

**Annapolis Corporate Park**

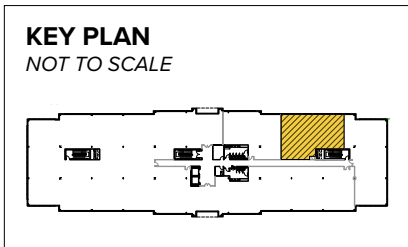
181 Harry S. Truman Parkway | Annapolis, MD 21401

Suite 265

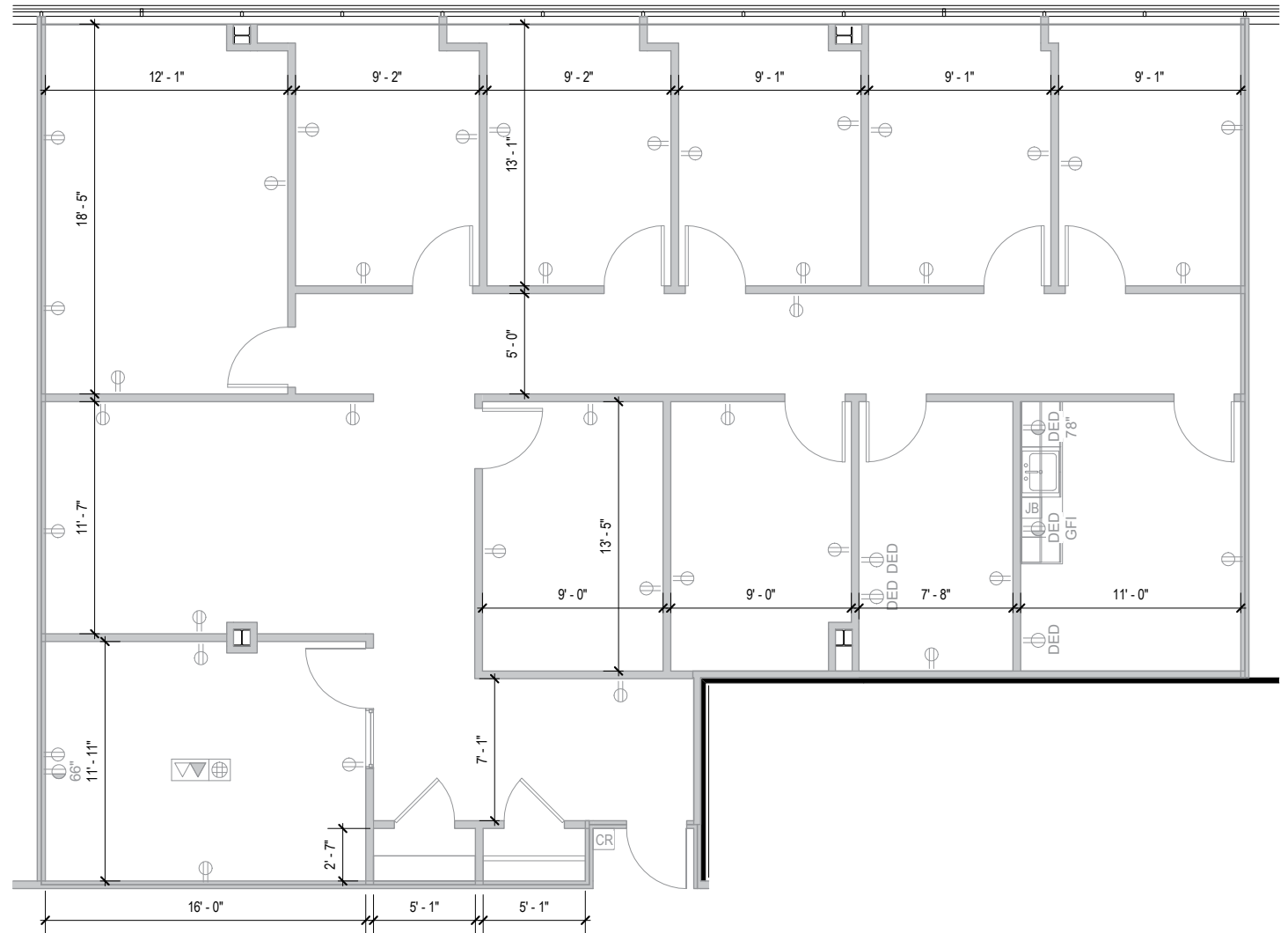


**Total SF Available:**  
2,634 SF

*Heavily built out with offices and conference rooms (2)*



**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.



## About Annapolis Corporate Park

Annapolis Corporate Park is located directly off Harry S. Truman Parkway near the intersection of Riva Road, immediately south of MD Route 50.

The park is immediately adjacent to Anne Arundel County government offices, within a short walk of numerous amenities, including Subway, Squisito Pizza & Pasta, Corner Café, CVS, Truist Bank, and more.

Annapolis Corporate Park is just five miles from downtown Annapolis, with quick connections to Baltimore, Columbia, and DC markets, as well as BWI Airport.

*Below, From Top to Bottom: Interior lobby of 181 Harry S. Truman Parkway; Courtyard amenity at Annapolis Corporate Park*



### Multi-Story Class 'A' Office Buildings

181 Harry S Truman Parkway 63,668 SF

187 Harry S Truman Parkway 128,317 SF

189 Harry S Truman Parkway 50,400 SF

#### Multi-Story Office Specifications

LEED Gold | Core & shell

Suite Sizes 2,010 up to 128,317 SF

Ceiling Height 10 ft. clear minimum

Elevator Yes

Parking 4.5 spaces per 1,000 SF

HVAC Gas, VAV + zone control

Zoning C-2

### Single-Story Office Buildings

183 Harry S Truman Parkway 28,900 SF

185 Harry S Truman Parkway 31,280 SF

#### Single-Story Office Specifications

LEED Gold | Core & shell

Suite Sizes 2,240 up to 31,280 SF

Ceiling Height 10 ft. clear minimum

Parking 5 spaces per 1,000 SF

Heat Gas

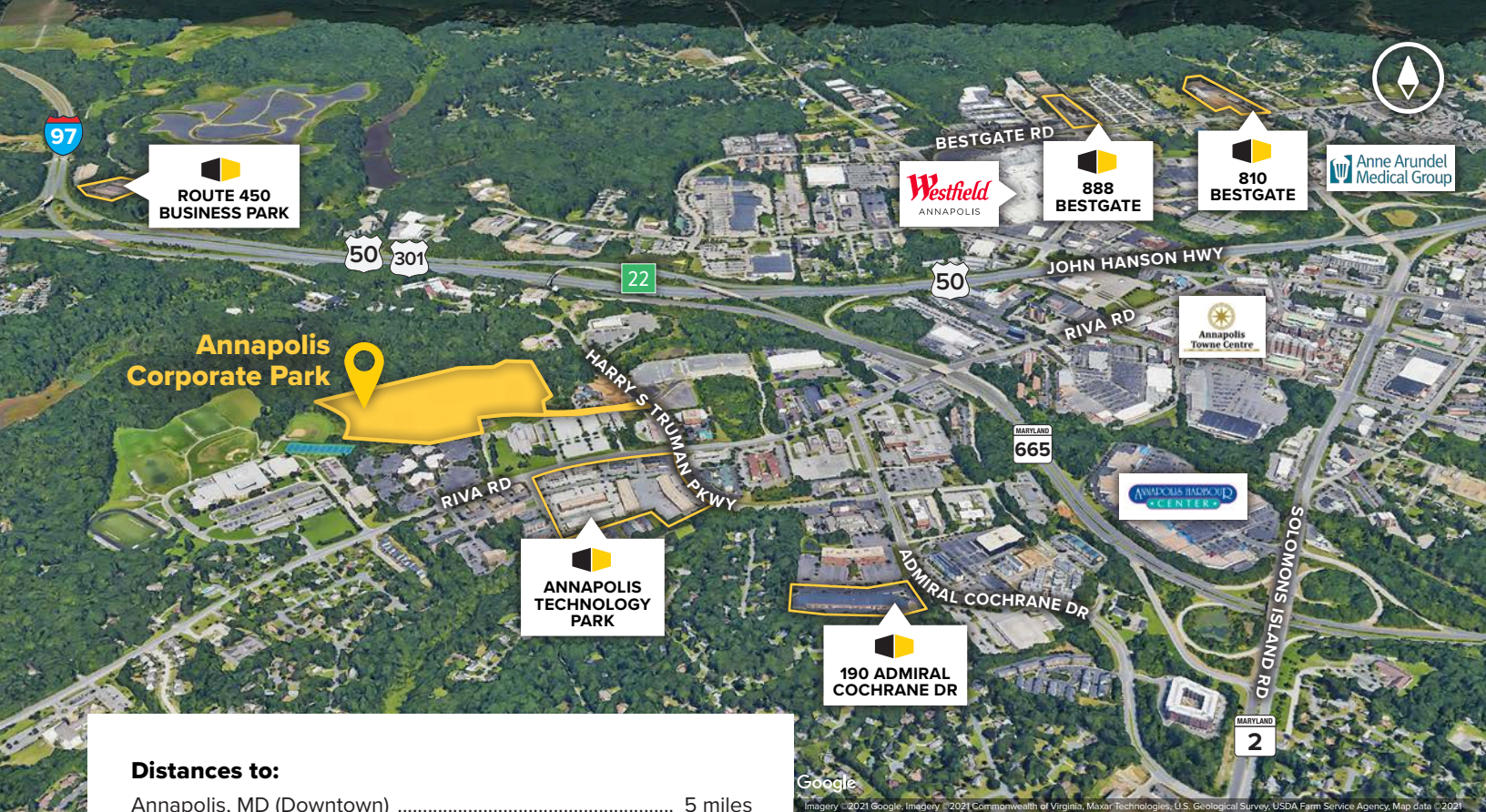
Roof TPO

Construction Brick on block

Zoning C-2

For more information on Annapolis Corporate Park, visit: [sjpi.com/annapoliscorporat](http://sjpi.com/annapoliscorporat)





**Distances to:**

Annapolis, MD (Downtown) .....	5 miles
Annapolis Towne Centre .....	1.3 miles
Anne Arundel Medical Center .....	2.3 miles
Baltimore, MD (Downtown) .....	27 miles
BWI Airport .....	22 miles
Interstate 95 .....	23 miles
Interstate 97 .....	2.5 miles
Interstate 495 (Capital Beltway) .....	18 miles
Interstate 695 (Baltimore Beltway) .....	20 miles
Washington, D.C. (Downtown) .....	31 miles
Westfield Annapolis Mall .....	1.8 miles

# Contact Us

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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.

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