

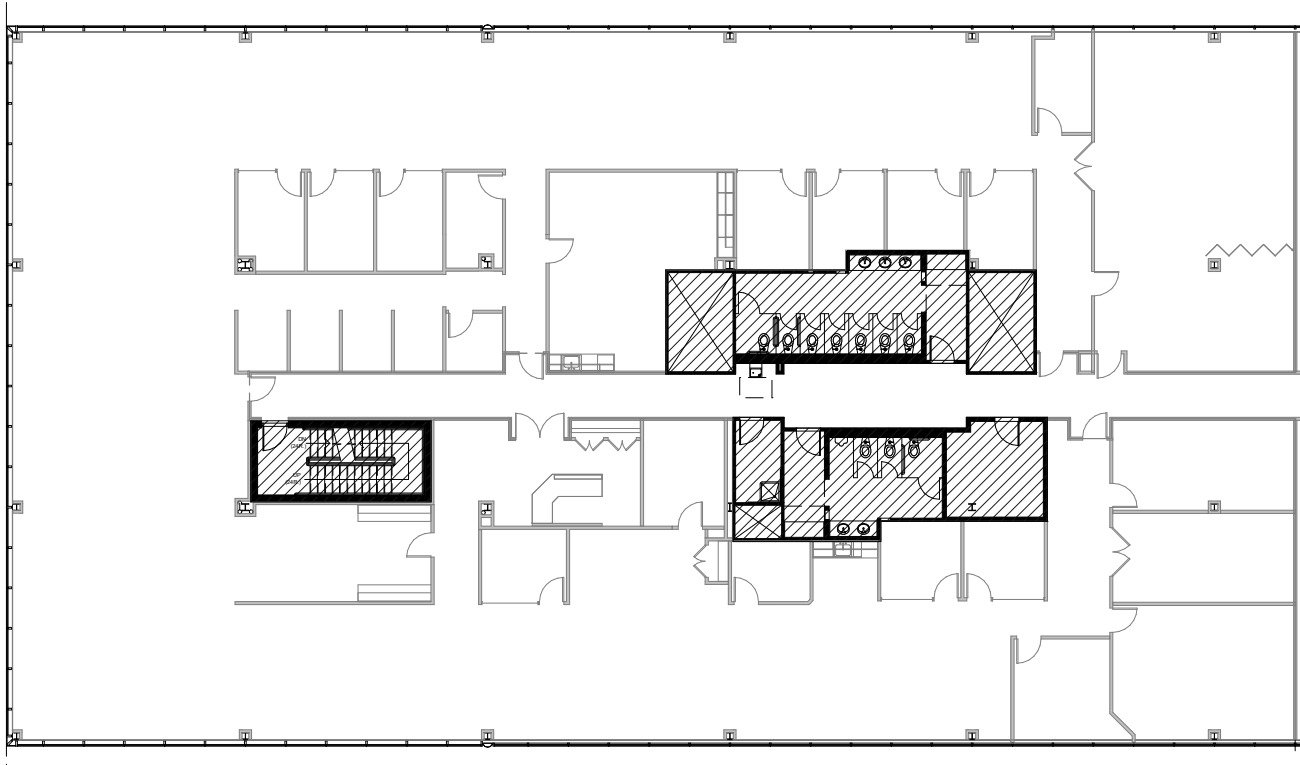
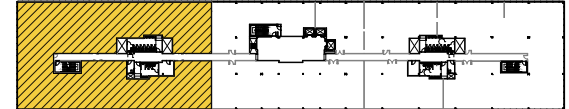


Total SF Available:
13,662 SF

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Efficient office layout, 3rd floor corner unit with tremendous glass line and upgraded finishes

KEY PLAN
NOT TO SCALE



Multi-Story Office

Class 'A' office space

Melford Town Center includes three Class 'A' multi-story office buildings totaling more than 327,000 square feet of space. Tenant sizes from 1,252 square feet to 150,000 square feet of space offer businesses headquarters-worthy location.

17251 Melford Boulevard

Multi-Story Class 'A' Office Buildings

16701 Melford Boulevard	150,000 SF	
16901 Melford Boulevard	150,000 SF	LEED SILVER
17251 Melford Boulevard	27,526 SF	

Multi-Story Class 'A' Office Specifications

LEED <i>(on select buildings)</i>	Core & shell
Suite Sizes	1,252 up to 150,000 SF
Ceiling Height	9 ft. clear minimum
Elevator	Yes
Parking	5 spaces per 1,000 SF
HVAC	VAV with zone control
Zoning	EIA





Distances to:

- Annapolis, MD (Downtown) 13 miles
- Baltimore, MD (Downtown) 25 miles
- BWI Airport 18 miles
- Columbia, MD 25 miles
- Interstate 495 (Capital Beltway) 8 miles
- Interstate 695 (Baltimore Beltway) 20 miles
- Regan National Airport 24 miles
- Washington, D.C. (Downtown) 27 miles



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Contact Us

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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.

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