ST. JOHN PROPERTIES

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Greenleigh

11615 Crossroads Circle | Middle River, MD 21220

Suites A-B

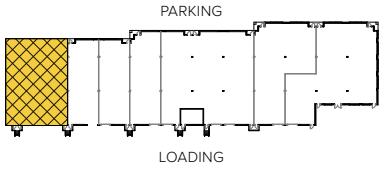
WHAT IS FLEX?

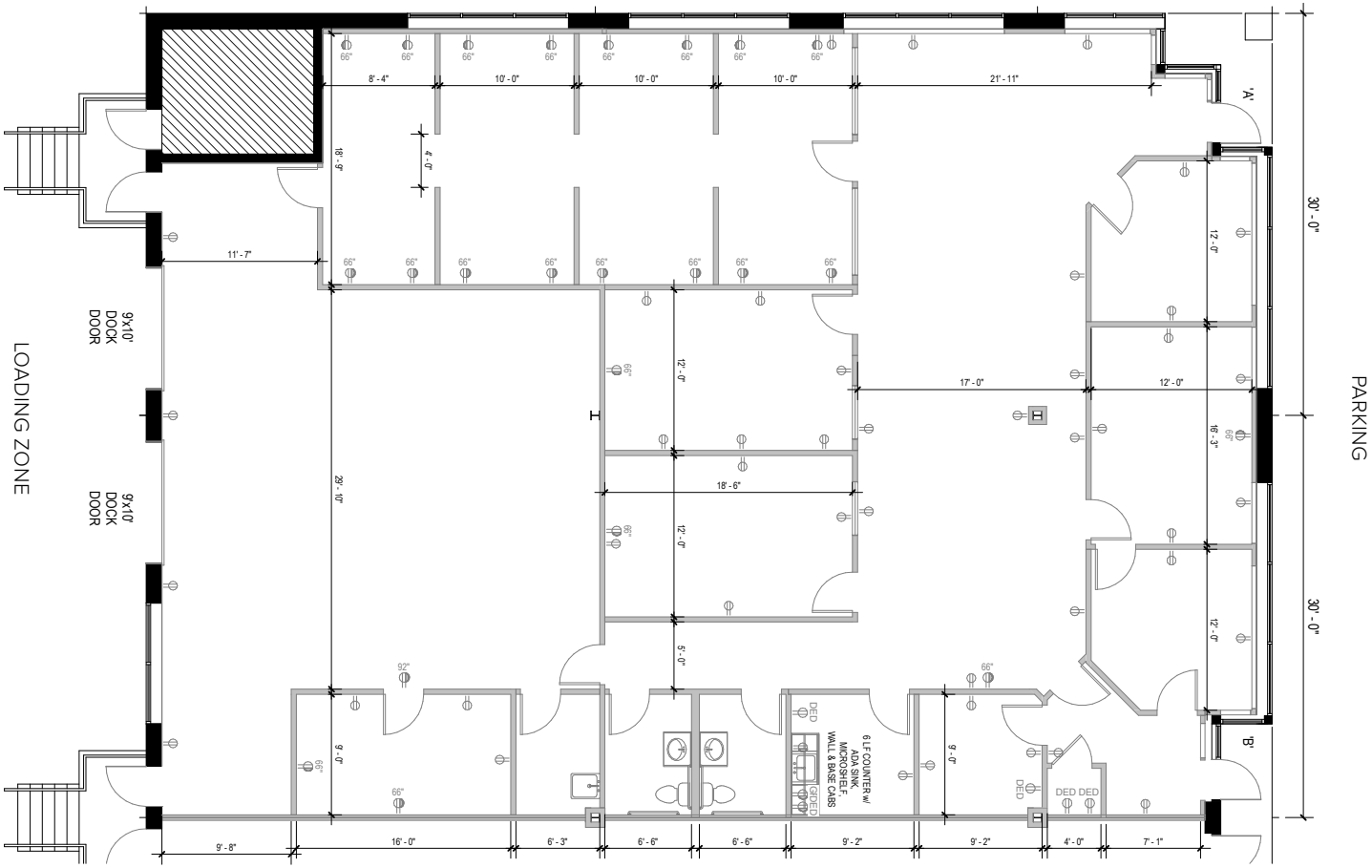


Total SF Available:
4,974 SF

3,208 sf of office, 1,766 of warehouse with 9'x10' dock loading doors (2)

KEY PLAN
NOT TO SCALE





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.*



Discover Greenleigh Highlands:
Scan to watch the video!

Flex/R&D

Direct-entry flexible space

Upon completion, Greenleigh will comprise of 18 flex/R&D buildings, totaling more than 763,200 square feet of space. Tenant sizes from 2,520 square feet to 59,400 square feet of space offer businesses straight-forward, economical and high-utility space. These flexible buildings feature dock and drive-in loading with wide truck courts.



Flex/R&D dock and drive-in loading



Flex/R&D interior build-out featuring custom office and lab space

Flex/R&D Space

Flex/R&D Buildings		
10440 Campbell Boulevard	40,080 SF	LEED GOLD
10450 Campbell Boulevard	36,120 SF	LEED SILVER
10460 Campbell Boulevard	50,160 SF	LEED GOLD
11504 Pocomoke Court	46,080 SF	FUTURE
11600 Crossroads Circle	34,080 SF	
11605 Crossroads Circle	40,080 SF	
11615 Crossroads Circle	31,920 SF	
11620 Crossroads Circle	42,120 SF	
11630 Crossroads Circle	51,120 SF	LEED GOLD
11640 Crossroads Circle	50,400 SF	
11650 Crossroads Circle	28,000 SF	LEED GOLD
11655 Crossroads Circle	59,400 SF	LEED CERTIFIED
11675 Crossroads Circle	40,080 SF	LEED GOLD
11685 Crossroads Circle	54,120 SF	LEED GOLD
11695 Crossroads Circle	33,120 SF	LEED GOLD
1310 Innovation Street	42,120 SF	LEED SILVER
1320 Innovation Street	42,120 SF	LEED SILVER
1330 Innovation Street	42,120 SF	LEED GOLD

Flex/R&D Specifications	
LEED *(select buildings)*	Certified Gold & Silver
Suite Sizes	2,520 up to 59,400 SF
Ceiling Height	18 ft. clear minimum
11600–11685 Crossroads Cir.	16 ft. clear minimum
Parking	4 spaces per 1,000 SF
Loading	Dock or drive-in
Zoning	ML-IM-M43



Scan now to take a virtual tour, download floor plans and more!

Contact Us

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NAIOP COMMERCIAL REAL ESTATE DEVELOPMENT ASSOCIATION NATIONAL DEVELOPER OF THE YEAR 2018

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.

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USGBC MEMBER

MARYLAND CREDA COMMERCIAL REAL ESTATE DEVELOPMENT ASSOCIATION

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