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Melford Town Center

17251 Melford Boulevard | Bowie, MD 20715

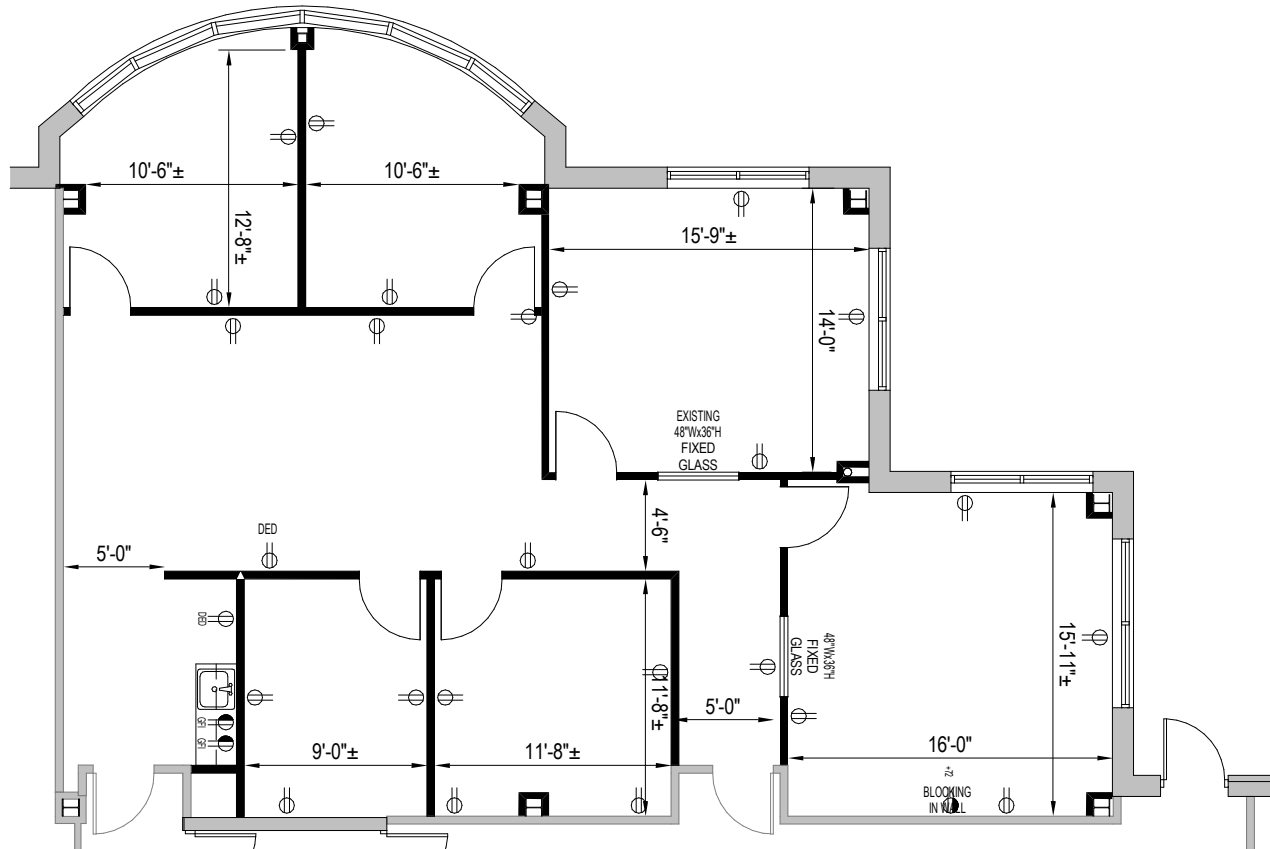
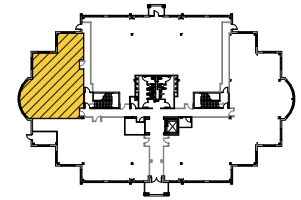
Suite 105



Total SF Available:
1,830 SF

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.

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

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

OFFICE/FLEX SPACE:

Mike White

Leasing Representative

mwhite@sjpi.com
410.369.1295

Matt Lenihan

Senior Vice President, Leasing

mlehan@sjpi.com
410.369.1202

RETAIL SPACE:

Eric Llewellyn

Retail Leasing Representative

ellewellyn@sjpi.com
443.464.1308

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.

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