

GROUND FLOOR

Double-height lobby

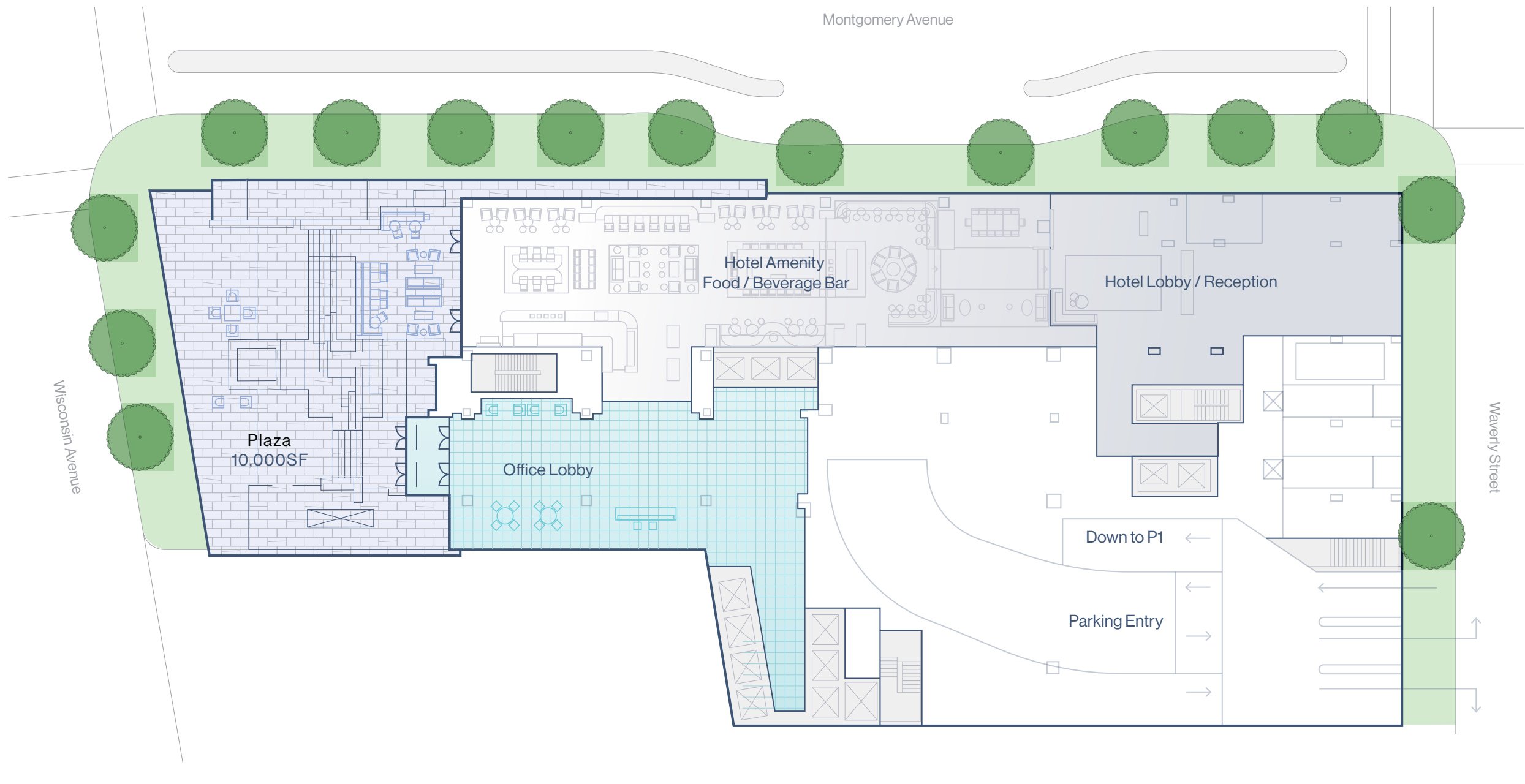
lounge seating and trophy finishes

Attended reception desk

concierge service and 24/7 security

Secure bike storage

on P1 level with complimentary repair station



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BEACON
CAPITAL PARTNERS

STONEBRIDGE

TRANSWESTERN

FLOOR 8 MULTI-TENANT

11,338^{RSF}

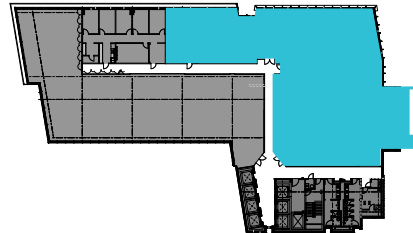
SUITE 840

2,471^{RSF}



SUITE 850

8,867^{RSF}



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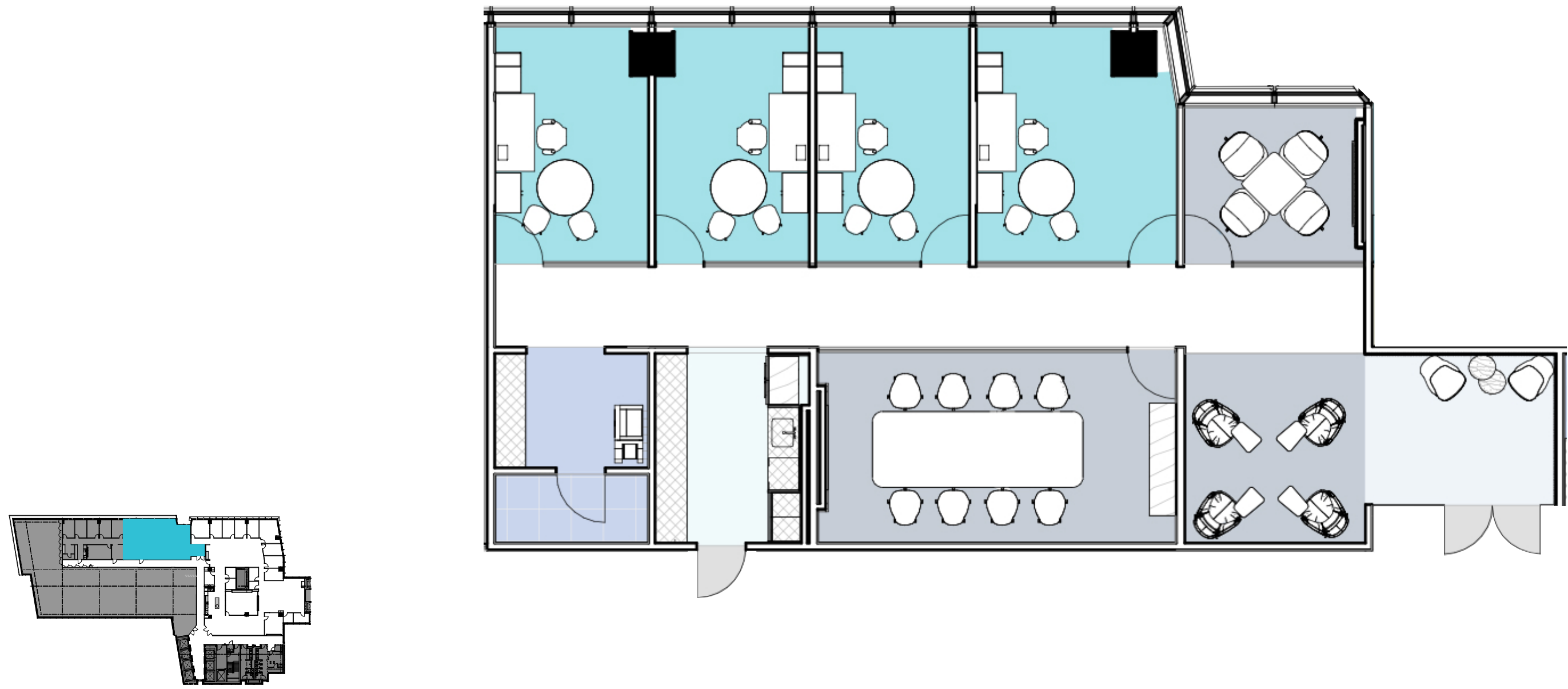
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FLOOR 8 MULTI-TENANT

2,471^{RSF}



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FLOOR 8 MULTI-TENANT

8,867 RSF



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FLOOR 9 SPEC SUITE PROGRAM



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BEACON
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STONEBRIDGE

TRANSWESTERN

TYPICAL FLOORS 9-15

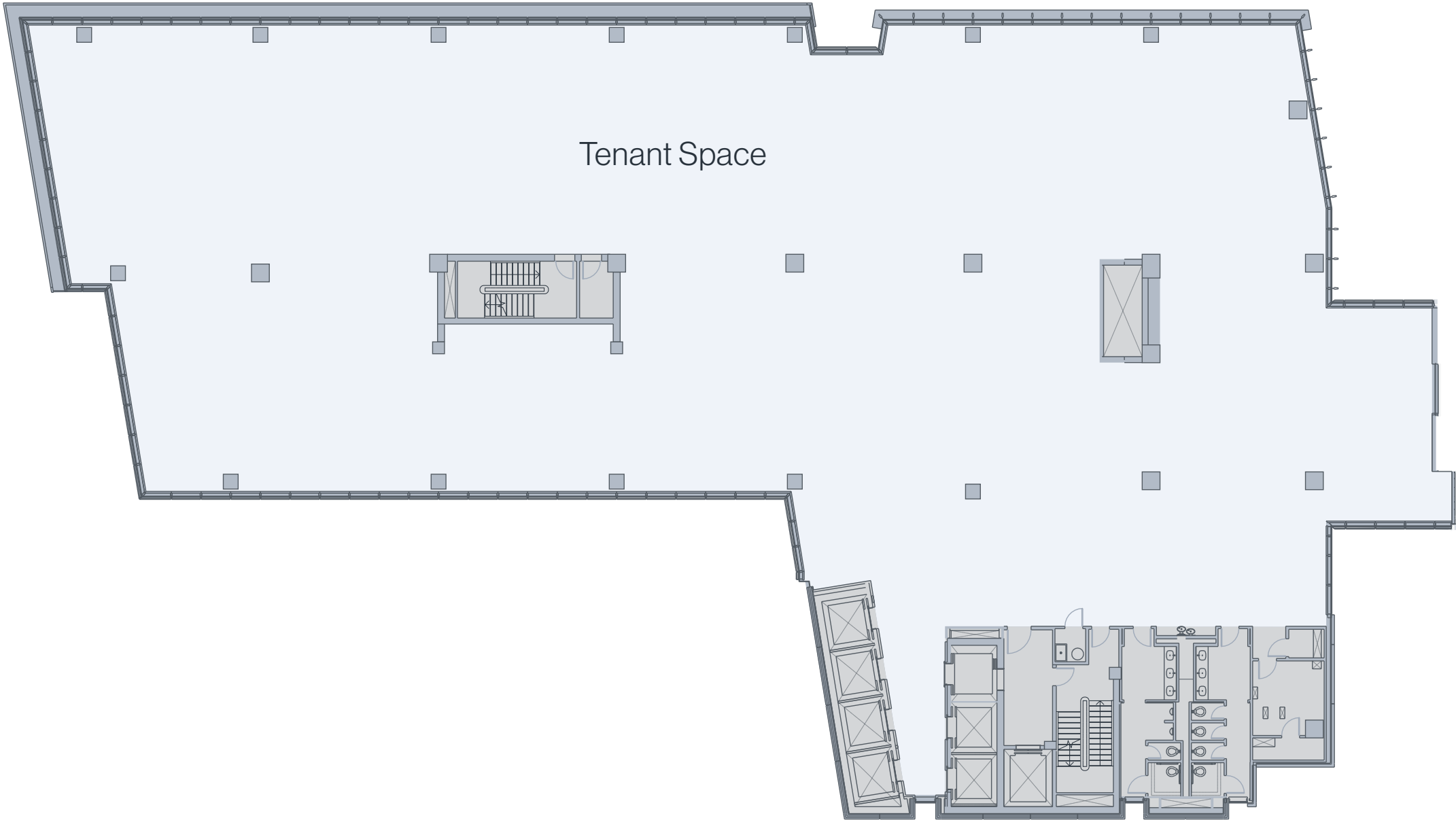
22,373 RSF

Uninterrupted space

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

Side core design

maximizes efficiency



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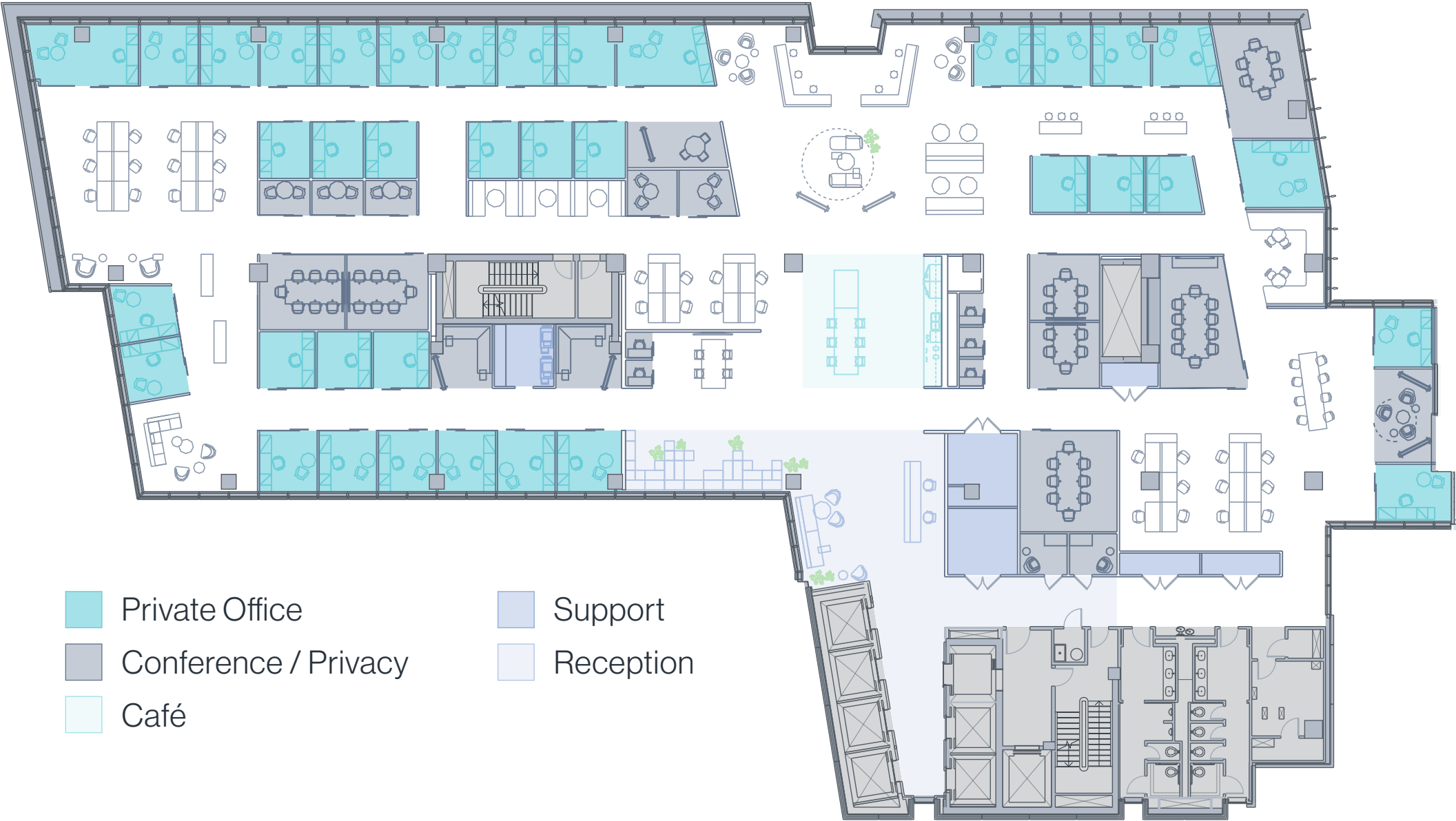
STONEBRIDGE

TRANSWESTERN

TYPICAL FLOORS 9-15 TEST FIT
(OFFICE)

22,373^{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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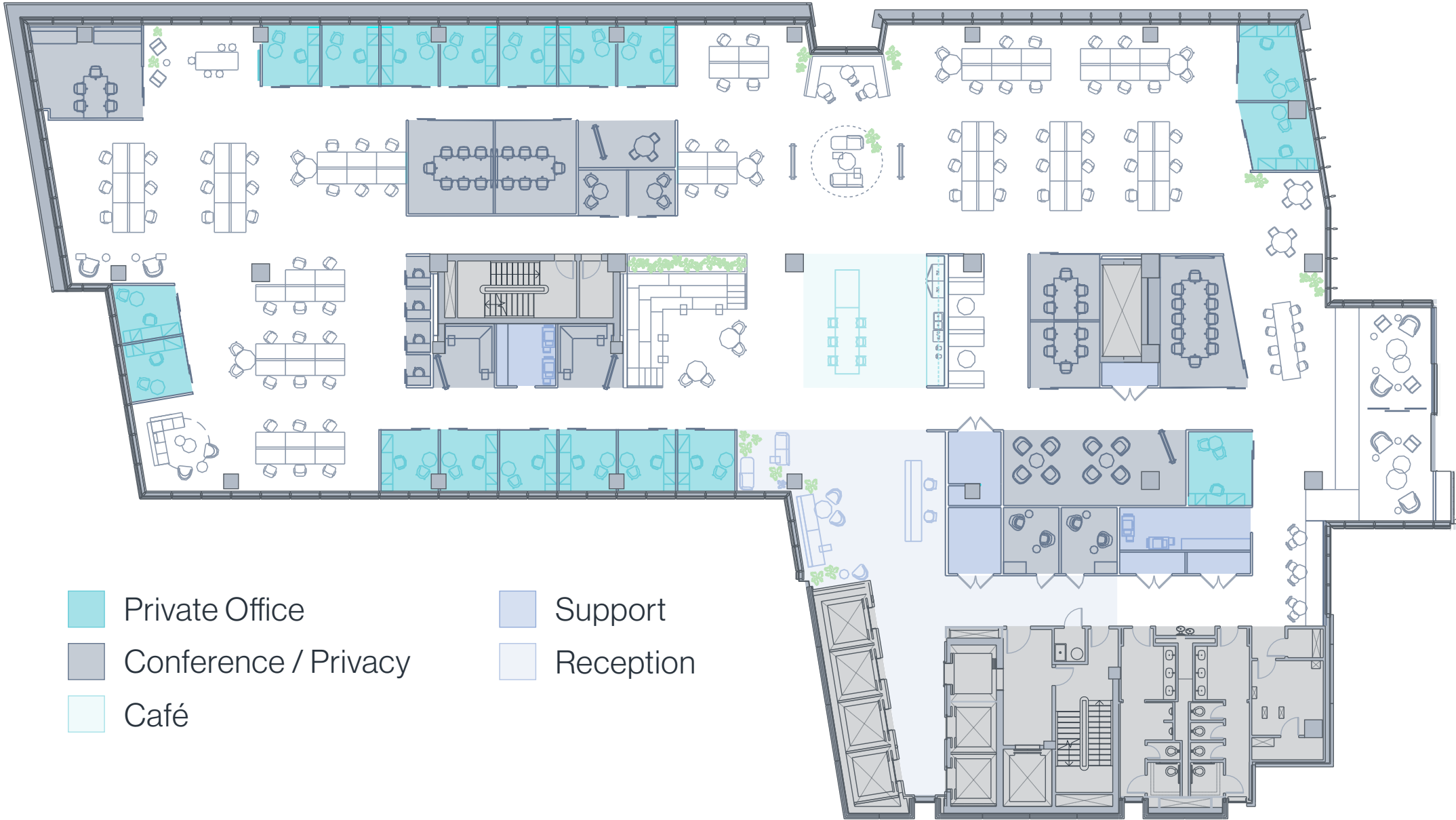
Karla Rivera
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TYPICAL FLOORS 9-15 TEST FIT
(HYBRID)

22,373^{RSF}

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



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FLOORS 9-15 MULTI-TENANT

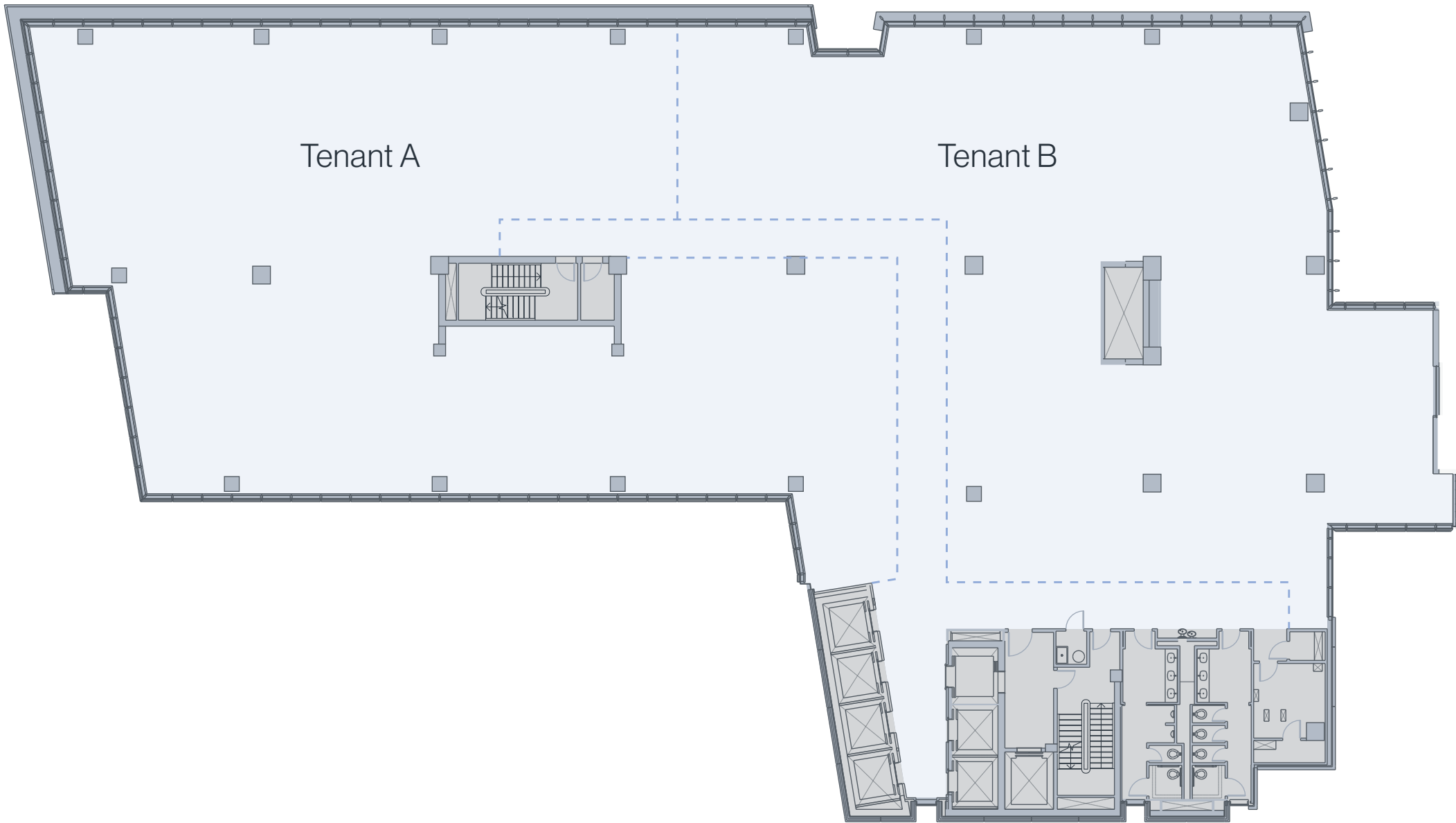
22,373 RSF

Uninterrupted space

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

Side core design

maximizes efficiency



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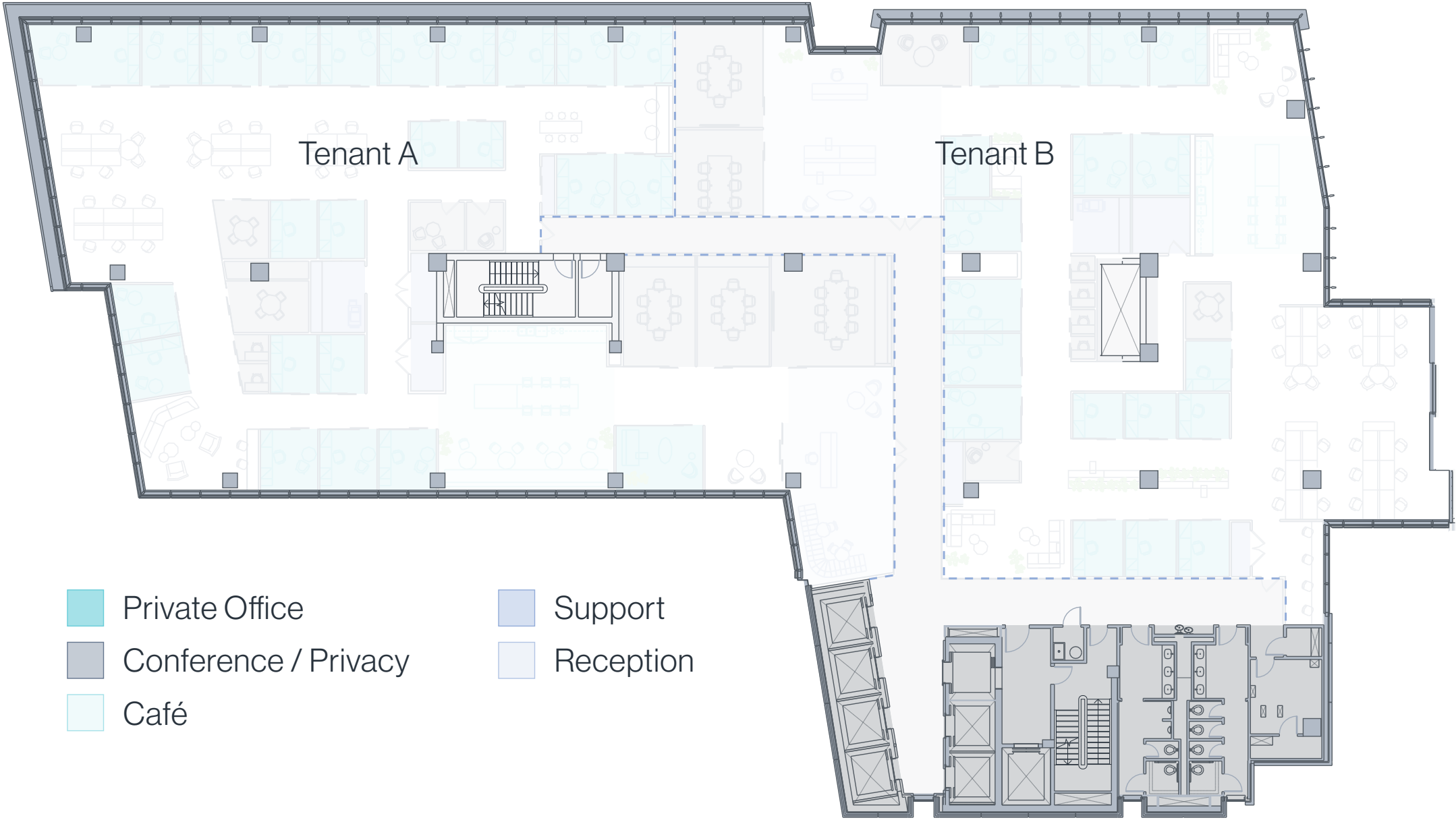
STONEBRIDGE

TRANSWESTERN

FLOORS 9-15 MULTI-TENANT TEST FIT
(OFFICE)

22,373^{RSF}

Tenant A		Tenant B	
Office	23	Office	18
Open Work Area	18	Open Work Area	19
Assignable seats	41	Assignable seats	37



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FLOORS 9-15 MULTI-TENANT TEST FIT
(HYBRID)

22,373^{RSF}

Tenant A

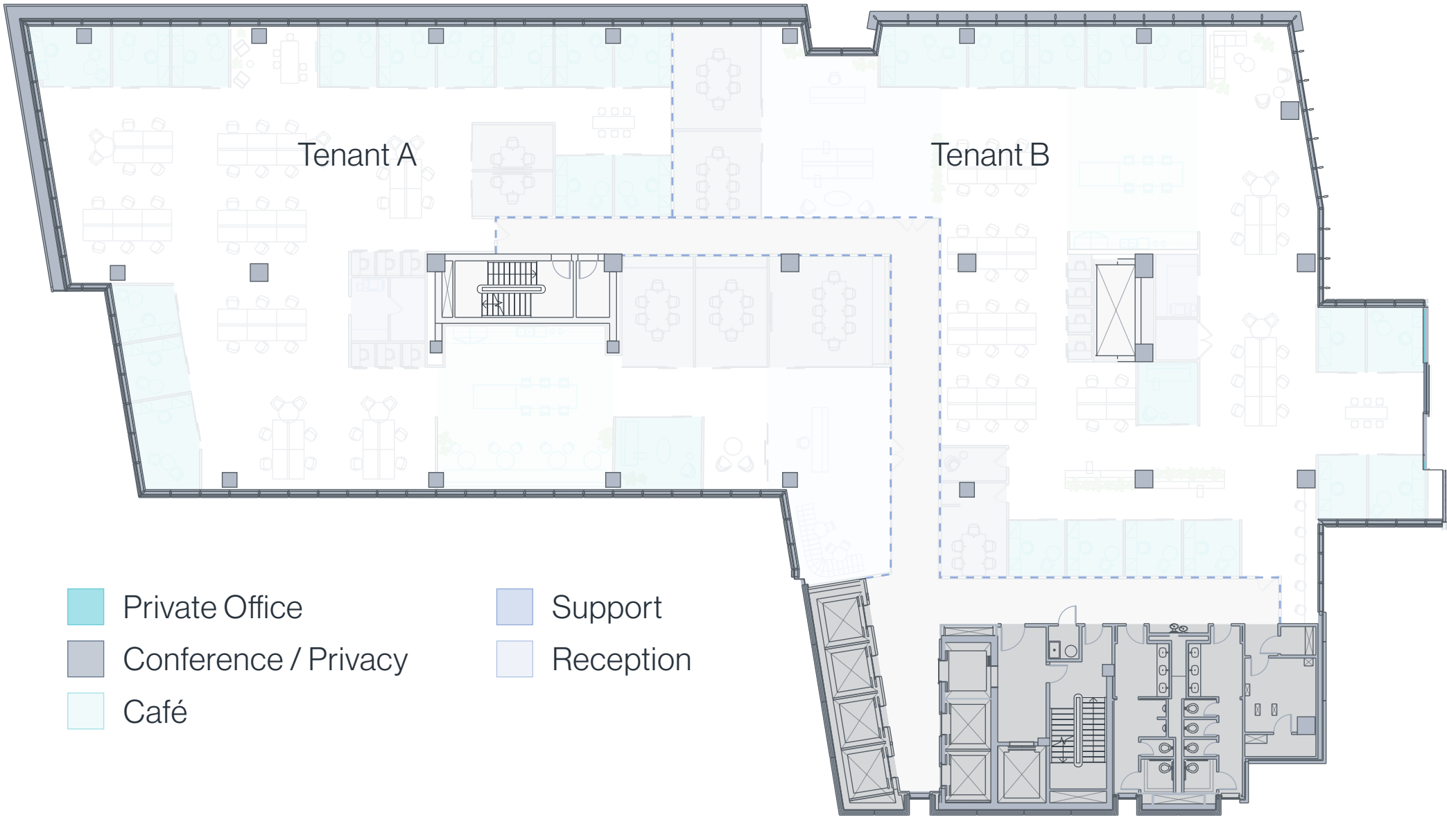
Office 14
Open Work Area 40

Assignable seats 54

Tenant B

Office 13
Open Work Area 37

Assignable seats 50



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FLOOR 16

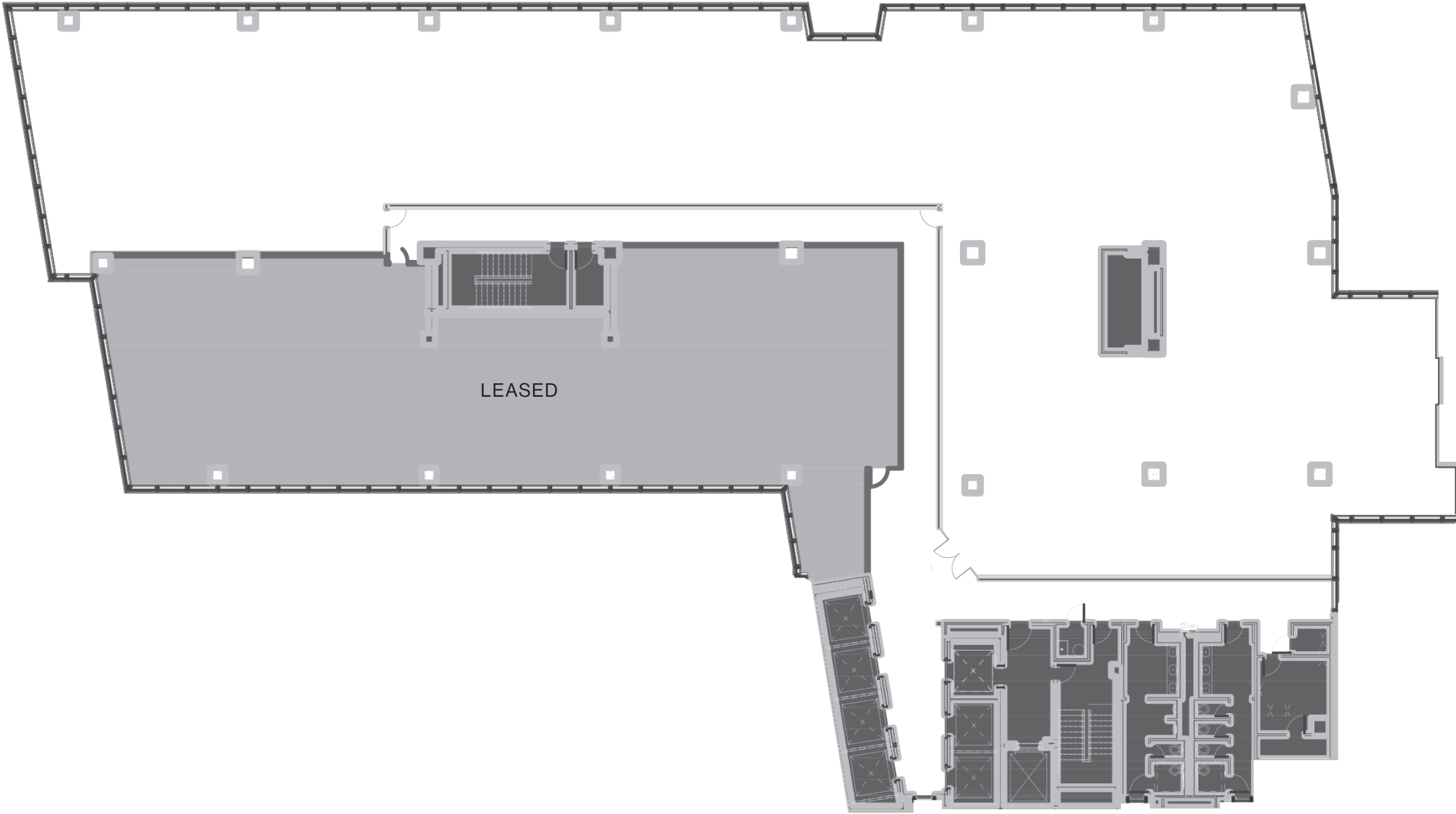
15,987 RSF

Uninterrupted space

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

Side core design

maximizes efficiency



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AMENITY CENTER
(18TH FLOOR)

5,000^{SF} fitness center

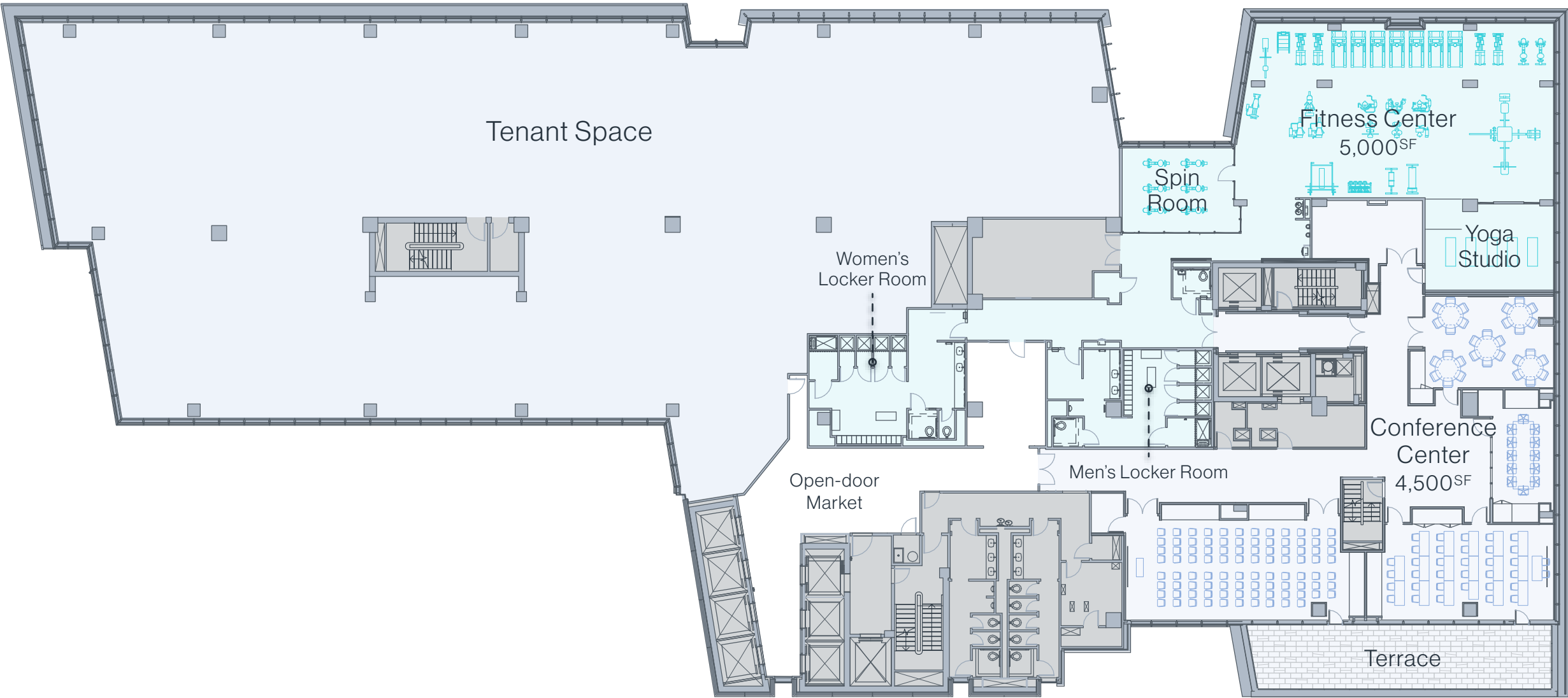
state-of-the-art equipment, spin room, yoga studio, lockers, and shower facilities

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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BEACON
CAPITAL PARTNERS

STONEBRIDGE

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FLOOR 18 SINGLE TENANT

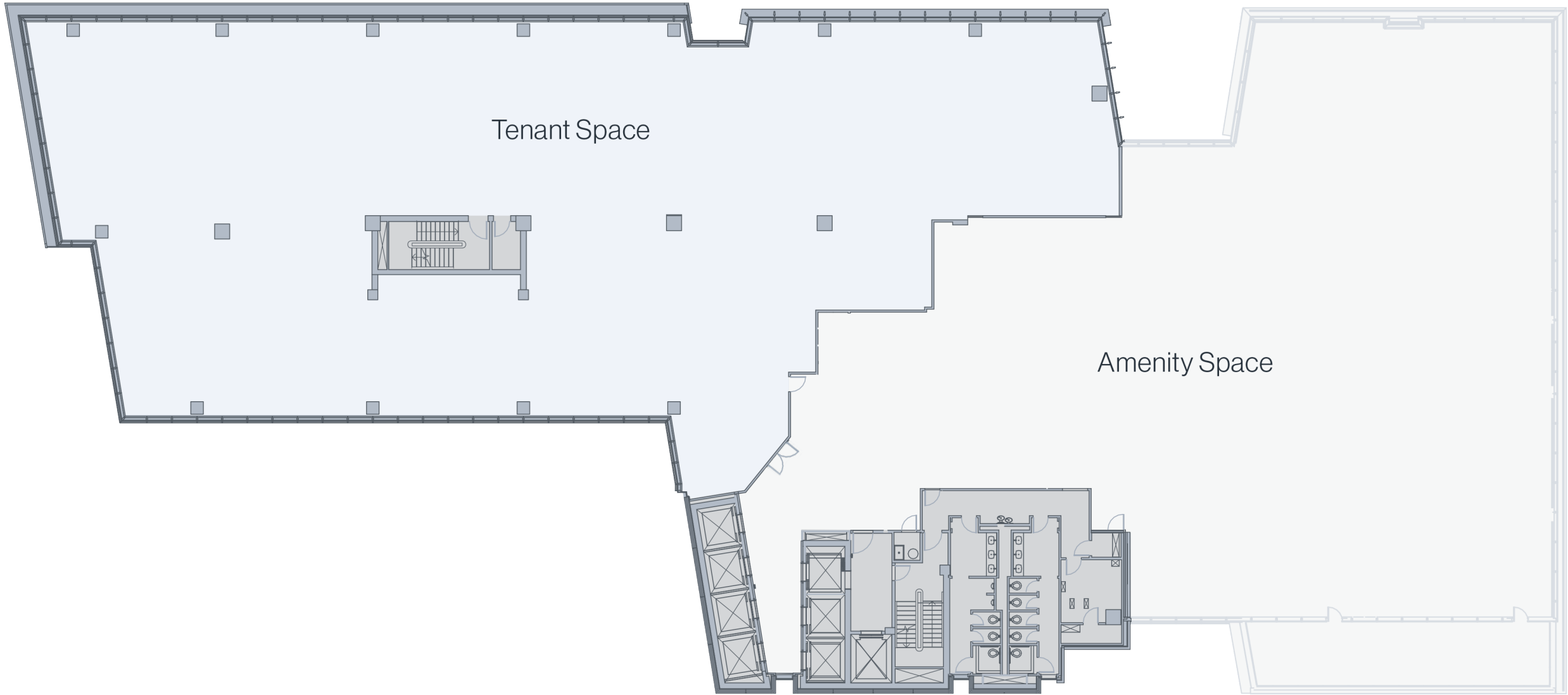
17,224 RSF

Uninterrupted space

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

Side core design

maximizes efficiency



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FLOOR 18 MULTI-TENANT

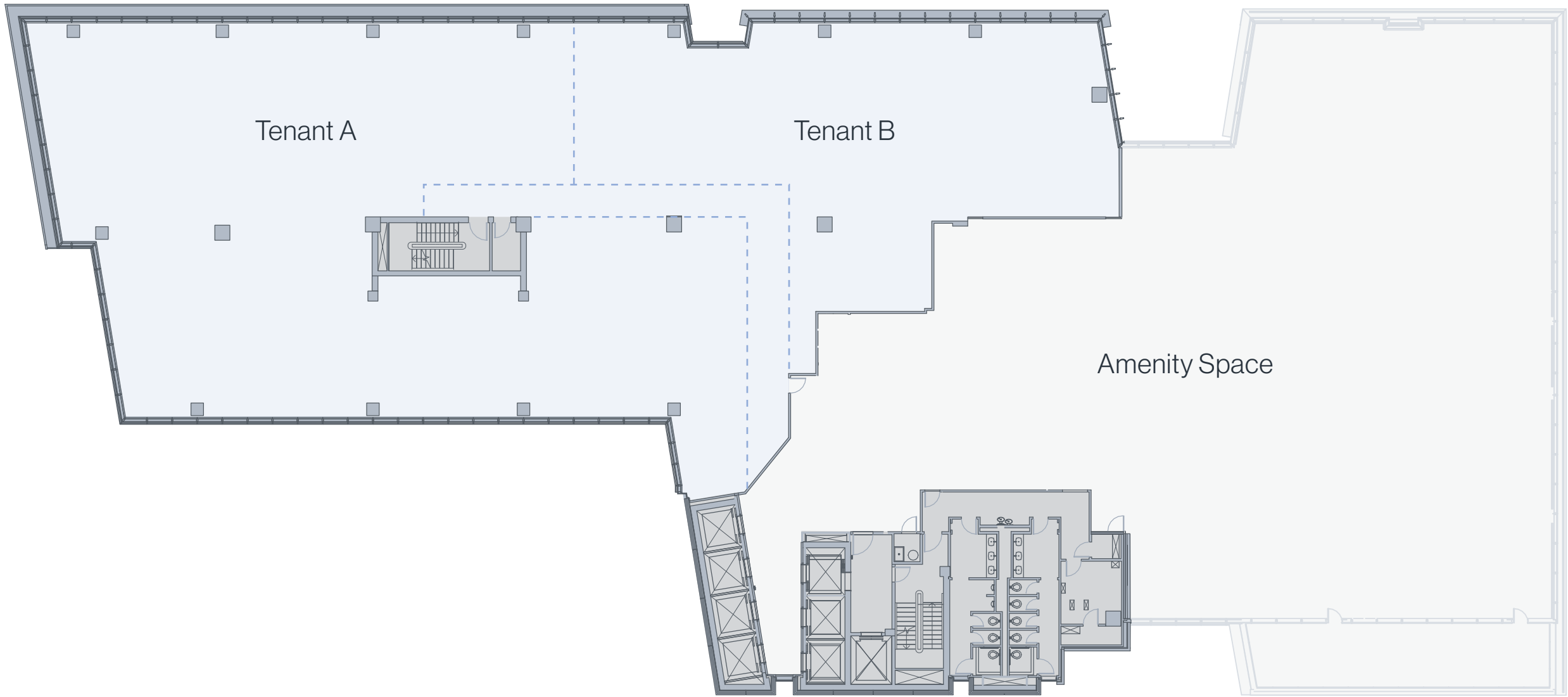
17,224 RSF

Uninterrupted space

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

Side core design

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FLOOR 19

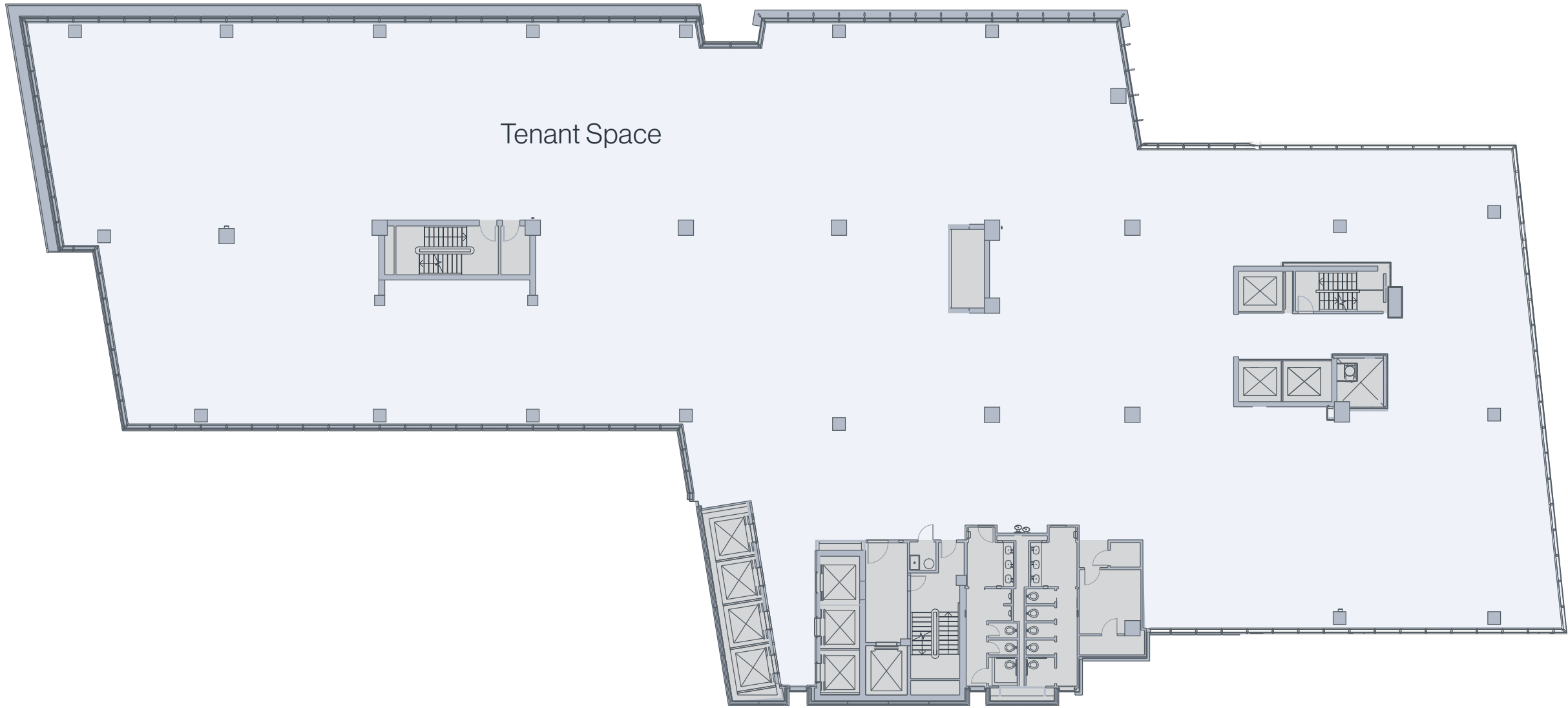
29,059 RSF

Uninterrupted space

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

Side core design

maximizes efficiency



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FLOOR 19 MULTI-TENANT

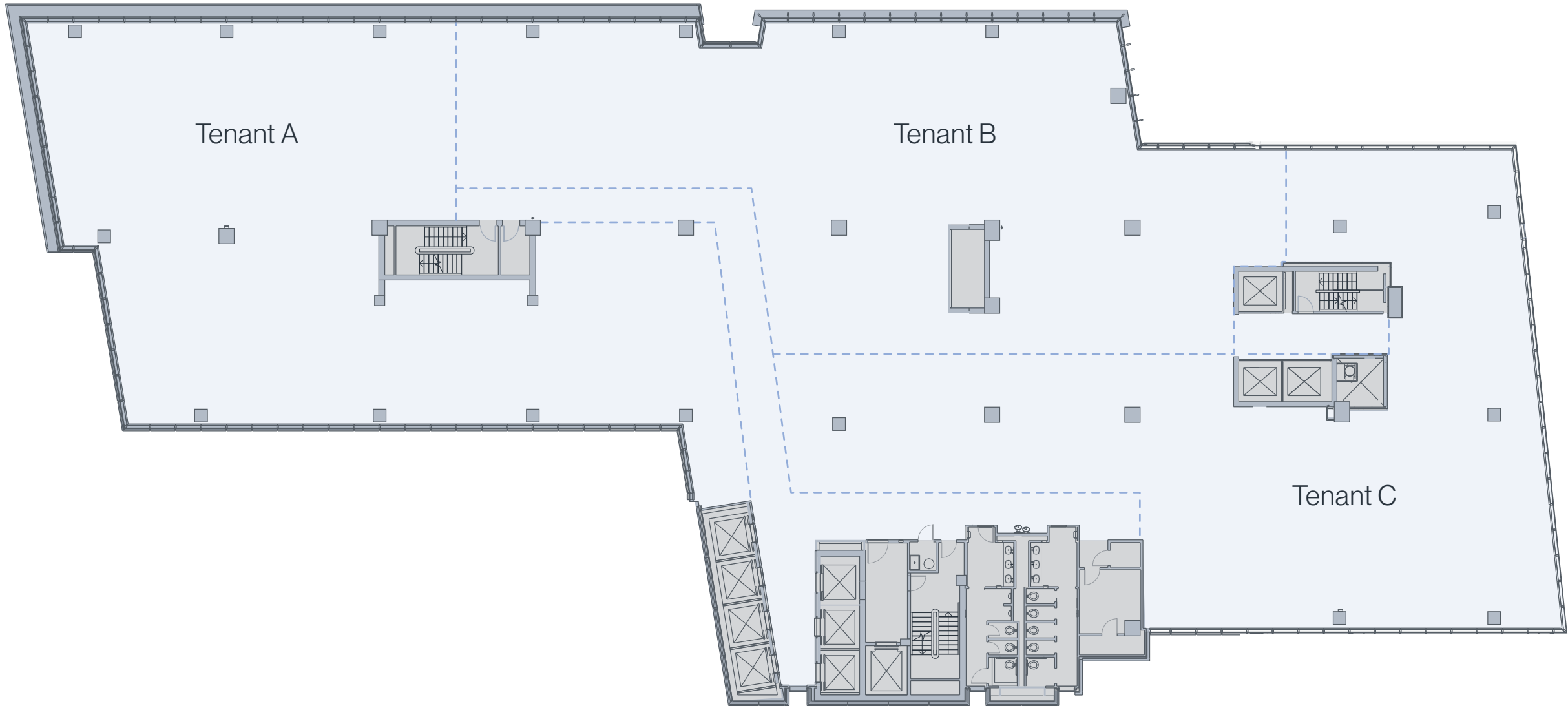
29,059 RSF

Uninterrupted space

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

Side core design

maximizes efficiency



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BEACON
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STONEBRIDGE

TRANSWESTERN

TYPICAL FLOORS 20 & 21

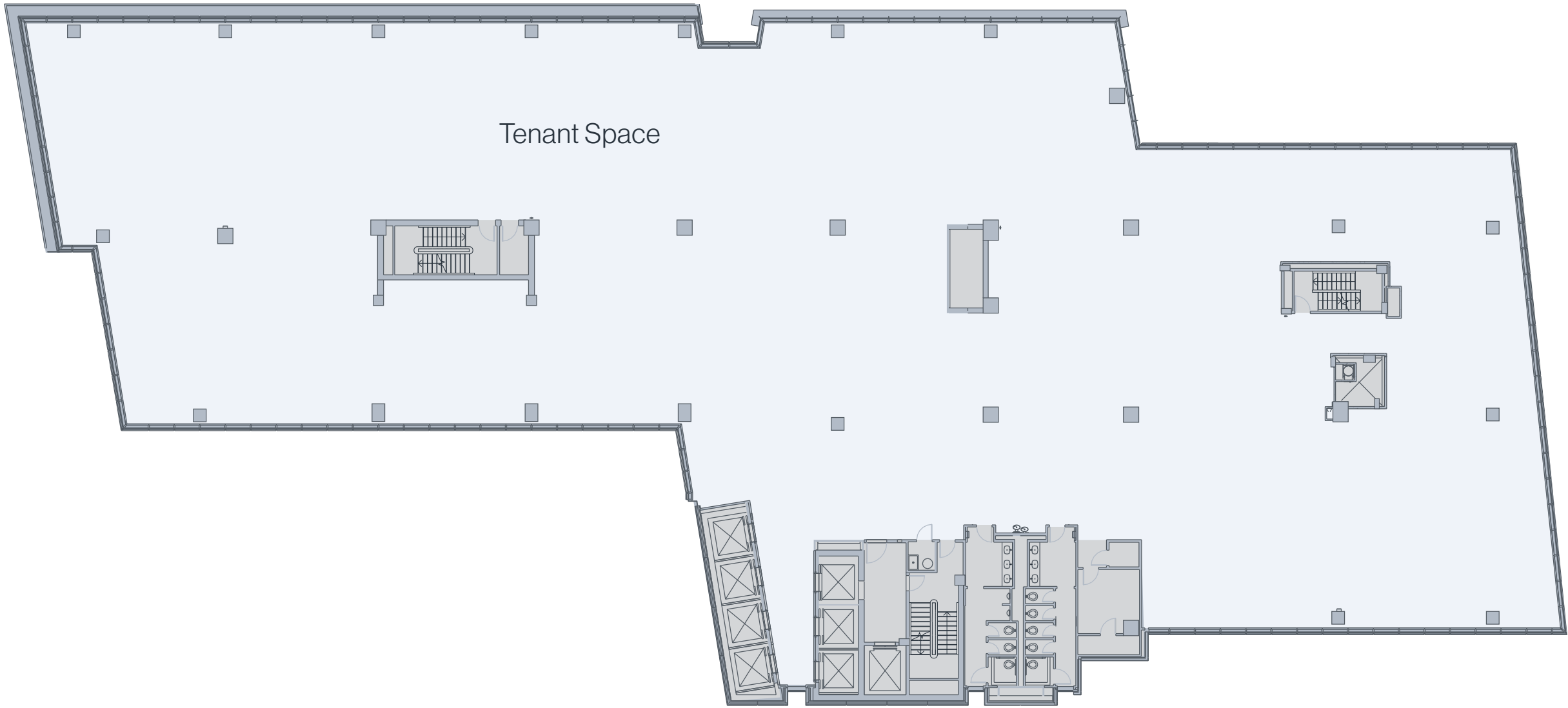
29,333 RSF

Uninterrupted space

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

Side core design

maximizes efficiency



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FLOORS 20 & 21 TEST FIT
(OFFICE)

29,333 RSF

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



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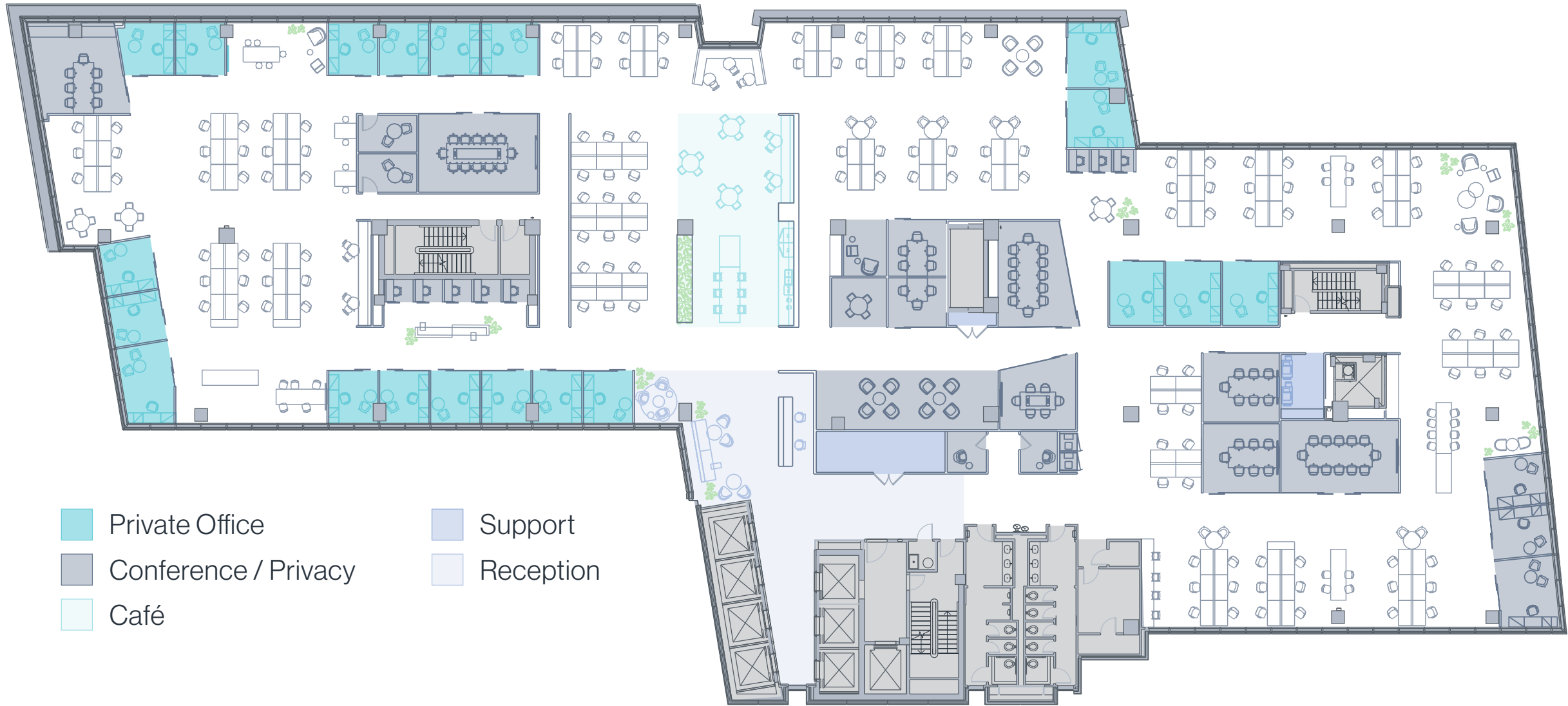
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FLOORS 20 & 21 TEST FIT
(HYBRID)

29,333 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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FLOOR 20 & 21 MULTI-TENANT

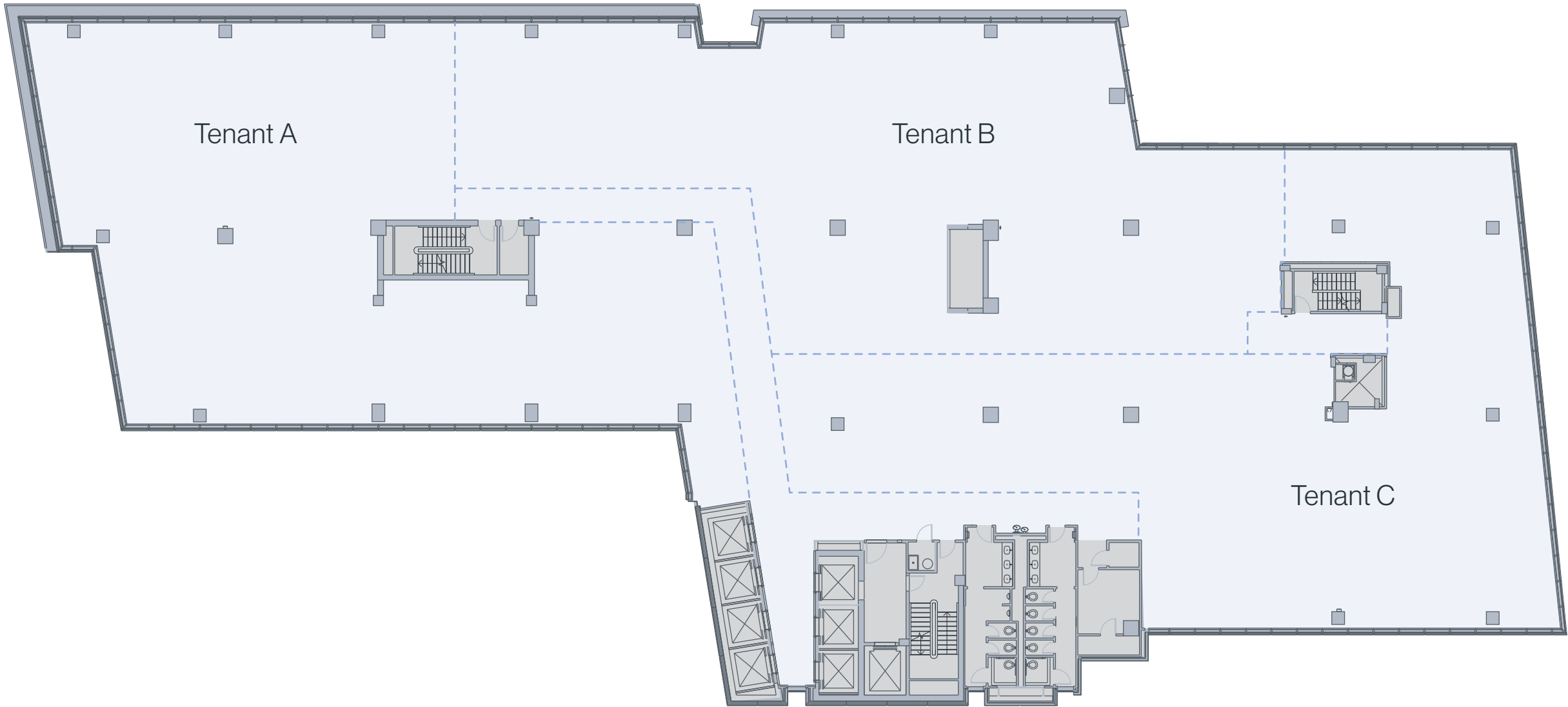
29,333 RSF

Uninterrupted space

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

Side core design

maximizes efficiency



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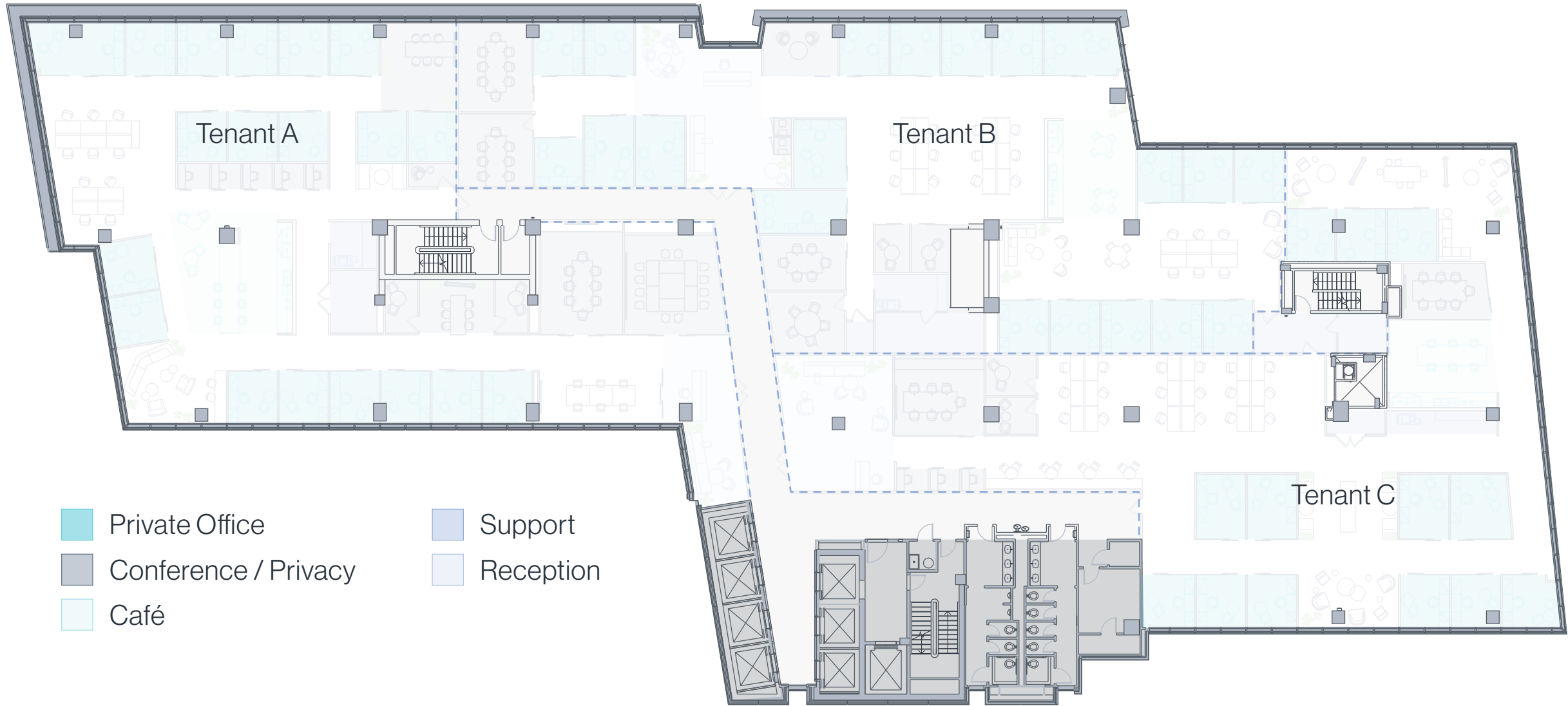
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FLOORS 20 & 21 MULTI-TENANT TEST FIT
(OFFICE)

29,333 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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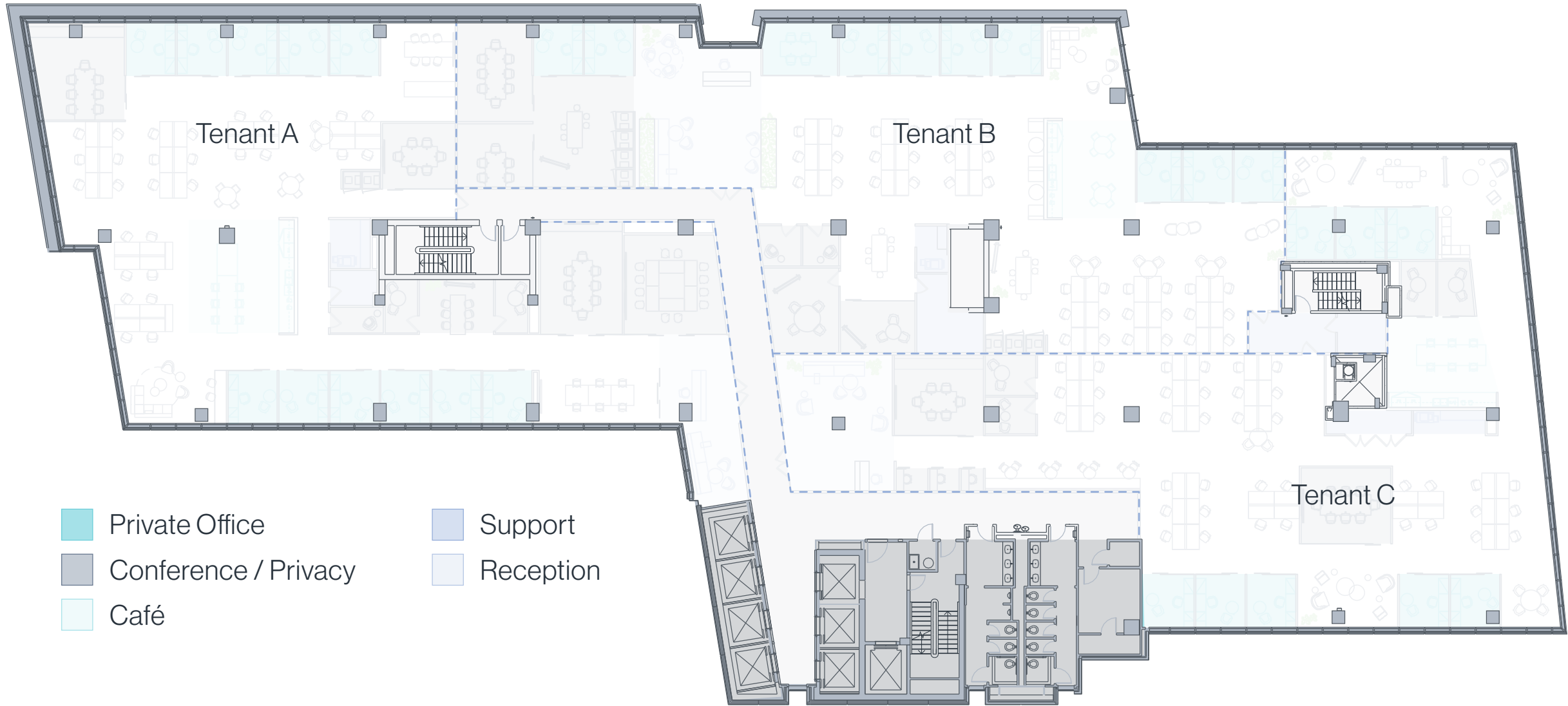
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FLOORS 20 & 21 MULTI-TENANT TEST FIT
(HYBRID 1)

29,333 RSF

Tenant A		Tenant B		Tenant C	
Office	11	Office	9	Office	8
Open Work Area	28	Open Work Area	36	Open Work Area	38
Assignable seats	39	Assignable seats	45	Assignable seats	46



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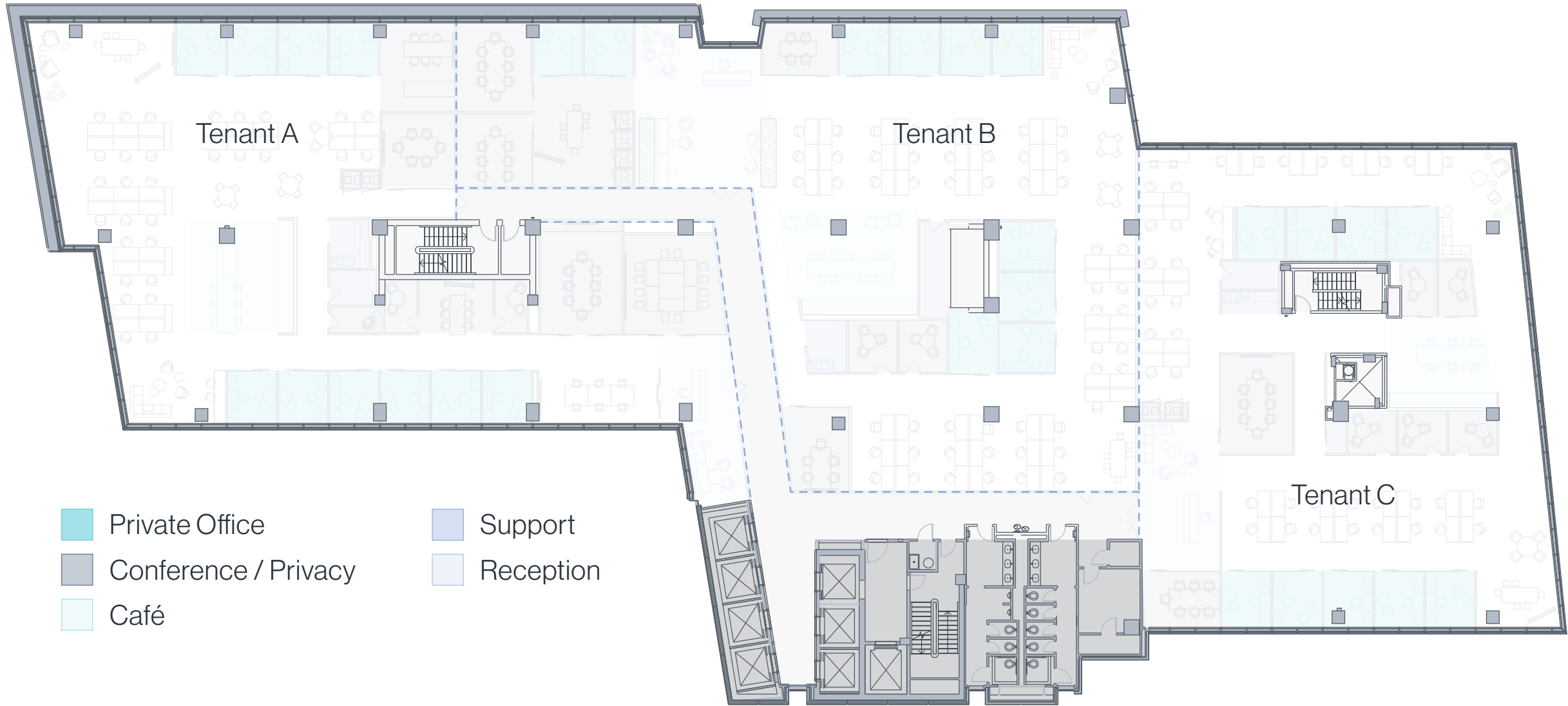
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FLOOR 20 & 21 MULTI-TENANT TEST FIT
(HYBRID 2)

29,333 RSF

Tenant A		Tenant B		Tenant C	
Office	10	Office	10	Office	9
Open Work Area	24	Open Work Area	53	Open Work Area	36
Assignable seats	34	Assignable seats	63	Assignable seats	45



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ROOFTOP TERRACE

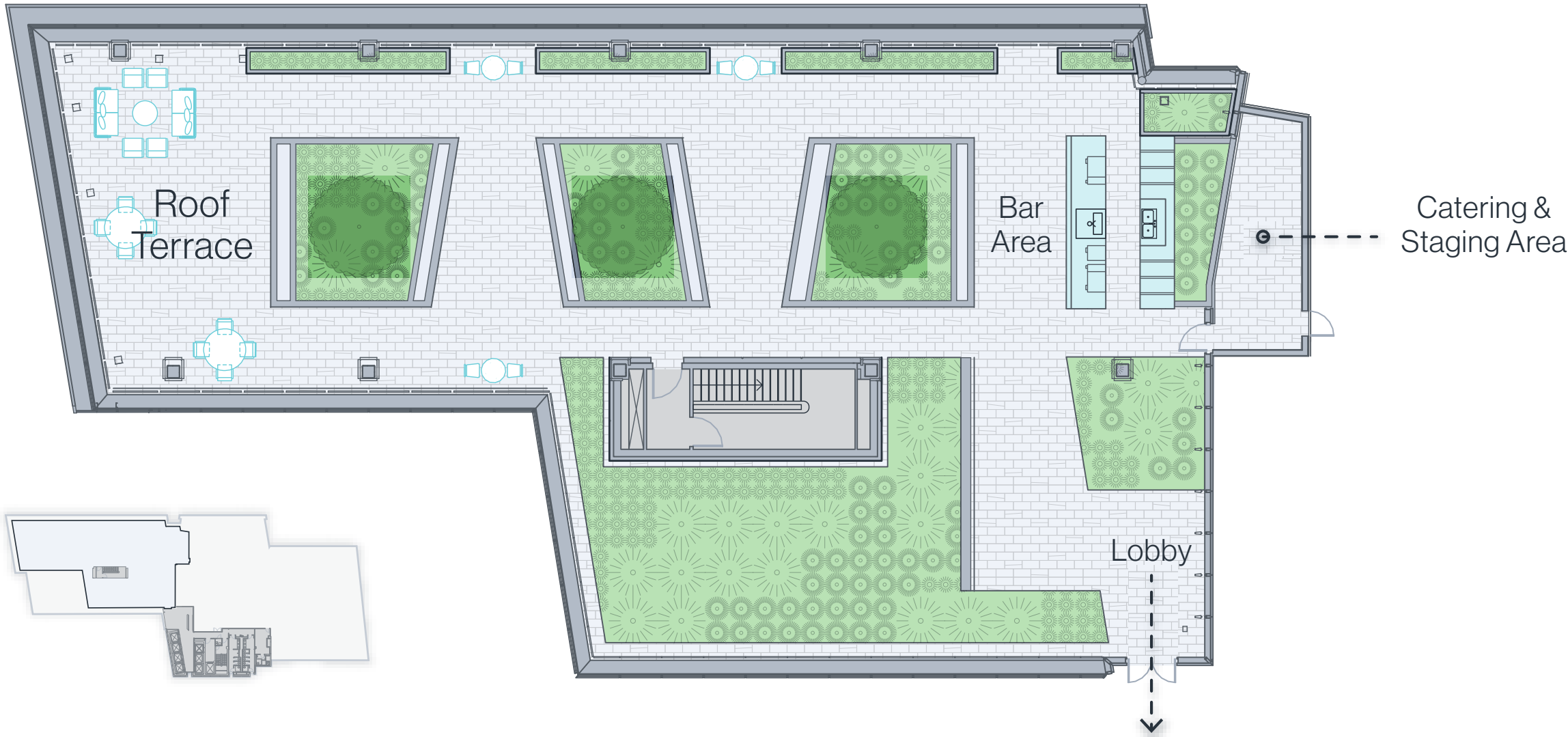
10,000 SF
outdoor entertaining and event space

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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