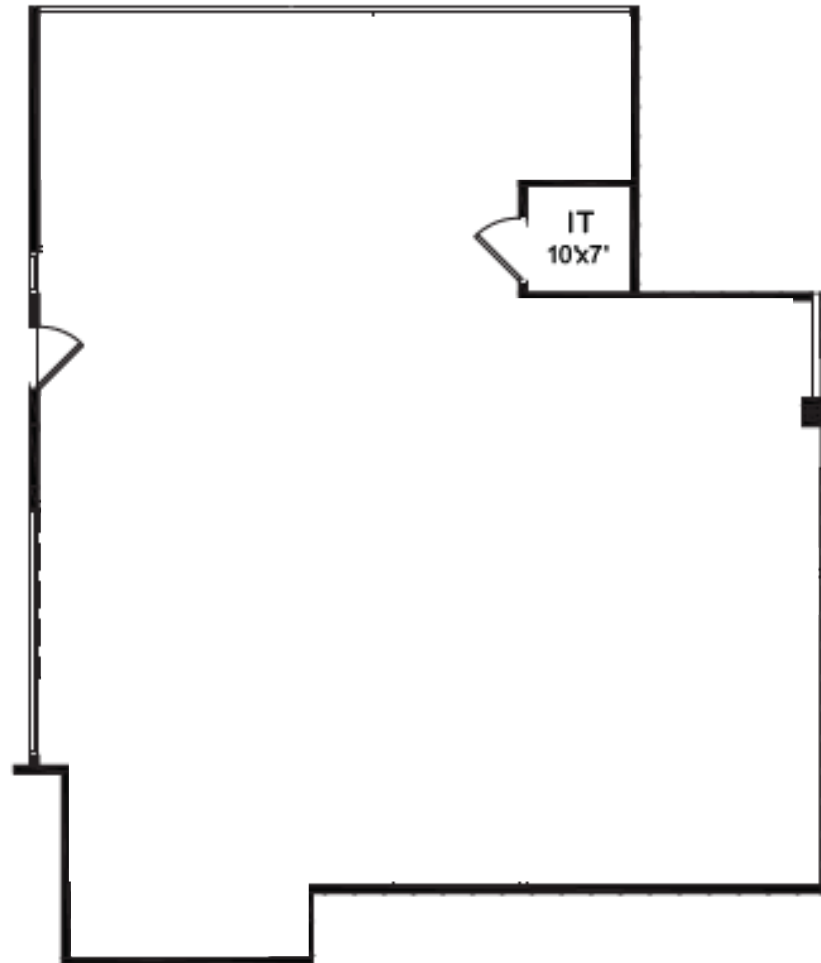


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8400 CORPORATE DRIVE | LANDOVER, MD 20785

First Floor

Suite 140 | 1,700 SF



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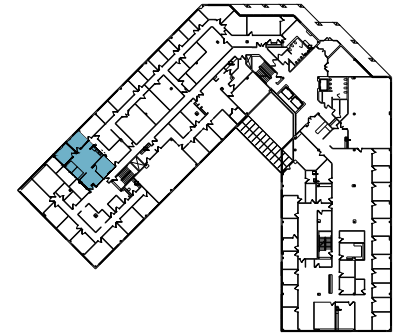
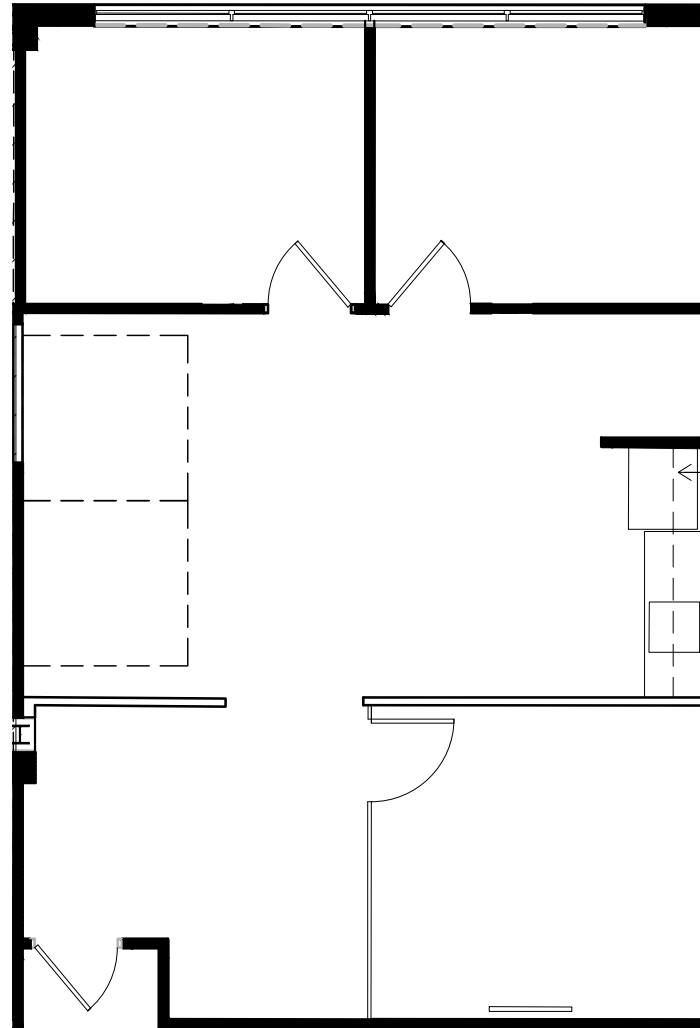


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Second Floor

Suite 240 | 1,023 SF



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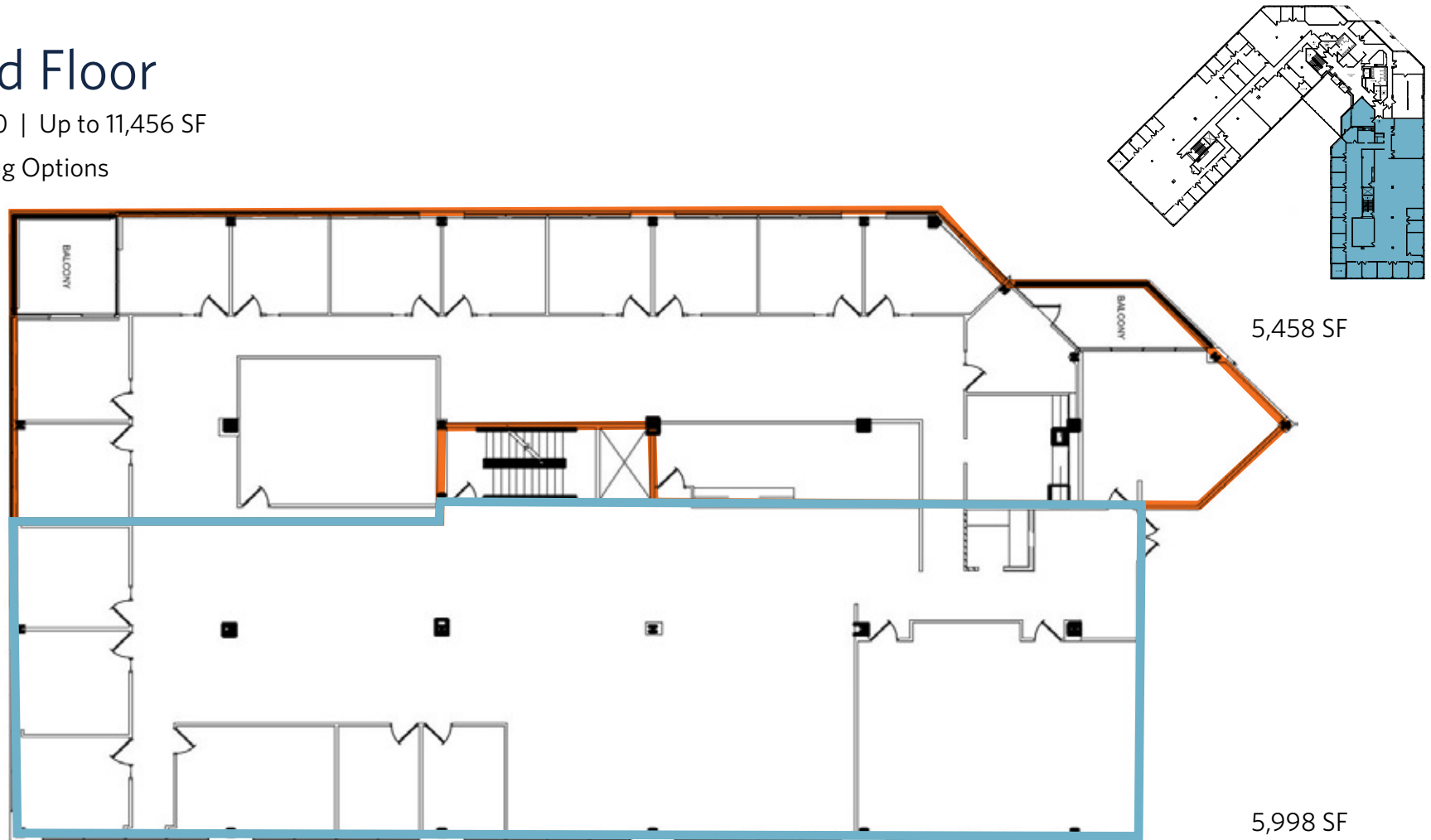
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Third Floor

Suite 350 | Up to 11,456 SF

* Demising Options



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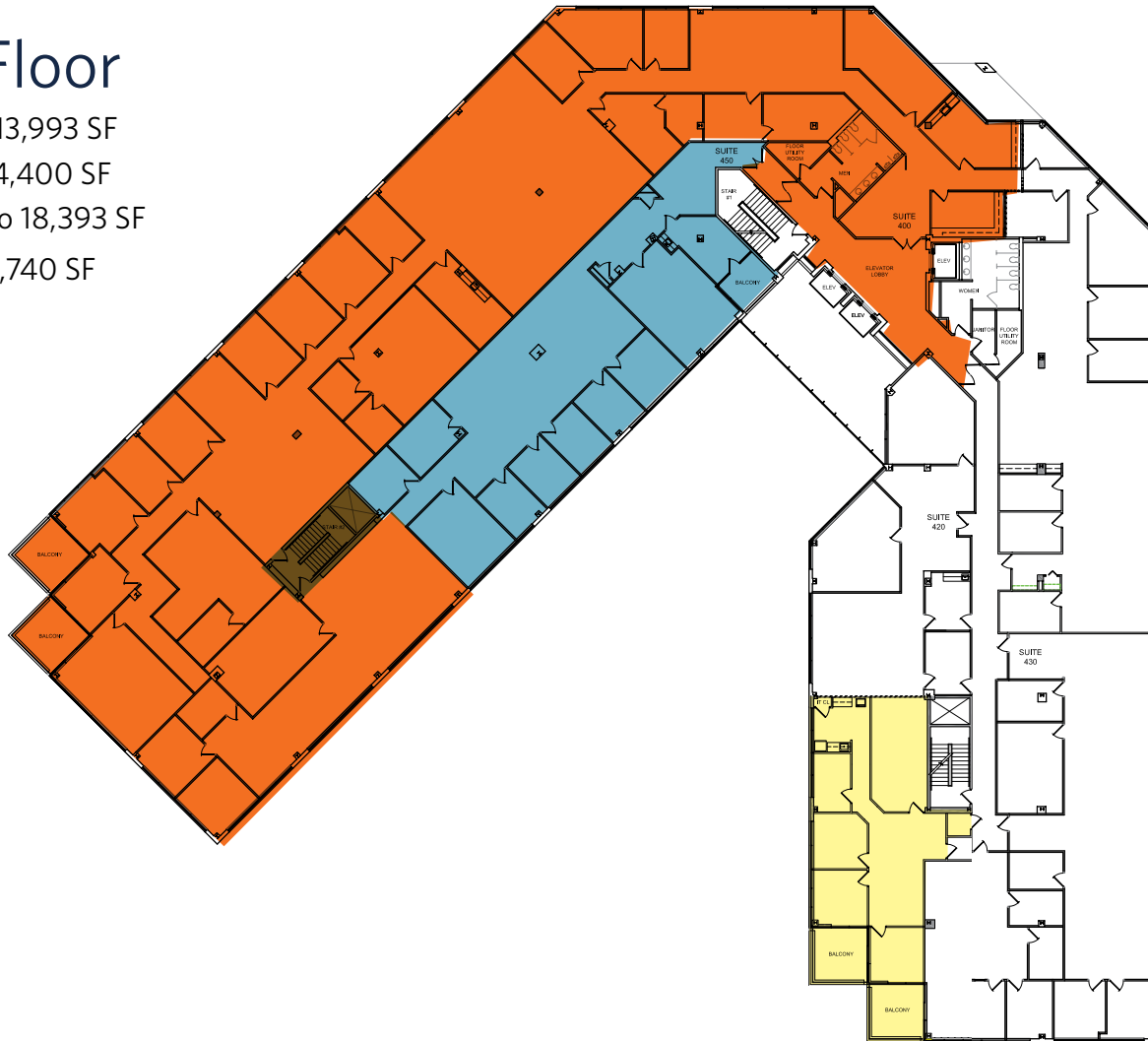
Fourth Floor

■ Suite 400 | 13,993 SF

■ Suite 450 | 4,400 SF

Contiguous up to 18,393 SF

■ Suite 435 | 1,740 SF



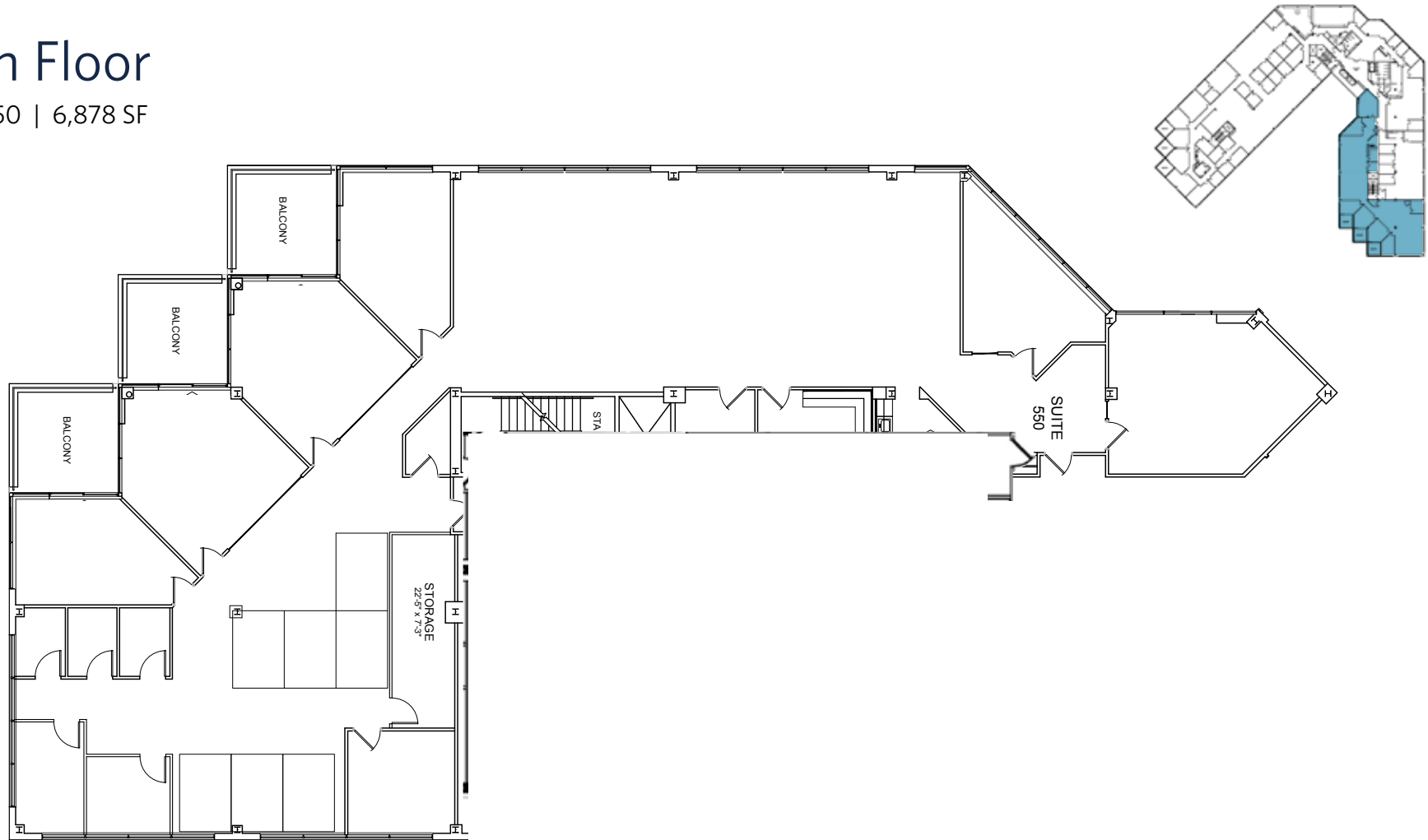


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Fifth Floor

Suite 550 | 6,878 SF



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VISIT PROPERTY WEBSITE



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