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## NATIONAL SECURITY COMPANY PERATON INC. LEASES 18,102 SQUARE FEET OF SPACE AT MELFORD TOWN CENTER FOR NEW SECTOR HEADQUARTERS

*Approximately 70 employees expected to work in company's Global Health & Financial Solutions sector headquarters upon expansion into Prince George's County business community in late fall 2022*

**BALTIMORE, MD** (September 6, 2022) – **Peraton Inc.**, a Reston, Virginia-based national security company with offices across the country, has signed a lease with **St. John Properties, Inc.** for 18,102 square feet of space within **Melford Town Center** in Prince George's County, Maryland. Peraton intends to relocate its Global Health & Financial Solutions sector headquarters from McLean, VA, to the 466-acre mixed-use business community by late fall 2022. **Bill Jautze** of St. John Properties represented the landlord and **Daniel Rasmussen** of **Cushman & Wakefield** represented the client in this transaction.

Peraton will occupy **16901 Melford Boulevard**, a four-story building containing 150,000 square feet of Class 'A' commercial offices space. With 18,000 employees worldwide, Peraton delivers trusted and highly differentiated national security solutions and technologies that keep people safe and secure. The company serves as a valued partner to essential government agencies across the intelligence, space, cyber, defense, citizen security, health, and state and local markets.

"The location within Melford Town Center provides convenient access to important customers such as the Internal Revenue Service, the Department of Health and Human Services, the Food and Drug Administration, the Department of Education, and the Department of Treasury," stated **Tarik Reyes**, president, Global Health & Financial Solutions sector, Peraton. "The site is also complementary to our team in the Windsor Mill area of Baltimore County, which supports the Centers for Medicare & Medicaid Services and the Social Security Administration. Having been raised in Prince George's County – and knowing the wealth of talent that exists here – I am excited about the opportunity to recruit new employees from the region."

Featuring an exterior constructed of full-length ribbon windows, 16901 Melford Boulevard earned Leadership in Energy and Environmental Design (LEED) Silver certification from the U.S. Green Building Council for satisfying green and sustainable requirements in the construction of the building's core and shell. Design features



include systems to reduce water and energy usage, enhanced daylighting and the use of building materials to help promote the health and well-being of tenants.

Located at the intersection of US Route 50 and MD Route 3/301 in Bowie, St. John Properties has developed more than one million square feet of commercial office, flex/R&D and retail space at Melford Town Center. The business community contains a Courtyard by Marriott hotel, and more than 85,000 square feet of additional commercial and retail space is planned. It is located approximately 18 miles from BWI Airport and 25 miles from Baltimore and Washington, D.C. Nearly 120,000 vehicles pass the mixed-use community via US Route 50 on a daily basis. St. John Properties and partner Somerset Companies are currently constructing The Aspen at Melford Town Center, a 388-unit luxury apartment complex with the first building scheduled to deliver next year.

“Melford Town Center continues to establish itself as one of Maryland’s most prestigious mixed-use communities with the addition of a leading defense contractor like Peraton,” stated **Matt Lenihan**, Senior Vice President, Leasing for St. John Properties. “We truly value our growing relationship with Peraton and are excited to host another one of their divisions within our St. John Properties portfolio.”

Founded in 1971, St. John Properties, Inc. is one of the nation’s largest and most successful privately held commercial real estate firms. The company is distinguished by its commitment to customer service, achievements in green building, and top-rated workplace culture. Throughout St. John Properties’ 51-year history, the company has developed more than 22 million square feet of flex/R&D, office, retail, warehouse space, and has investments in over 2,600 residential units. The company proudly serves more than 2,500 clients in Colorado, Louisiana, Maryland, Nevada, Pennsylvania, Texas, Virginia, Utah, and Wisconsin. For more information about the company, visit [www.sjpi.com](http://www.sjpi.com).