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## **WINDSOR OFFICE PARK ACHIEVES 100% OCCUPANCY WITH LEASES TO NORTHROP GRUMMAN AND 20/20 VENTURES**

*Leases combine for nearly 24,000 square feet of space at St. John Properties-owned and developed mixed-use project*

**BALTIMORE** (March 14, 2011) – St. John Properties, Inc. recently completed two new office leases within Windsor Office Park to bring the business community’s office space to 100% occupancy. Northrop Grumman Corporation signed a lease at 7275 Windsor Boulevard for 15,600 square feet of space and 20/20 Ventures expanded its lease by approximately 9,800 square feet to more than 17,000 square feet of space at 7265 Windsor Boulevard. Windsor Office Park features two office buildings containing approximately 65,000 square feet of space, supplemented by a 20,000 square foot retail phase.

Windsor Office Park, a 10-acre development situated near the intersection of Rolling Road and Windsor Boulevard in Baltimore County, contains two single-story office buildings totaling 63,200 square feet: 7265 Windsor Boulevard (32,000 square feet) and 7275 Windsor Boulevard (31,200 square feet). The Park’s retail area contains a 6,500 square foot WAWA convenience store and gas station which opened in summer 2010. One additional pad site remains which can accommodate up to 8,000 square feet for a restaurant, bank, salon, or other amenity use for the adjacent offices.

“An excellent location in the Woodlawn sub-market of Baltimore County, combined with the quality of our product and improving market conditions, led to the complete office lease-up at Windsor Office Park,” stated Lawrence F. Maykrantz, President of St. John Properties, Inc. “The presence of major employers including the Social Security Administration and the Center for Medicare and Medicaid, which together have more than 13,000 employees, give us strong reason to believe that Windsor Office Park will remain a successful project for many years to come.”

Will McCullough of St. John Properties represented the landlord in both transactions and Jonathan Hall of CB Richard Ellis represented Northrop Grumman. 20/20 Ventures was self-represented.

Northrop Grumman Corporation is an international global security company that provides systems, products and solutions in aerospace, electronics, information systems, shipbuilding and technical services to the federal government and other industries. 20/20 Ventures is a government contractor and technology company.

Windsor Office Park is located off Baltimore Beltway Exit 18 via the extension of Lord Baltimore Drive, and is positioned near the intersection of Interstate 70. The park is near several mature business parks, including Windsor Corporate Park, which includes the Baltimore headquarters of the Federal Bureau of Investigation, as well as the St. John Properties' headquarters.

St. John Properties, Inc., founded in 1971 as MIE Properties, owns and has developed more than 14 million square feet of R&D/flex, warehouse, office and retail space in Maryland, Colorado, Louisiana, Virginia and Wisconsin. For more information about the company, visit [www.sjpi.com](http://www.sjpi.com).