

ROOFTOP TERRACE

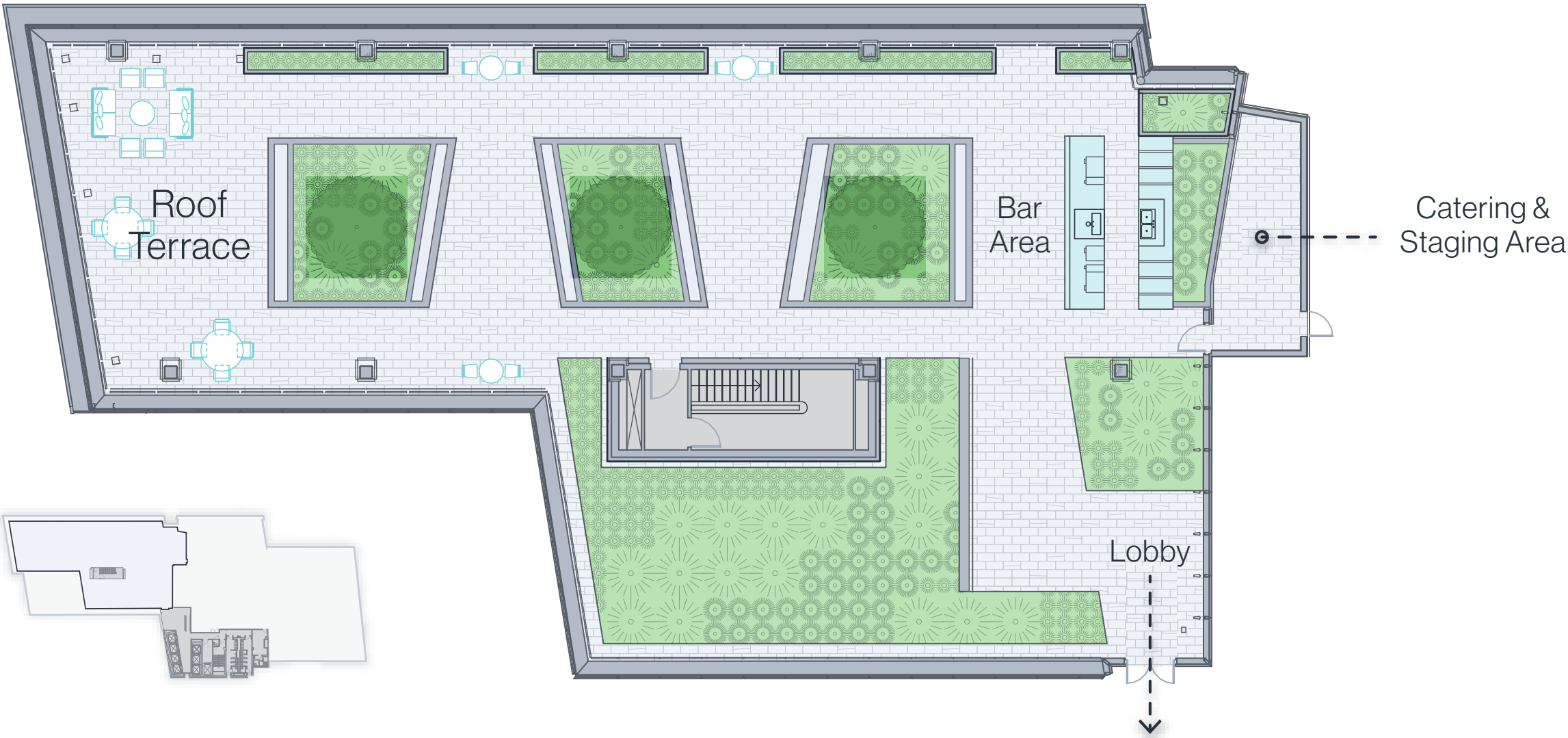
7,500 SF
outdoor entertaining and event space

Catering kitchen
equipped with full bar

Exterior lounge
lush seasonal plantings

360-degree views
overlooking DC and downtown Bethesda

WiFi connectivity
work from anywhere



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STONEBRIDGE

FLOOR 22

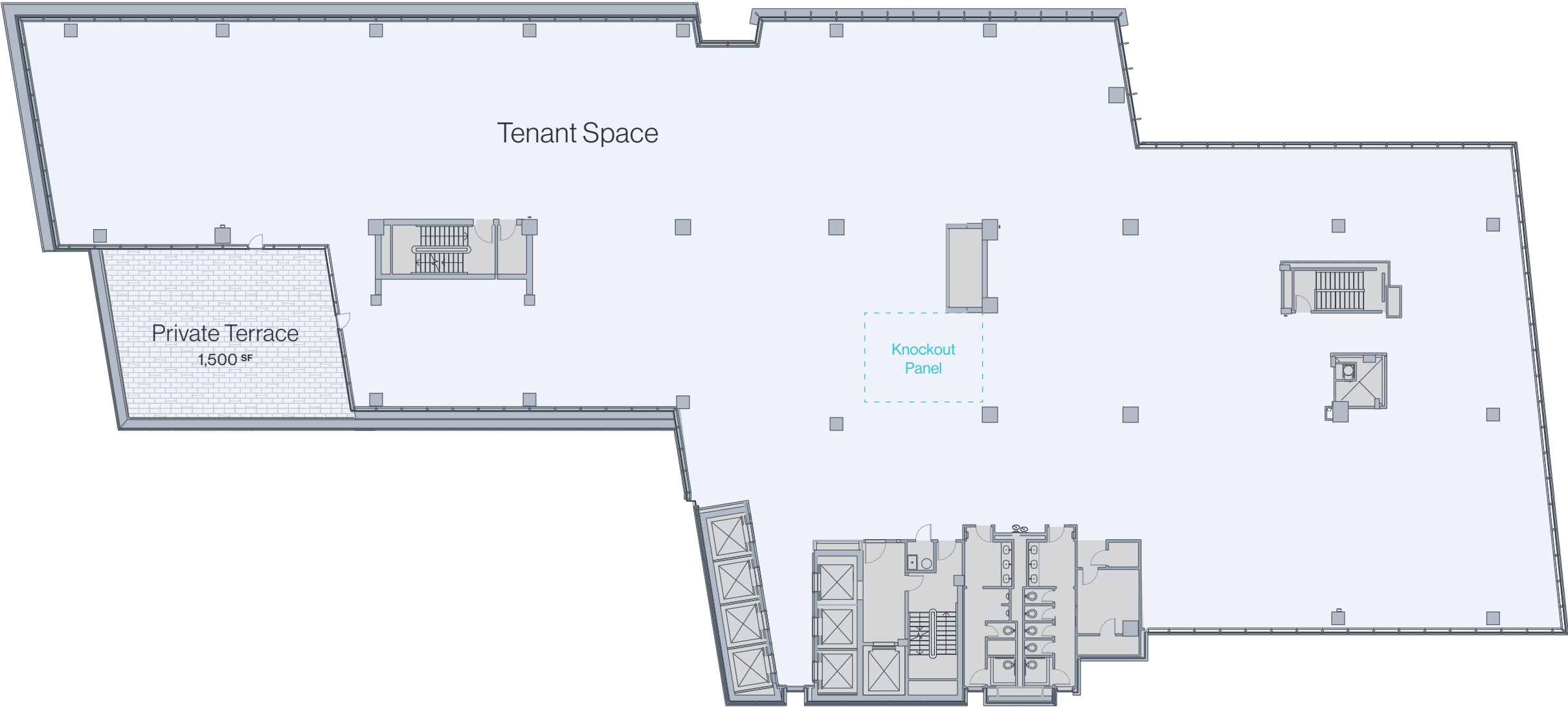
26,675 RSF

Uninterrupted space

30'x35' - 30'x40' typical column spacing

Side core design

maximizes efficiency (12.90% single core factor)



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STONEBRIDGE

TYPICAL FLOORS 20 & 21

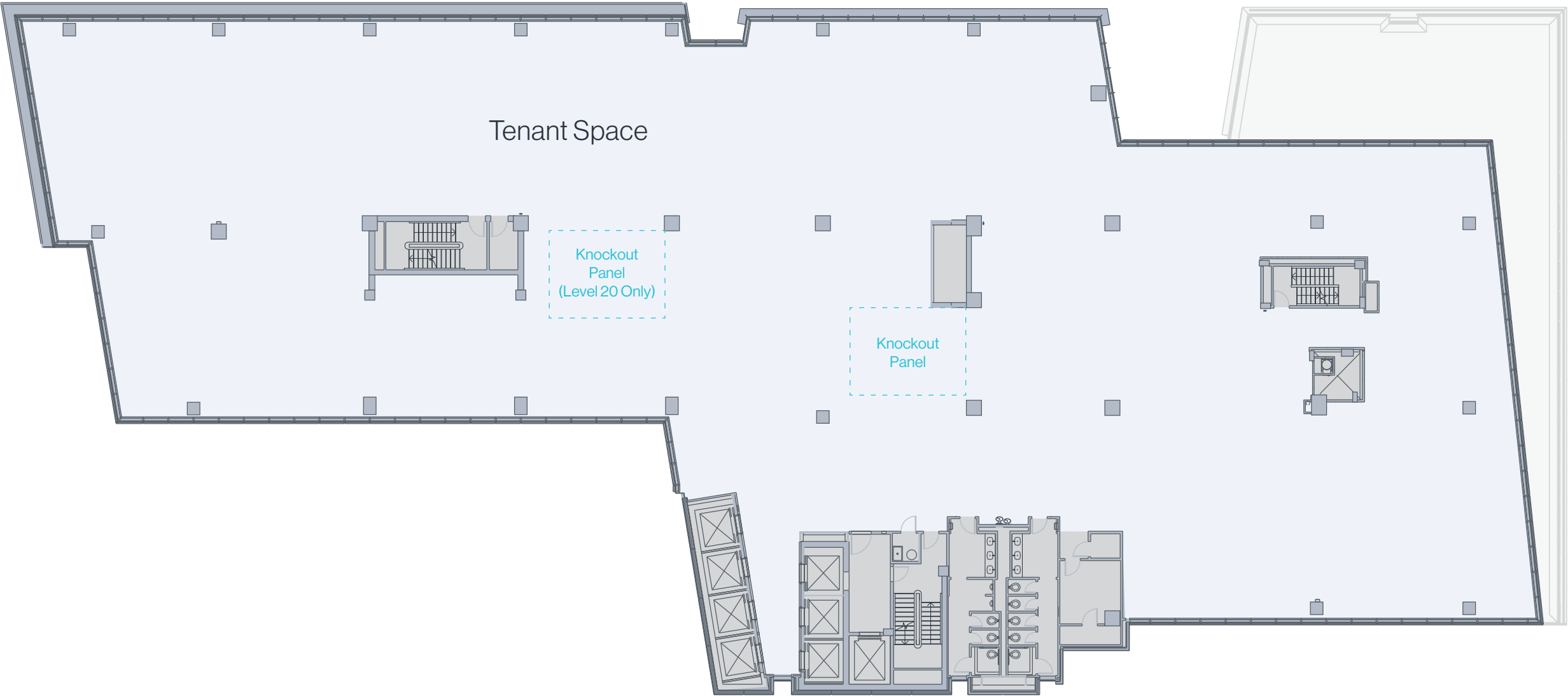
28,600 RSF

Uninterrupted space

30'x35' - 30'x40' typical column spacing

Side core design

maximizes efficiency (12.49% single core factor)



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STONEBRIDGE

FLOORS 20 & 21 TEST FIT
(OFFICE)

28,600 RSF

Private Office	53	Conference / Meeting	78
Open Work Area	72	Pantry	30
Assignable seats	125	Work Collab. / Lounge	79
		Phone Room	13



- Private Office

Conference / Privacy

Café
- Support

Reception



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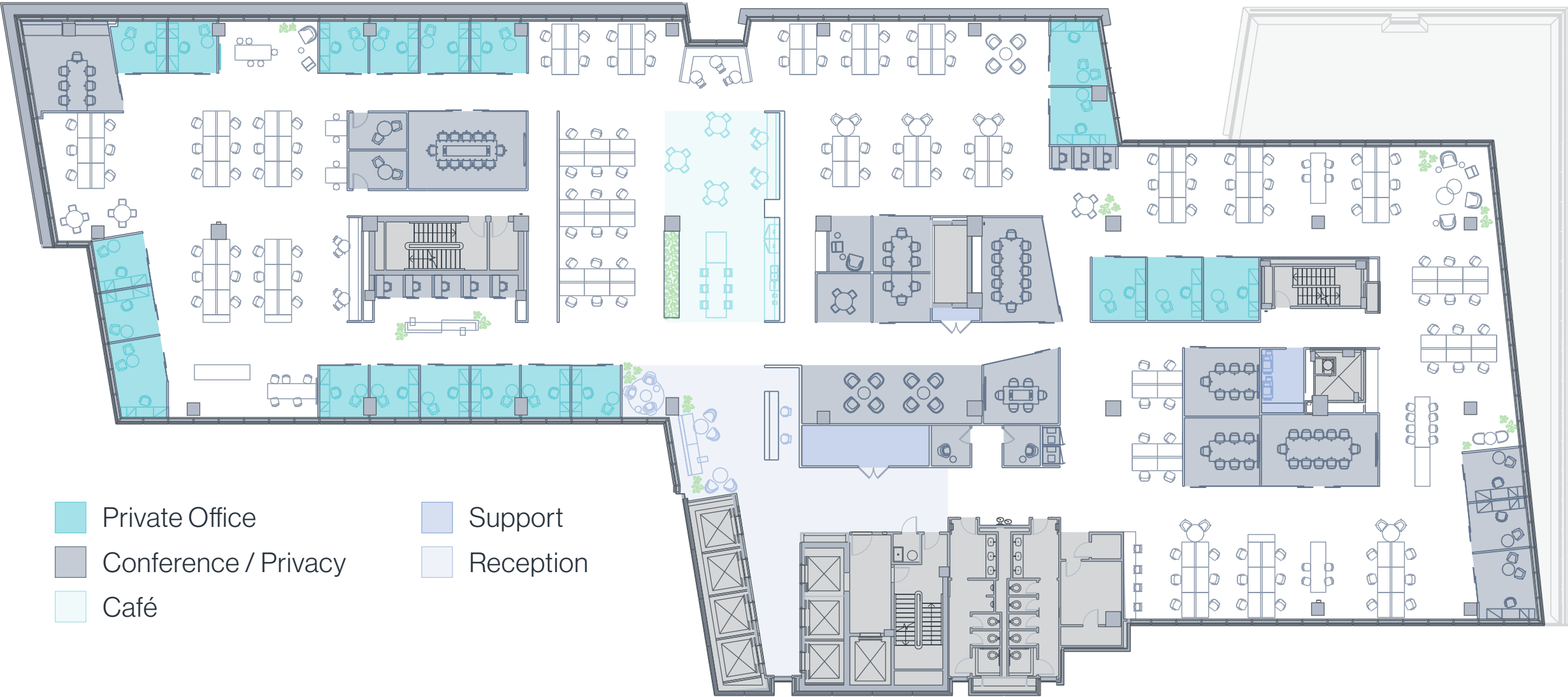


STONEBRIDGE

FLOORS 20 & 21 TEST FIT
(HYBRID)

28,600 RSF

Private Office	23	Conference / Meeting	89
Open Work Area	135	Pantry	26
Assignable seats	158	Work Collab. / Lounge	70
		Phone Room	12



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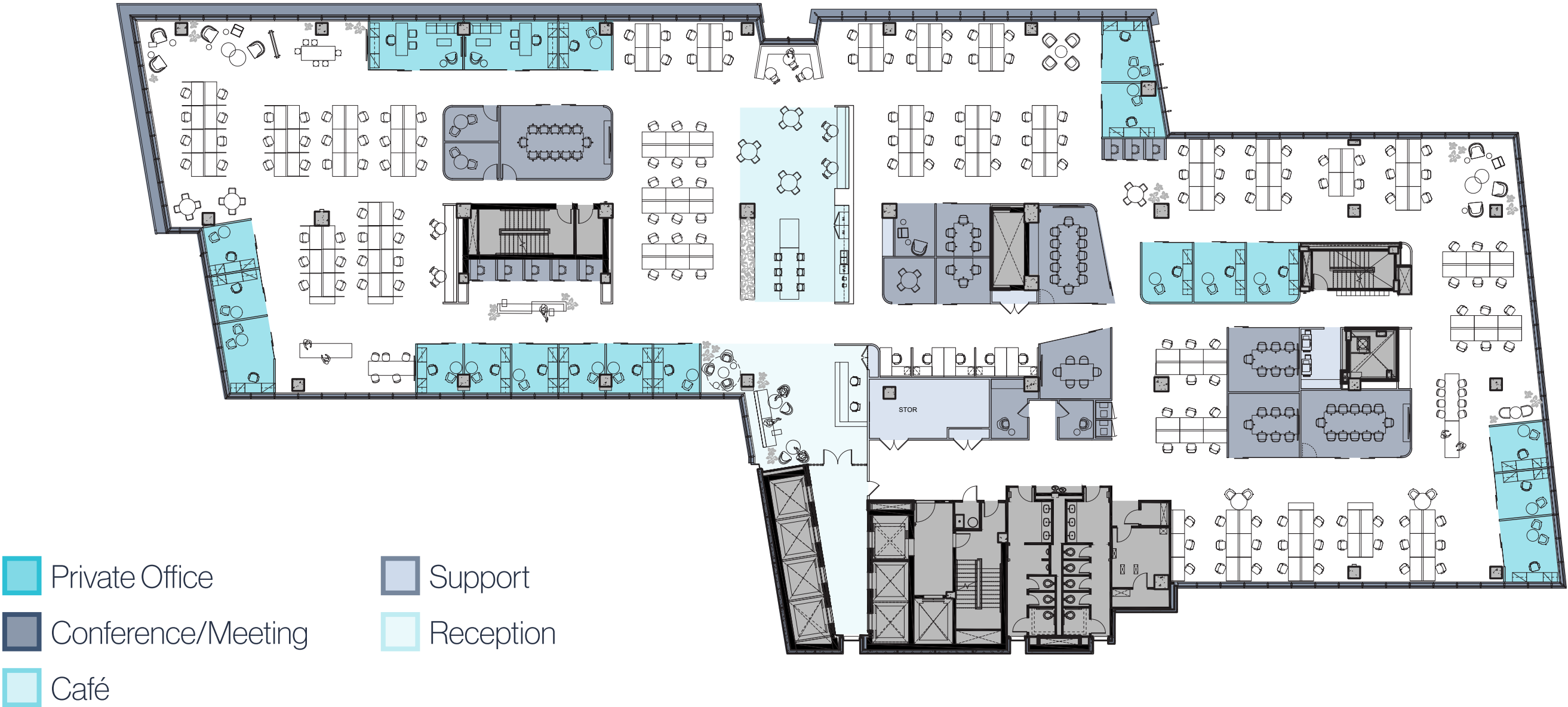


STONEBRIDGE

TYPICAL FLOORS 20-21 TEST FIT

28,600^{RSF}

Private Office	20	Conference/Meeting	68
Open Work Area	170	Pantry	35
Assignable Seats	190	Collab. Work/Lounge	64
RSF per Assignable Seat	151	Phone Rooms	12



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FLOOR 20 & 21 MULTI-TENANT

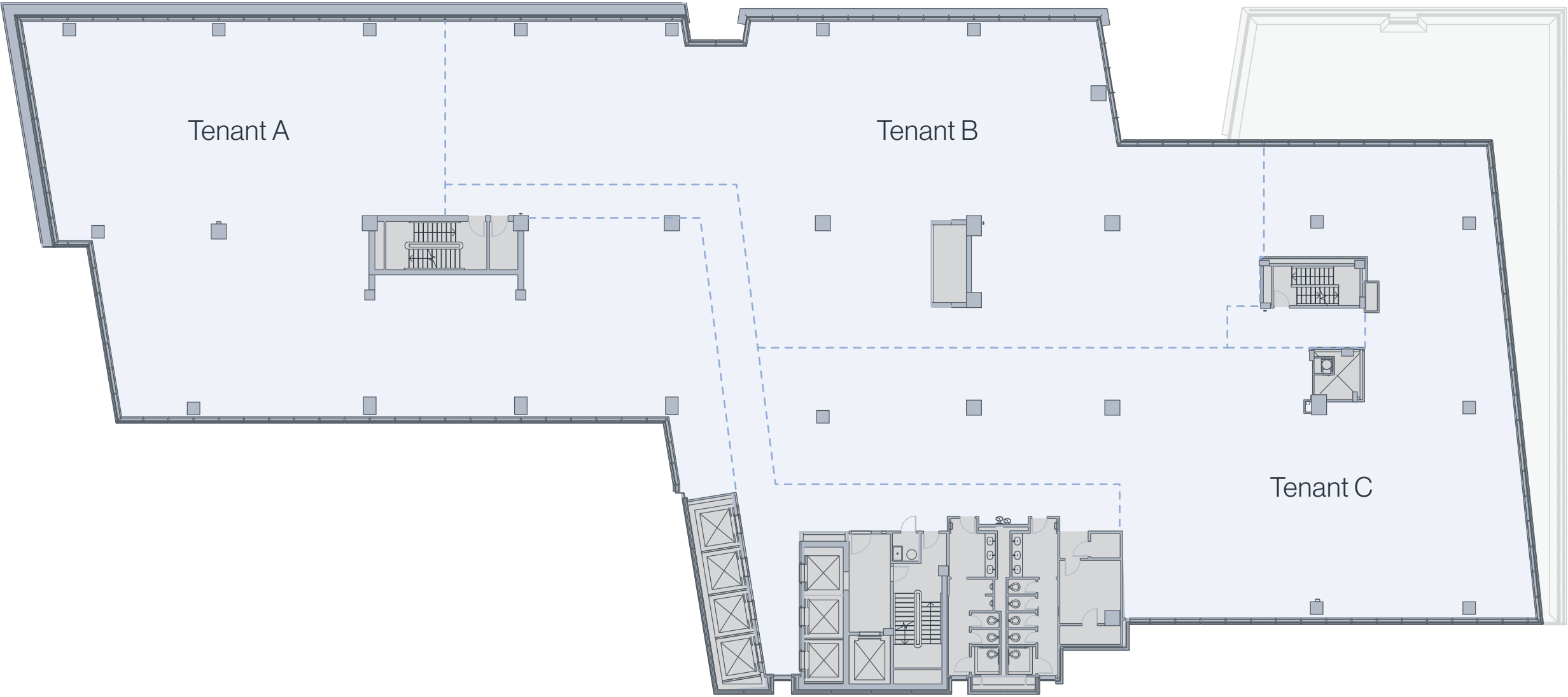
28,600 RSF

Uninterrupted space

30'x35' - 30'x40' typical column spacing

Side core design

maximizes efficiency (19.54% multi-tenant core factor)



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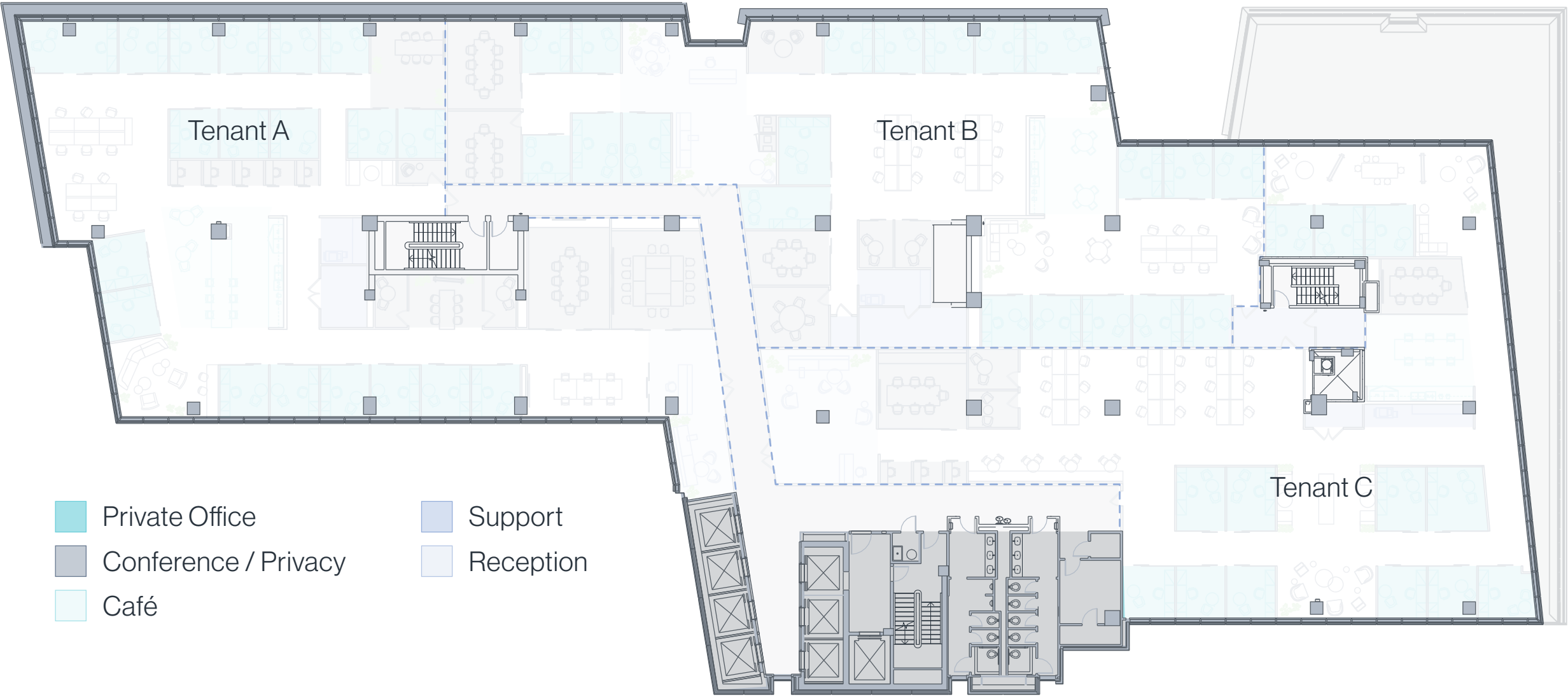


STONEBRIDGE

FLOORS 20 & 21 MULTI-TENANT TEST FIT
(OFFICE)

28,600 RSF

Tenant A		Tenant B		Tenant C	
Office	19	Office	20	Office	13
Open Work Area	10	Open Work Area	18	Open Work Area	18
Assignable seats	29	Assignable seats	31	Assignable seats	31



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STONEBRIDGE

FLOOR 19

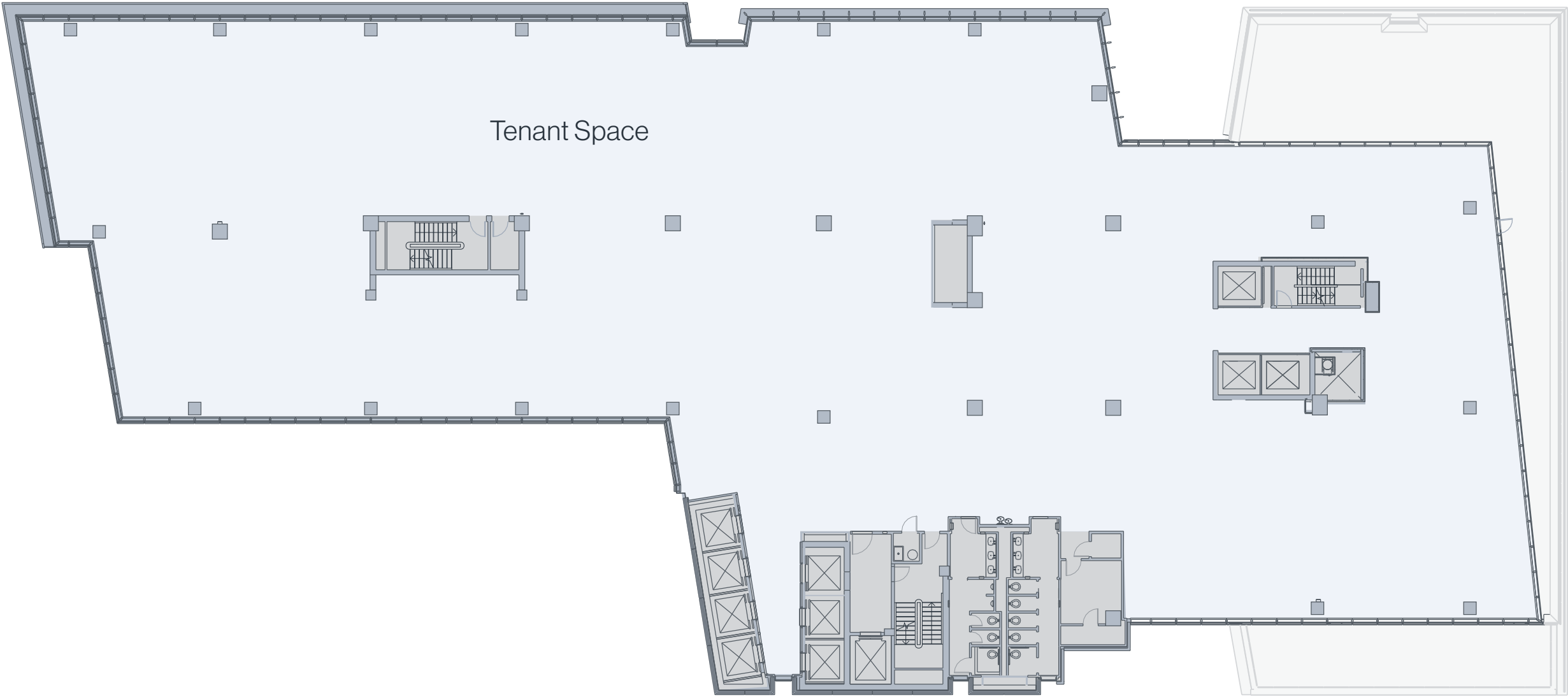
28,322 RSF

Uninterrupted space

30'x35' - 30'x40' typical column spacing

Side core design

maximizes efficiency (12.55% single core factor)



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STONEBRIDGE

FLOOR 19 MULTI-TENANT

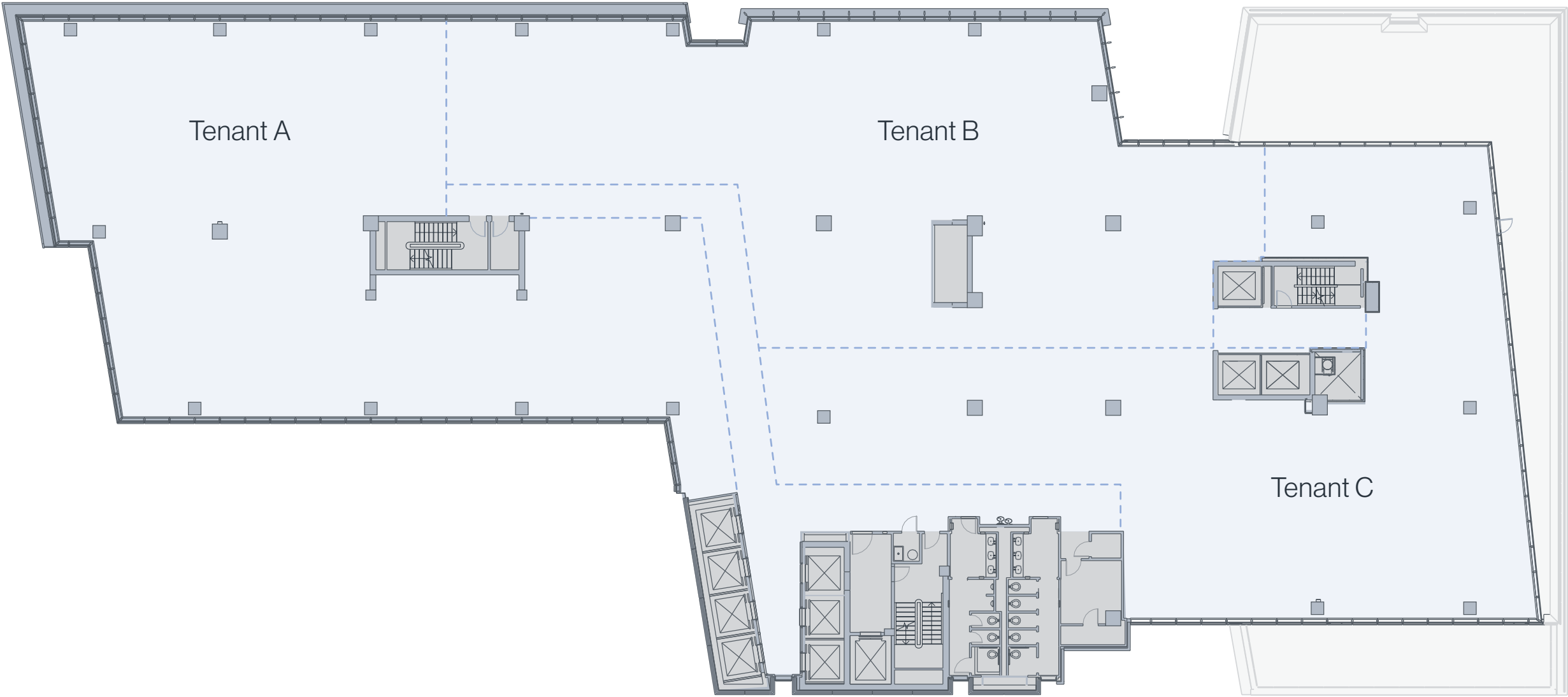
28,322 RSF

Uninterrupted space

30'x35' - 30'x40' typical column spacing

Side core design

maximizes efficiency (19.69% multi-tenant core factor)



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STONEBRIDGE

AMENITY CENTER
(18TH FLOOR)

5,000 SF fitness center

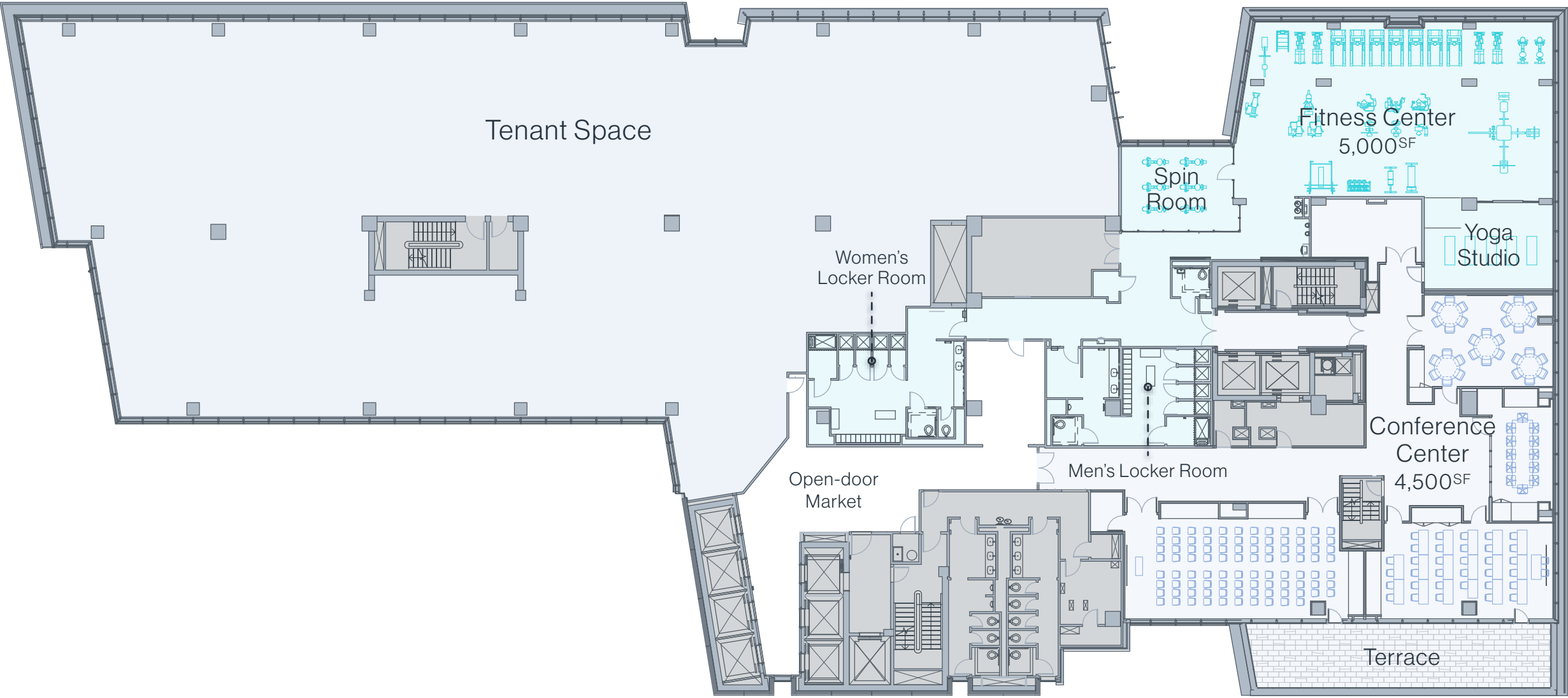
state-of-the-art equipment, spin room, yoga studio, lockers, and shower facilities

Conference center

accommodates up to 200 people between 4 conference rooms

Adjoining terrace

from conference space with remarkable views of DC and downtown Bethesda



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STONEBRIDGE

TYPICAL FLOORS 8-17

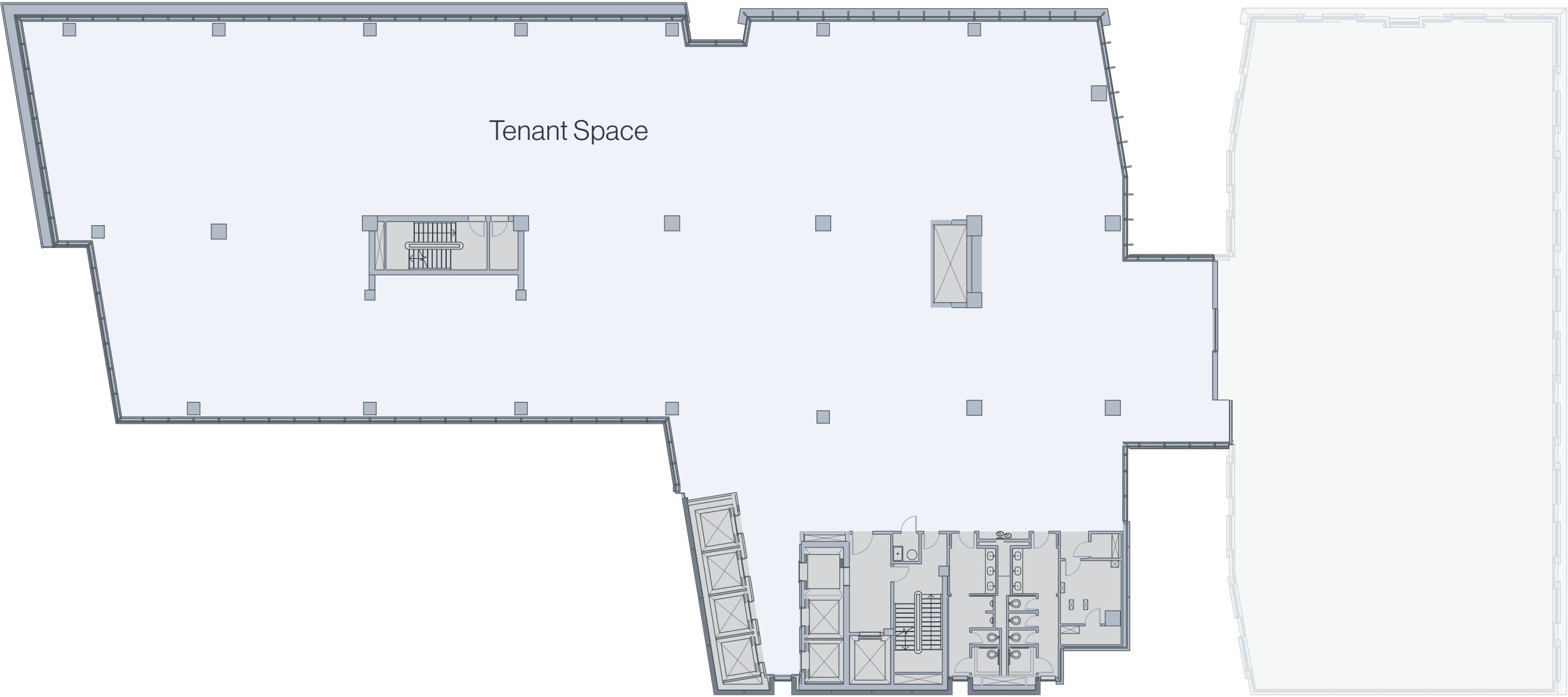
21,841 RSF

Uninterrupted space

30'x35' - 30'x40' typical column spacing

Side core design

maximizes efficiency (13.95% single core factor)



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STONEBRIDGE

TYPICAL FLOORS 8-17 TEST FIT
(OFFICE)

21,844 RSF

Private Office	37	Conference / Meeting	64
Open Work Area	31	Pantry	6
Assignable seats	68	Work Collab. / Lounge	70
		Phone Room	7



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STONEBRIDGE

TYPICAL FLOORS 8-17 TEST FIT
(HYBRID)

21,844 RSF

Private Office	18	Conference / Meeting	66
Open Work Area	71	Pantry	6
Assignable seats	89	Work Collab. / Lounge	80
		Phone Room	4



- Private Office

Support
- Conference / Privacy

Reception
- Café



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TYPICAL FLOORS 8-17 TEST FIT

21,844 RSF

Private Office	15	Conference/Meeting	63
Open Work Area	119	Pantry	25
Assignable Seats	134	Collab. Work/Lounge	55
RSF per Assignable Seat	163	Phone Rooms	11



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STONEBRIDGE

FLOORS 8-17 MULTI-TENANT

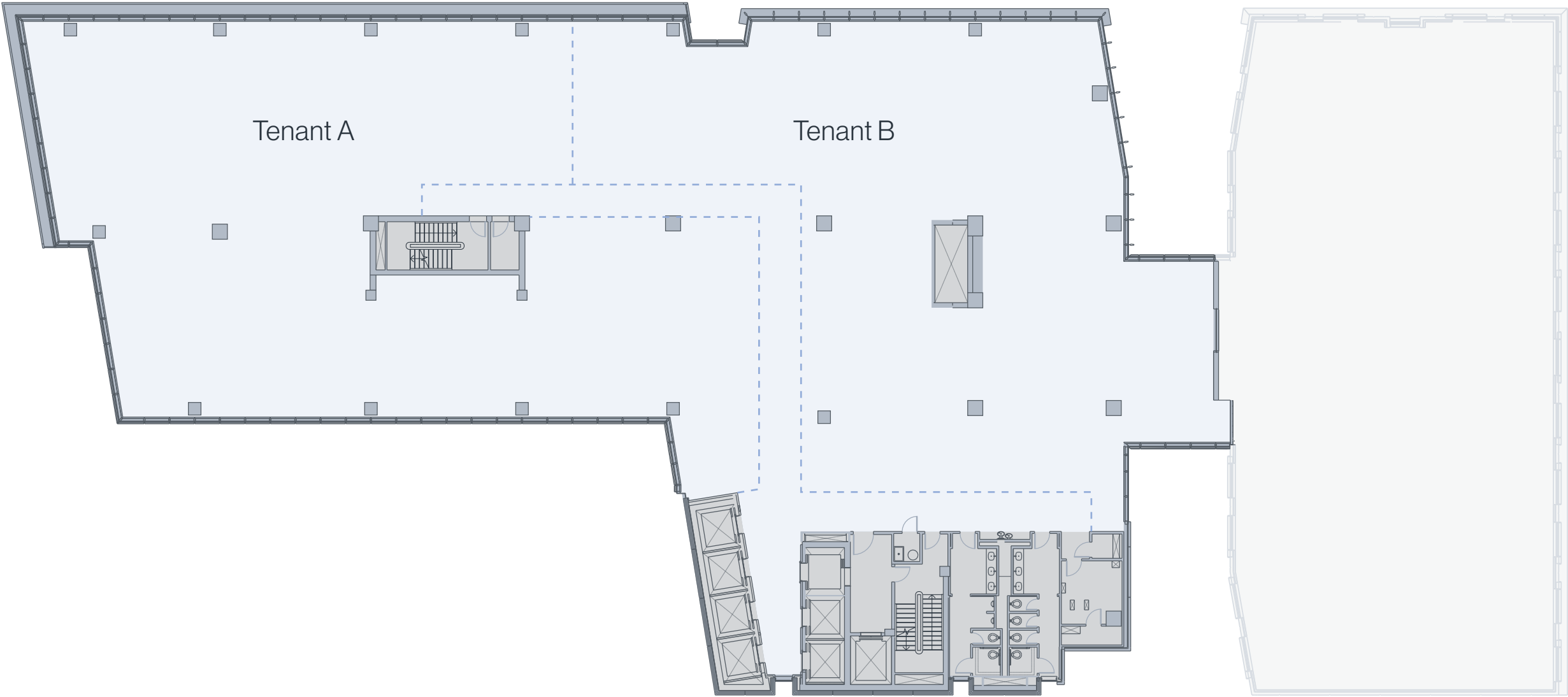
21,844 RSF

Uninterrupted space

30'x35' - 30'x40' typical column spacing

Side core design

maximizes efficiency (23.38% multi-tenant core factor)



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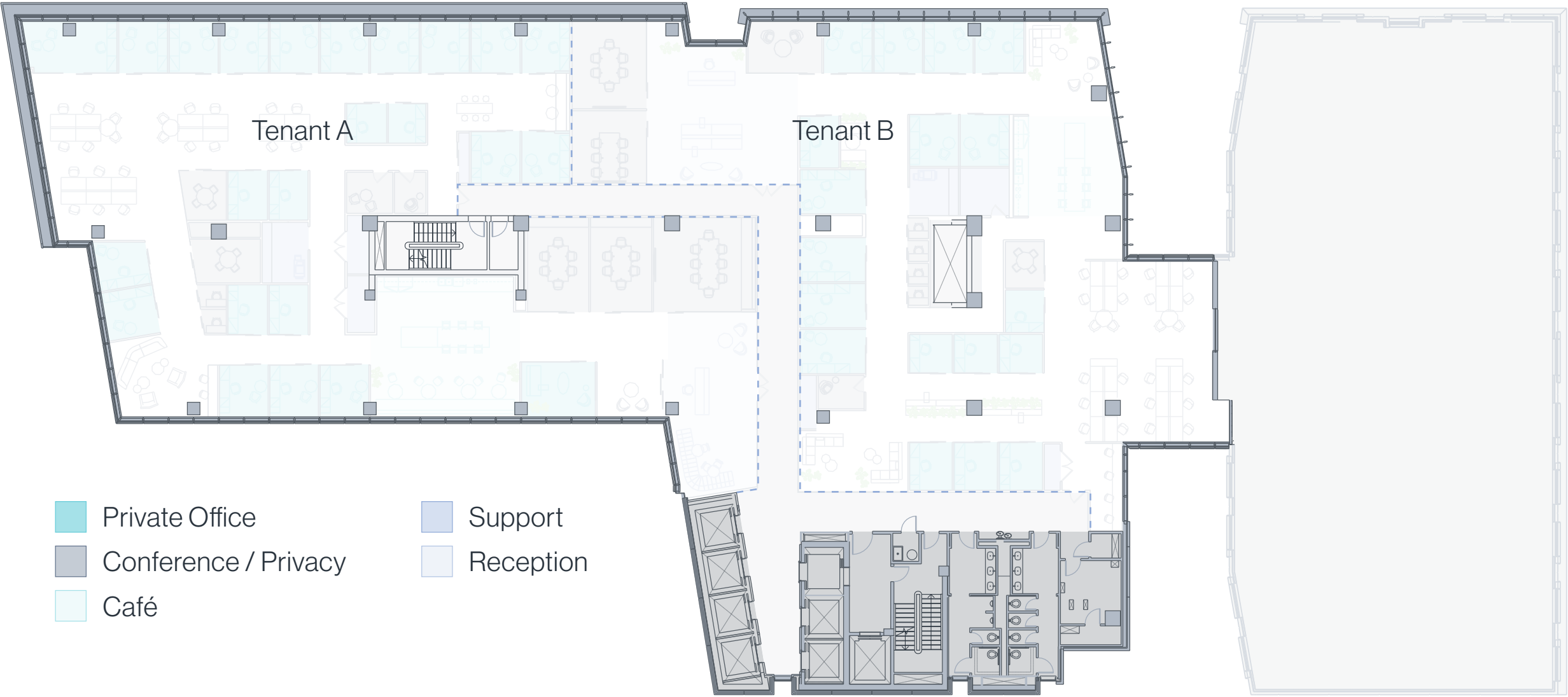
STONEBRIDGE

FLOORS 8-17 MULTI-TENANT TEST FIT
(OFFICE)

21,844 RSF

Tenant A	
Office	23
Open Work Area	18
Assignable seats	41

Tenant B	
Office	18
Open Work Area	19
Assignable seats	37



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STONEBRIDGE

FLOOR 7

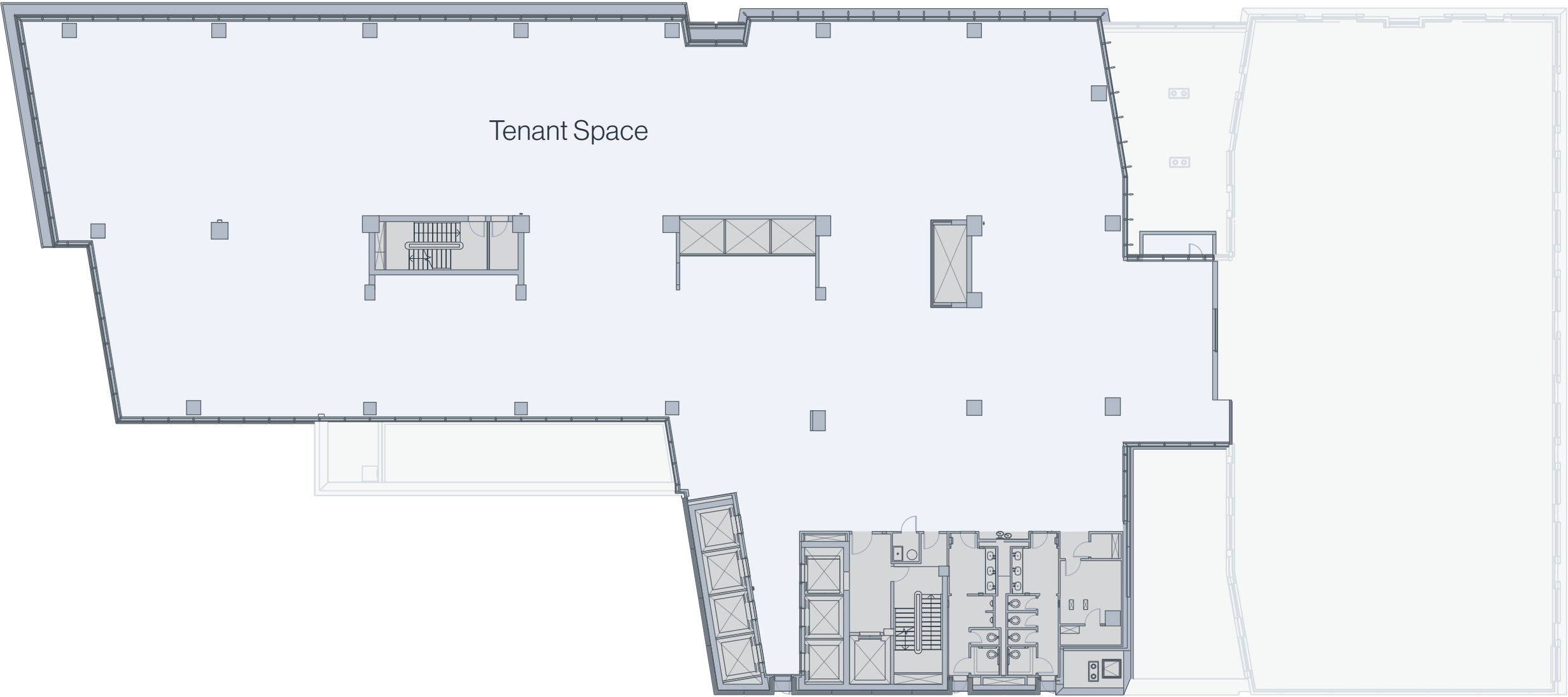
21,601 RSF

Uninterrupted space

30'x35' - 30'x40' typical column spacing

Side core design

maximizes efficiency (14.04% single core factor)



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STONEBRIDGE

FLOOR 7 MULTI-TENANT

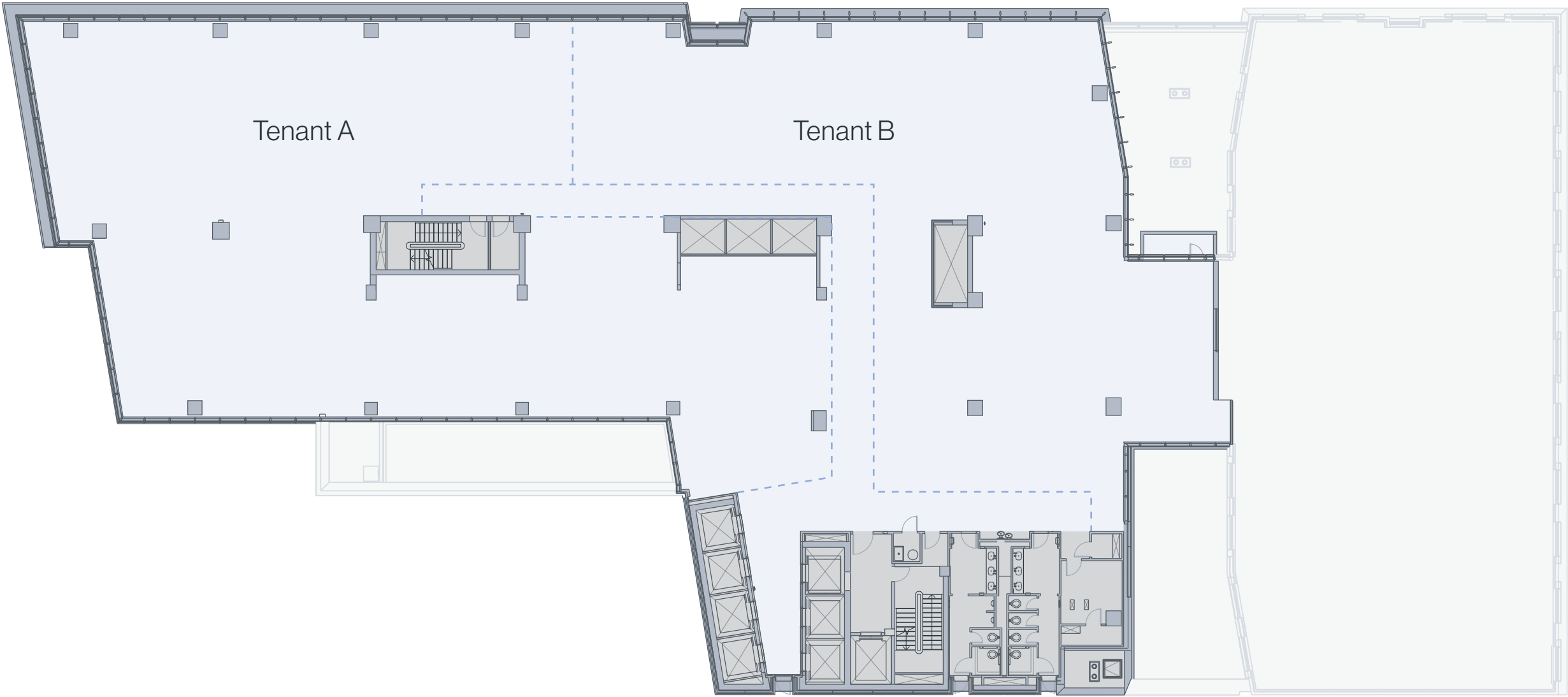
21,601 RSF

Uninterrupted space

30'x35' - 30'x40' typical column spacing

Side core design

maximizes efficiency (24.08% multi-tenant core factor)



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STONEBRIDGE

GROUND FLOOR

Double-height lobby

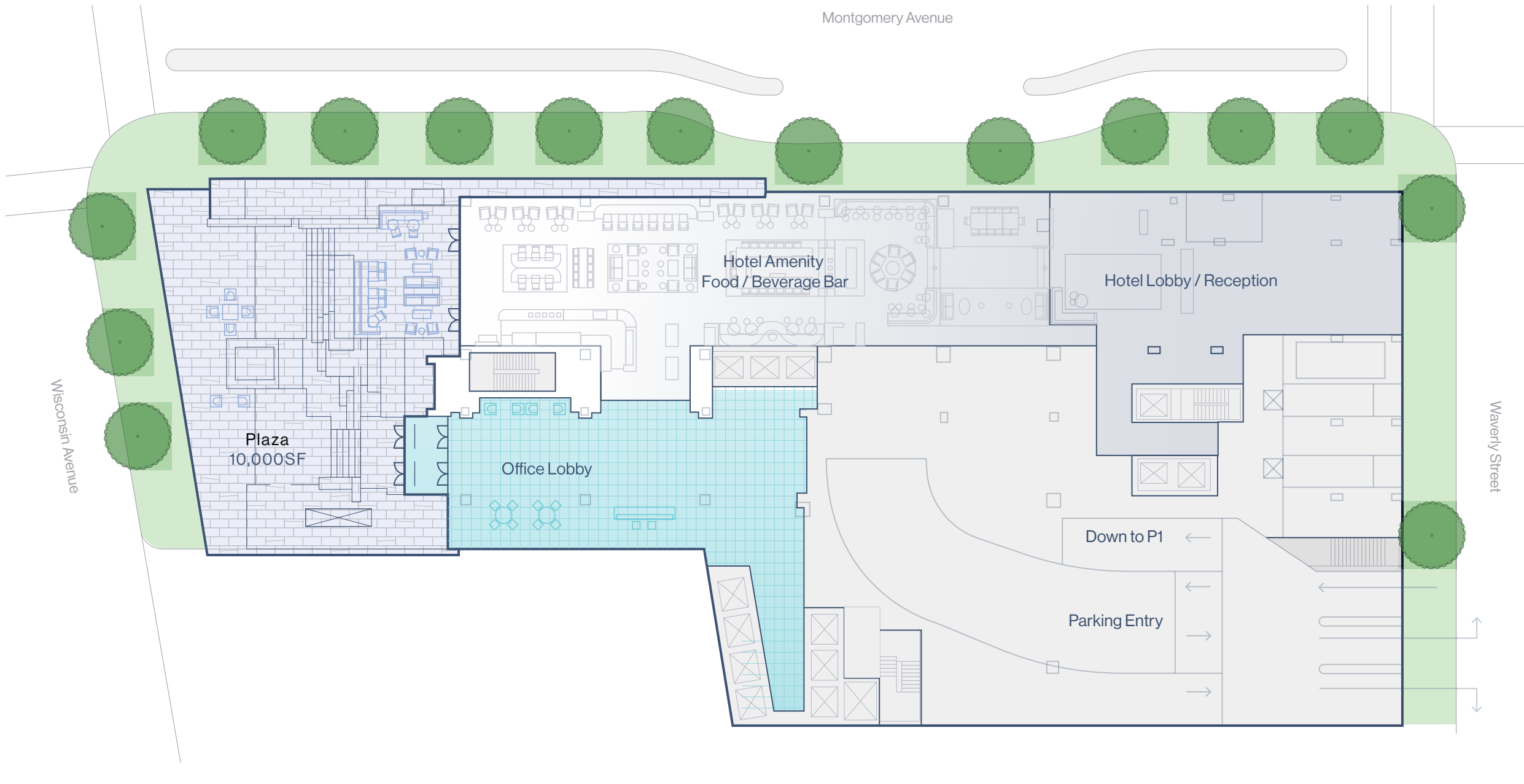
lounge seating and trophy finishes

Attended reception desk

concierge service and 24/7 security

Secure bike storage

on P1 level with complimentary repair station



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