# Discovery District
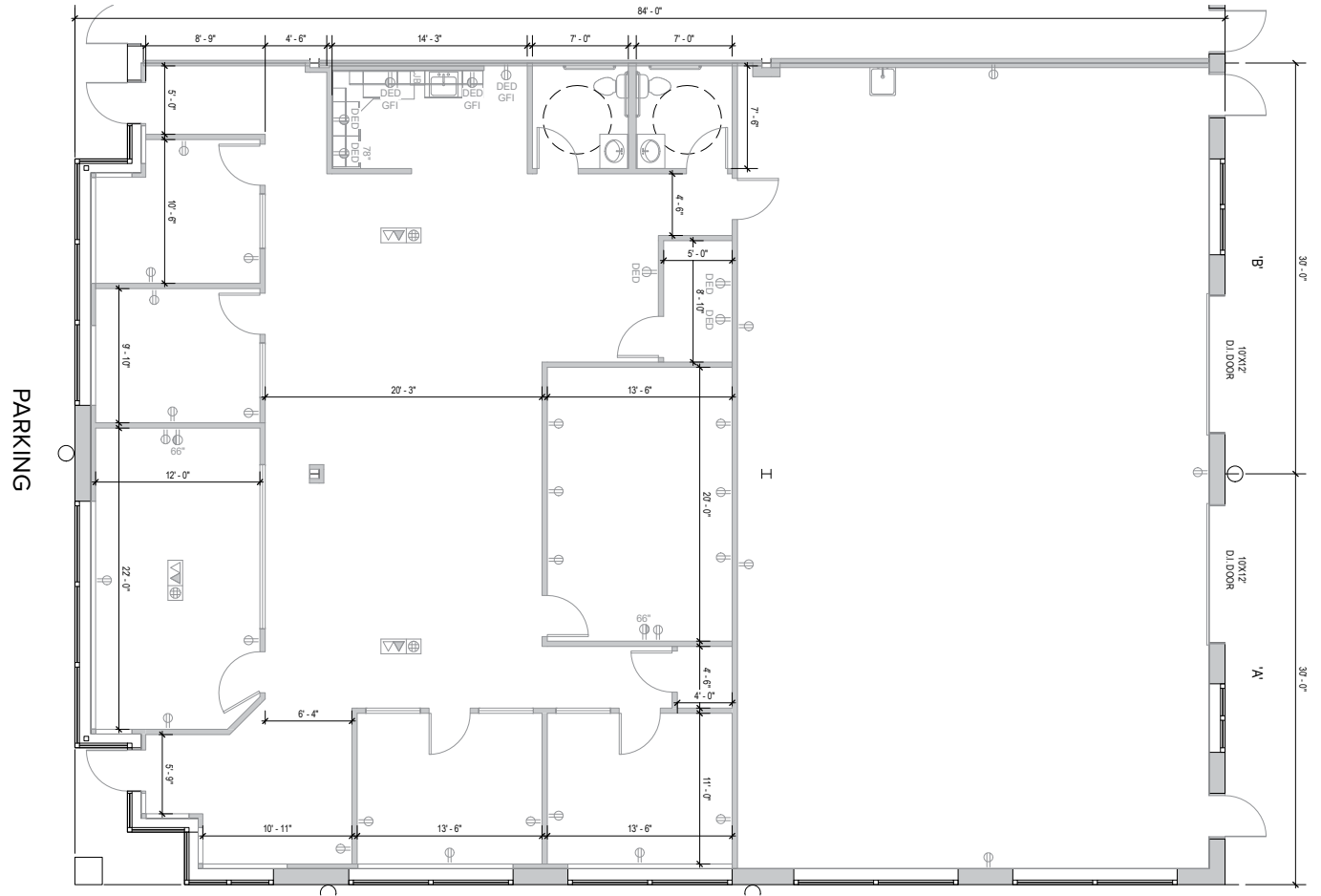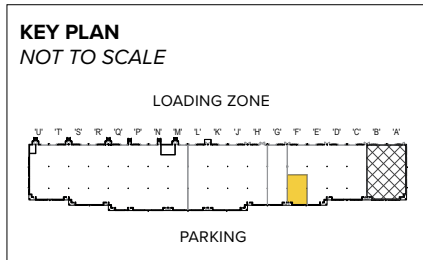## 5600 Rivertech Court | Riverdale, MD 20737
Suites A–B



## Total SF Available:
5,088 SF

*End unit with 2,688 sq. ft. of office with conference, training room, open areas, private offices, conditioned warehouse space with 10'x12' drive-in doors (2)*

**KEY PLAN**
*NOT TO SCALE*

LOADING ZONE

PARKING



*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.*

PARKING

# Rivertech Court
# at Discovery District

Set in the 150-acre Discovery District at the University of Maryland, Rivertech Court's three flex/R&D buildings are comprised of over 159,000 square feet of space. Each building offers dock and drive-in loading capabilities, 16 foot clear minimum ceiling heights, free parking and data connectivity to ISP providers via fiber backbone.

For more information on Rivertech Court at the Discovery District, visit: **sjpi.com/rivertechcourt**

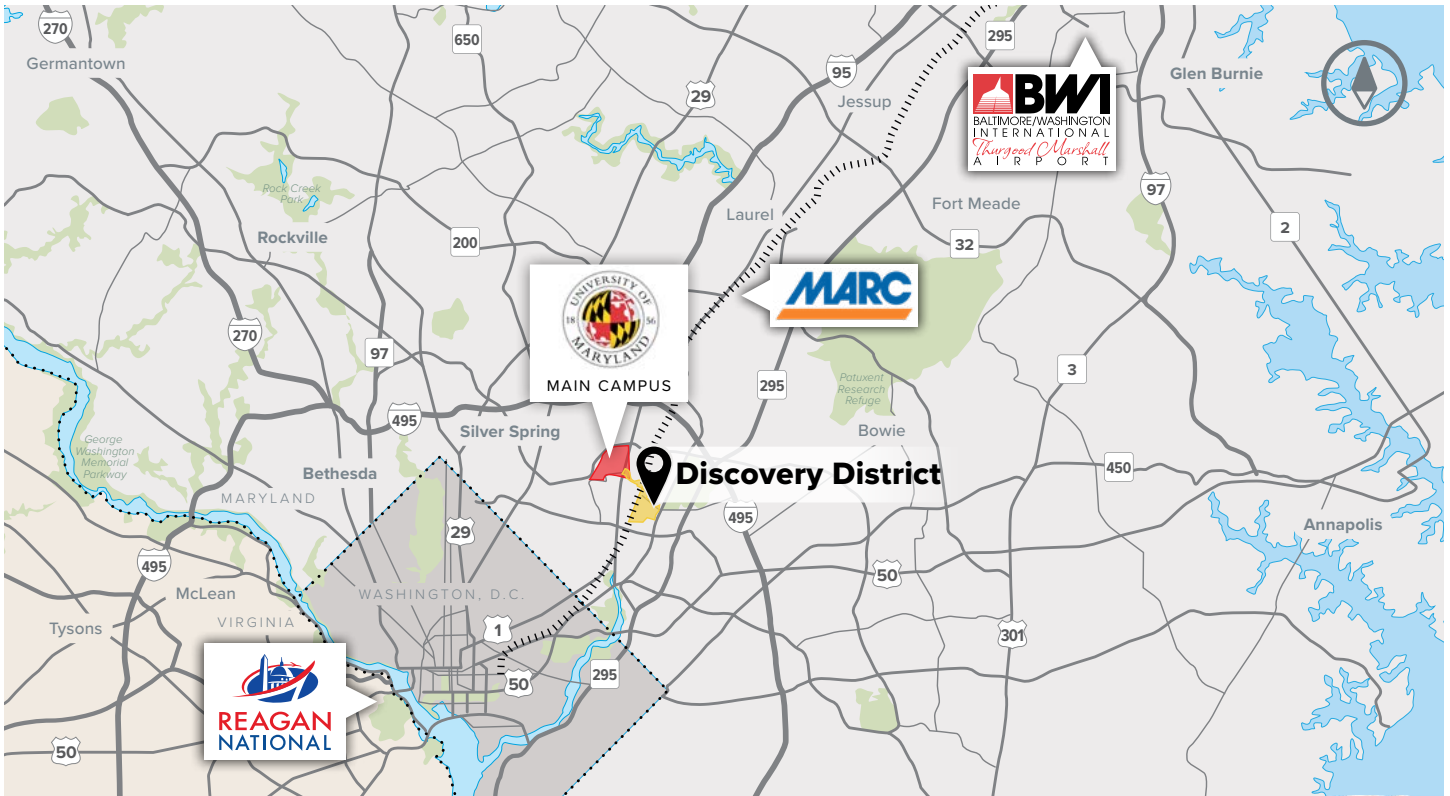| Flex/R&D Buildings | | |
|---|---|---|
| 5600 Rivertech Court | 52,680 SF | **LEED GOLD** |
| 5650 Rivertech Court | 57,120 SF | **LEED GOLD** |
| 5751 Rivertech Court | 50,107 SF | **LEED GOLD** |

| Flex/R&D Specifications | |
|---|---|
| LEED | Gold | Core & shell |
| Suite Sizes | 2,520 up to 57,120 SF |
| Ceiling Height | 16 ft. clear minimum |
| Offices | Build to suit |
| Parking | 4 spaces per 1,000 SF |
| Exterior Walls | Brick on block |
| Roof | TPO |
| Loading | Dock or drive-in |



*Erco Memorial Park*

## Distances to:

| | |
|---|---|
| College Park Airport | 1 mile |
| Baltimore, MD (Downtown) | 35 miles |
| BWI Airport | 24 miles |
| UMD College Park Main Campus | 1 mile |
| Interstate 95 | 7.5 miles |
| Interstate 495 (Capital Beltway) | 3.5 miles |
| Interstate 695 (Baltimore Beltway) | 25 miles |
| MD 295 | 4 miles |
| Metro/MARC | 1 mile |
| Washington, D.C. (Downtown) | 11 miles |

*Scan with your mobile device to take a virtual tour, download floor plans and more!*

# Contact Us

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

**Claire Cobert**
*Leasing Representative*

**ccobert@sjpi.com | 410.369.1274**

**Corporate Headquarters:**
2560 Lord Baltimore Drive | Baltimore, MD 21244

**410.788.0100 | SJPI.COM**

### About St. John Properties

St. John Properties, Inc. is a full-service real estate company headquartered in Baltimore, Maryland. The company owns, manages and has developed more than 22 million square feet of commercial real estate, including office, flex/R&D, warehouse, retail and residential space.

Connect with us **@stjohnprop**

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