

The GATE

6200 Guardian Gateway | Aberdeen Proving Ground, MD 21005

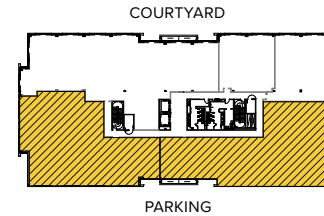
Suites 245-250 | Second Floor



Total SF Available:
13,336 SF

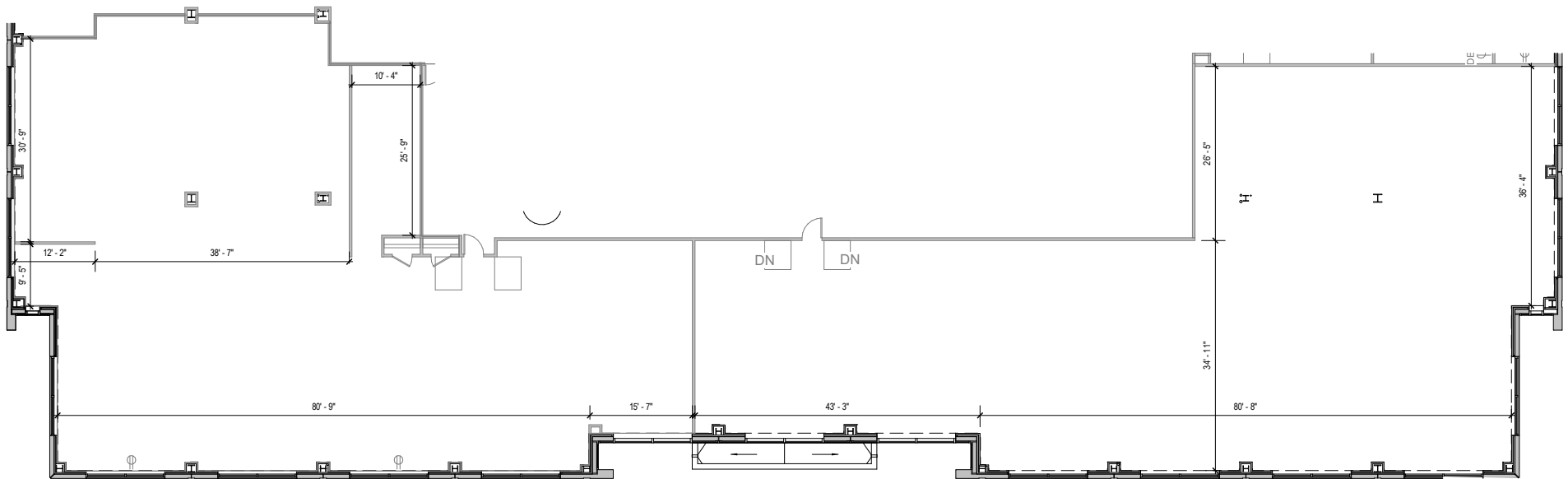
*Elevator lobby exposure with
raised floor system and open
floor plan*

KEY PLAN
NOT TO SCALE



**CLICK TO VIEW
VIRTUAL TOUR**

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.





- ▶ Seven three-story, Class ‘A’ office buildings
- ▶ Abundant free surface parking
- ▶ Sleek and modern Class ‘A’ lobbies
- ▶ Glass and brick exteriors constructed to Anti-Terrorism-Force-Protection (ATFP) Standards
- ▶ Virtually column-free construction floor-plates



Three-Story Office Building		
6190 Guardian Gateway	75,000 SF	LEED SILVER
6200 Guardian Gateway	75,000 SF	LEED SILVER
6210 Guardian Gateway	75,000 SF	LEED SILVER
6220 Guardian Gateway	FUTURE	LEED DESIGNED
6230 Guardian Gateway	FUTURE	LEED DESIGNED
6260 Guardian Gateway	74,321 SF	LEED SILVER
6280 Guardian Gateway	74,334 SF	LEED SILVER
Multi-Story Office Specifications		
LEED	Certified Silver	
Suite Sizes	1,252 up to 75,000 SF	
Ceiling Height	10 ft. clear minimum	
Parking	5 spaces per 1,000 SF	
Exterior	ATFP	
Elevator	Yes	





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:

Michael Tait
Leasing
Representative
MTait@sjpi.com
443.464.1315

Matt Lenihan
Executive Vice President,
Leasing
MLenihan@sjpi.com
410.369.1202

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 multifamily space nationwide.

Connect with us @stjohnprop

