



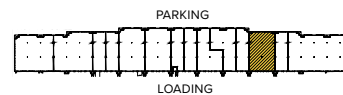
**BWI Tech Park**  
514 Progress Drive | Linthicum, MD 21090  
Suites G-H



**Total SF Available:**  
5,520 SF

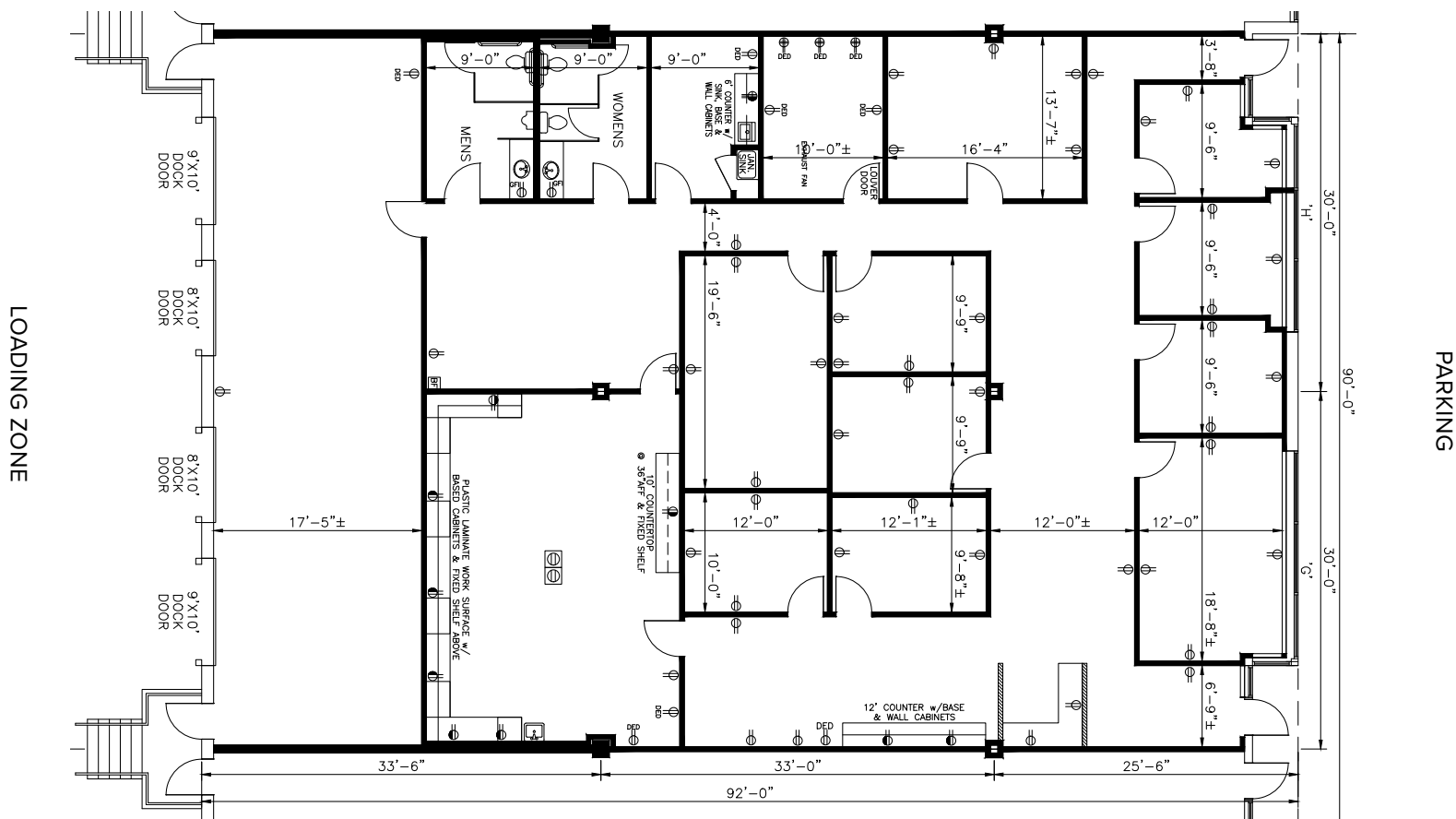
4,264 sq. ft. office, 9'x10' dock doors (2), & 8'x10' dock doors (2)

**KEY PLAN**  
*NOT TO SCALE*



**CLICK TO VIEW  
VIRTUAL TOUR**

**Note:** This space plan is subject to existing field conditions. This drawing is proprietary and the exclusive property of St. John Properties, Inc. Any duplications, distribution, or other unauthorized use is strictly prohibited.





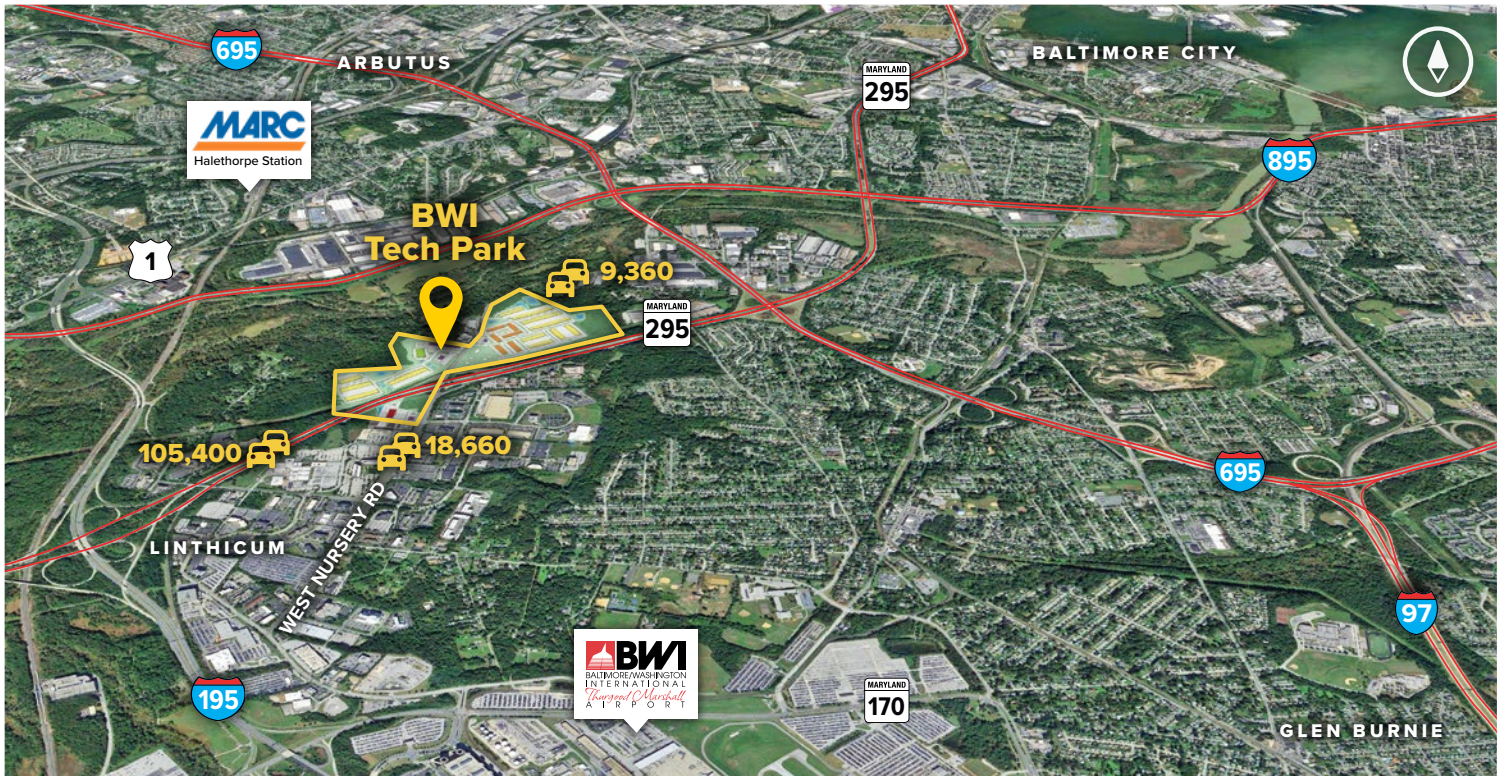
| Flex/R&D Buildings |                            |
|--------------------|----------------------------|
| 513 Progress Drive | 42,120 SF                  |
| 514 Progress Drive | 72,240 SF                  |
| 517 Progress Drive | 42,120 SF                  |
| 521 Progress Drive | 40,080 SF                  |
| 525 Progress Drive | 40,080 SF                  |
| 701 Digital Drive  | 45,120 SF                  |
| 705 Digital Drive  | 72,240 SF                  |
| 709 Digital Drive  | 69,240 SF                  |
| 805 Pinnacle Drive | 62,160 SF <b>LEED GOLD</b> |
| 809 Pinnacle Drive | 51,120 SF <b>LEED GOLD</b> |
| 811 Pinnacle Drive | 48,120 SF <b>LEED GOLD</b> |
| 813 Pinnacle Drive | 34,560 SF <b>LEED GOLD</b> |

| Flex/R&D Specifications |                       |
|-------------------------|-----------------------|
| LEED                    | Core & shell          |
| Suite Sizes             | 2,400 up to 72,240 SF |
| Ceiling Height          | 16 ft. clear minimum  |
| 805 Pinnacle Drive      | 18 ft. clear minimum  |
| Offices                 | Built to suit         |
| Parking                 | 4 spaces per 1,000 SF |
| Heat                    | Gas                   |
| Roof                    | EPDM & TPO Rubber     |
| Exterior Walls          | Brick on block        |
| Loading                 | Dock or drive-in      |
| Zoning                  | W-1                   |

Over 619,200 square feet of versatile flex/R&D space resides within BWI Tech Park. These adaptable buildings offer tenants maximum flexibility by combining thirty-foot wide spaces with 16–18 foot ceiling heights. Suite sizes range from 2,400 square feet up to 72,240 square feet and offer dock and drive-in loading. Free, generous parking is available adjacent to each building.







#### Distances to:

|  |          |
|--|----------|
| Annapolis, MD (Downtown) .....           | 22 miles |
| Arundel Mills Mall .....                 | 4 miles  |
| Baltimore, MD (Downtown) .....           | 8 miles  |
| BWI Airport .....                        | 2 miles  |
| Columbia, MD .....                       | 12 miles |
| Interstate 495 (Capital Beltway) .....   | 19 miles |
| Interstate 695 (Baltimore Beltway) ..... | 3 miles  |
| MD 100 .....                             | 4 miles  |
| MD 295 .....                             | 0.1 mile |

## Contact Us

For additional leasing information or to schedule a tour, contact:

#### OFFICE & FLEX/R&D SPACE:

##### DJ Andrew

Partner in Training

dandrew@sjpi.com

410.369.1222

##### Lacey Johansson

Assistant Vice President, Leasing

ljohansson@sjpi.com

410.369.1229

#### RETAIL SPACE:

##### Eric Llewellyn

Retail Leasing Representative

ellewellyn@sjpi.com

443.369.1308

##### Bill Holzman

Vice President, Retail Leasing

bholzman@sjpi.com

410.369.1240

#### Corporate Headquarters:

2560 Lord Baltimore Drive | Baltimore, MD 21244

**410.788.0100 | SJPI.COM**

#### About St. John Properties

St. John Properties, Inc. is one of the nation's largest and most successful privately held commercial real estate firms. Founded in 1971, the vertically-integrated company develops, owns and manages office, flex/ research and development, warehouse, retail and residential space nationwide.

Connect with us @stjohnprop



This information contained in this publication has been obtained from sources believed to be reliable. St. John Properties makes no guarantee, warranty or representation about this information. Any projections, opinions, assumptions or estimates used here are for example only and do not represent the current or future performance of the property. Interested parties should conduct an independent investigation to determine whether the property suits their needs. REV 10/23