



Leasing Opportunity

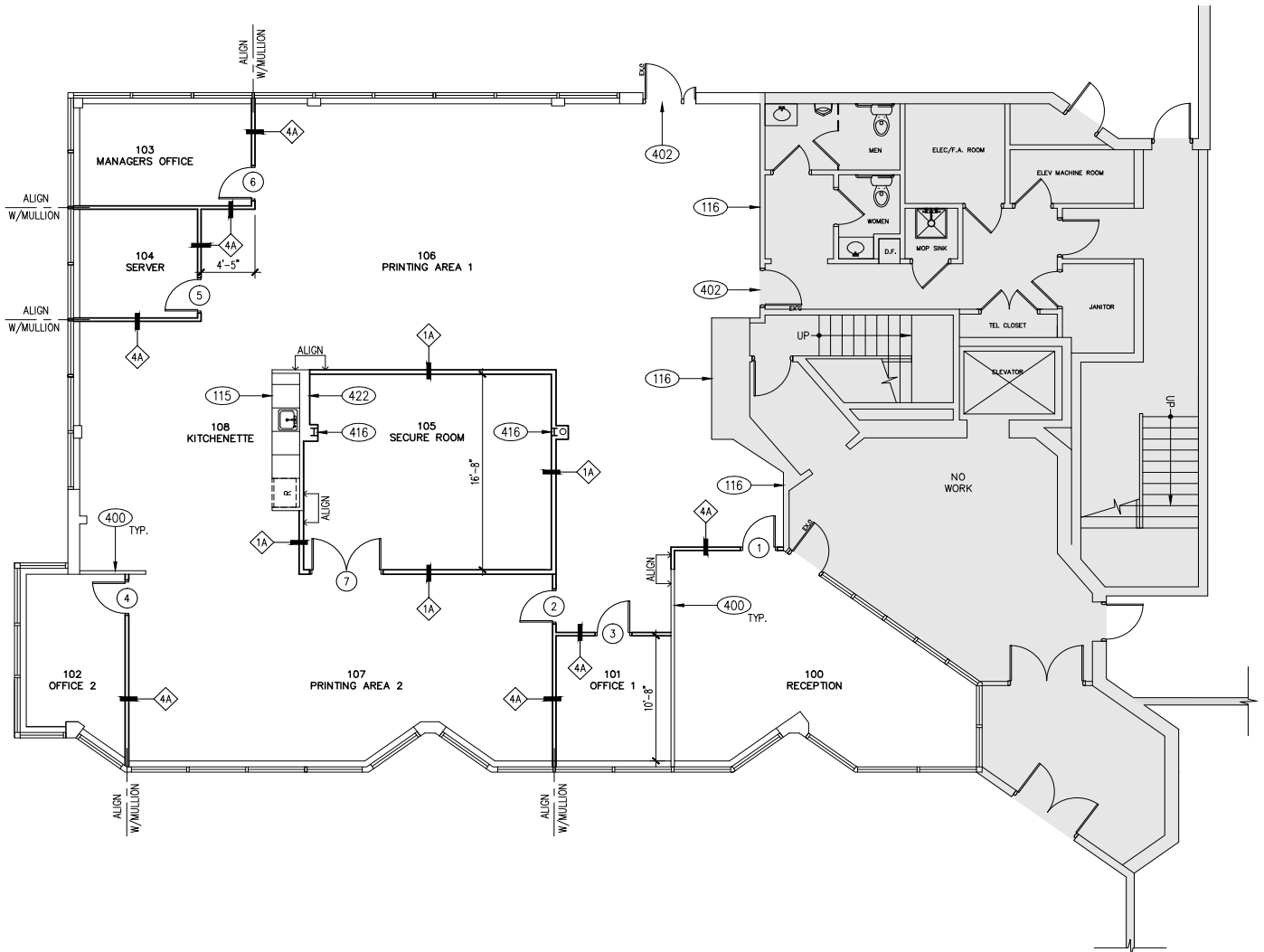
- Prime office space available
- Suite 100: 3,925 sf
- Suite 200: 4,200 sf
- Suite 208: 3,200 sf
- Suite 210: 3,363 sf
- Suite 300: 11,230 sf
- Term: Flexible
- Parking ratio: 3.5/1,000 sf
- Excellent location off I-270
- Walking distance to various restaurants and retail including Giant, Starbucks, Dogfish Head Alehouse, Five Guys, Einstein Bros, and more.

**For more
information,
contact:**

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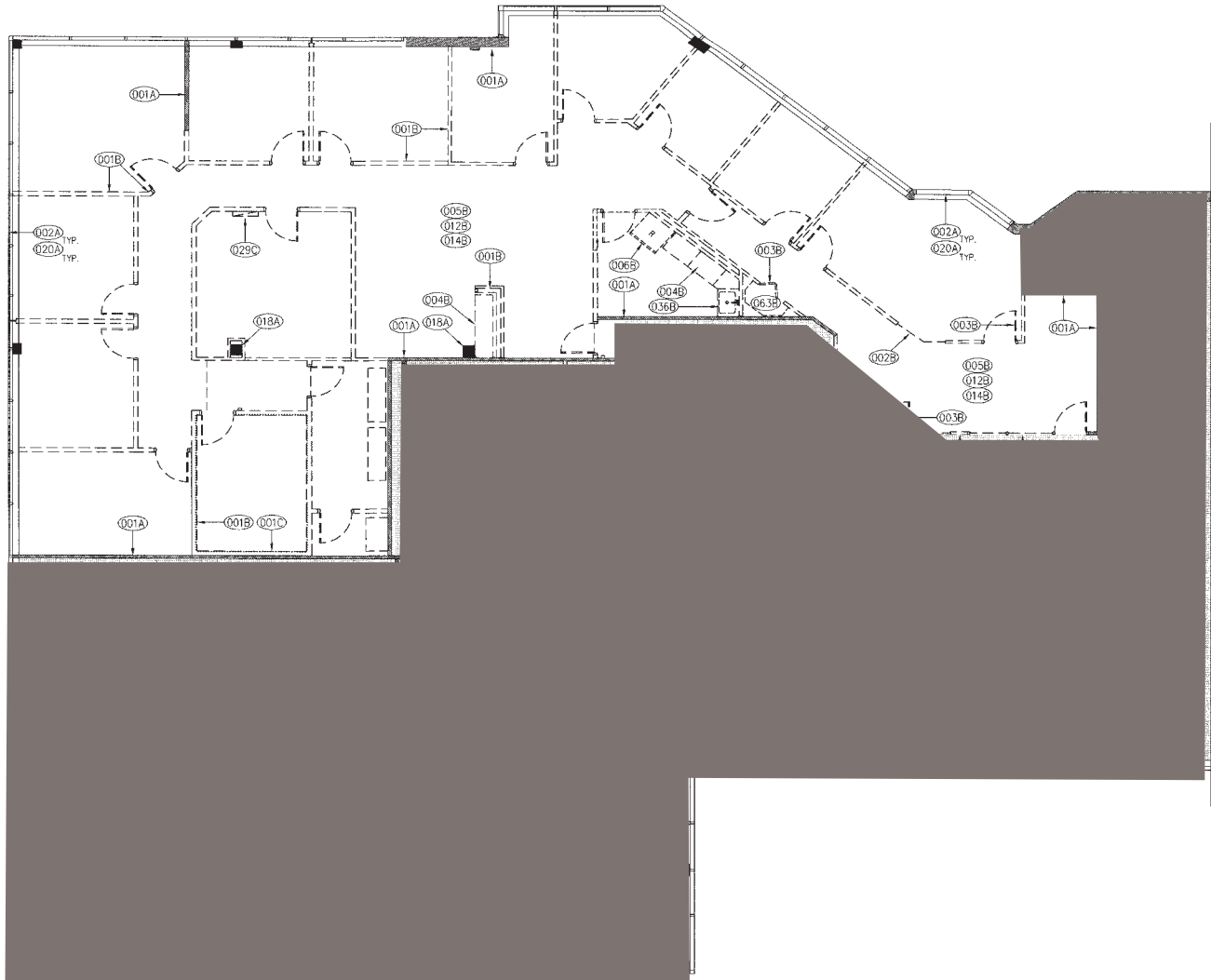
Suite 100 | 3,925 sf



Space notes

- Main lobby exposure
- Availability 90 days notice

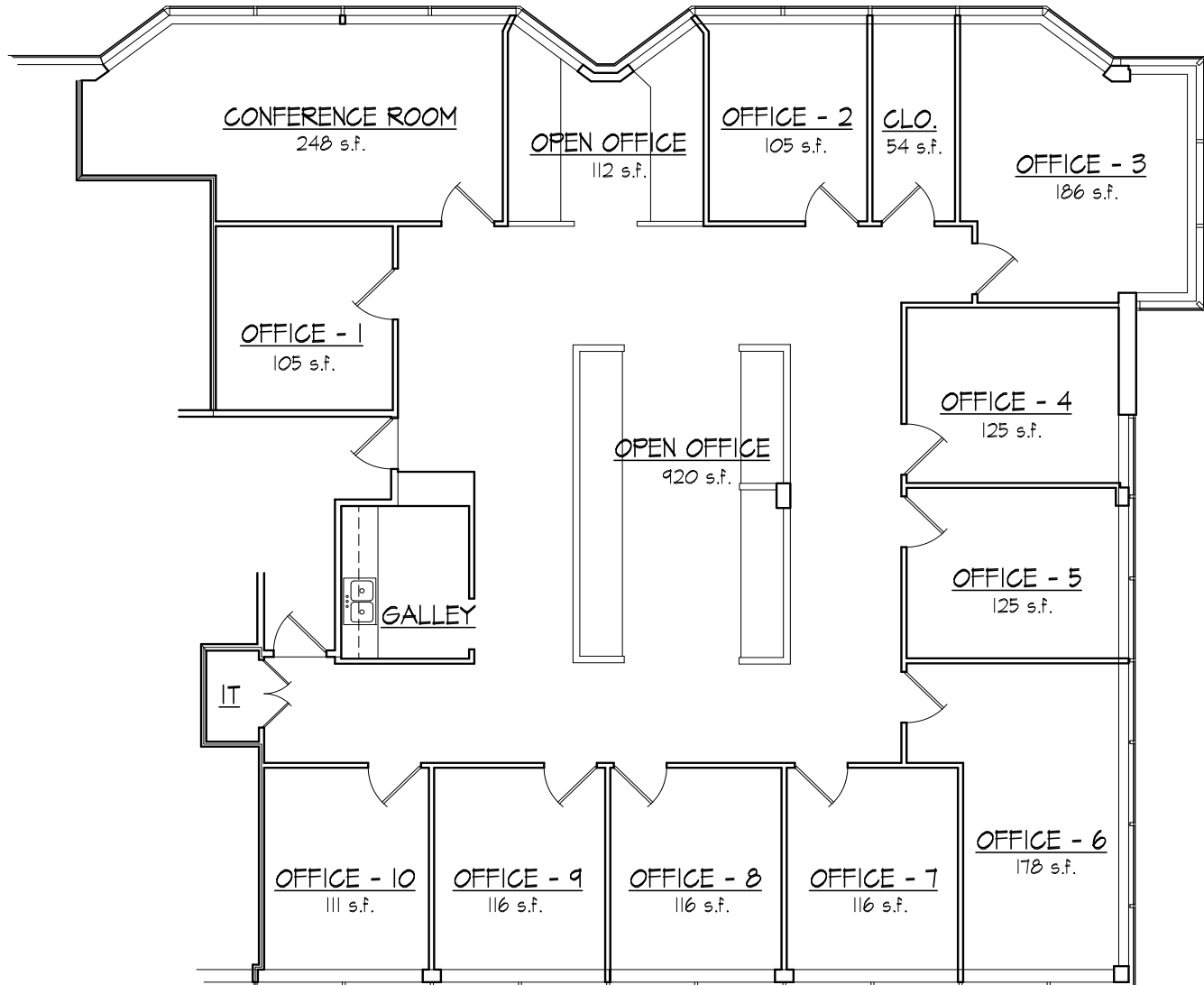
Suite 200 | 4,200 sf



Space notes

- Space with elevator exposure
- Mix of offices and open area
- Available June 1, 2023

Suite 210 | 3,363 sf



Space features

- Available immediately
- 10 offices (9 windowed offices and 1 interior office)
- Large conference room
- Open area with workstations
- Galley kitchen
- IT/Storage room

804 W Diamond Ave | Suite 210



Corner office



Typical office



Office interior



Conference room

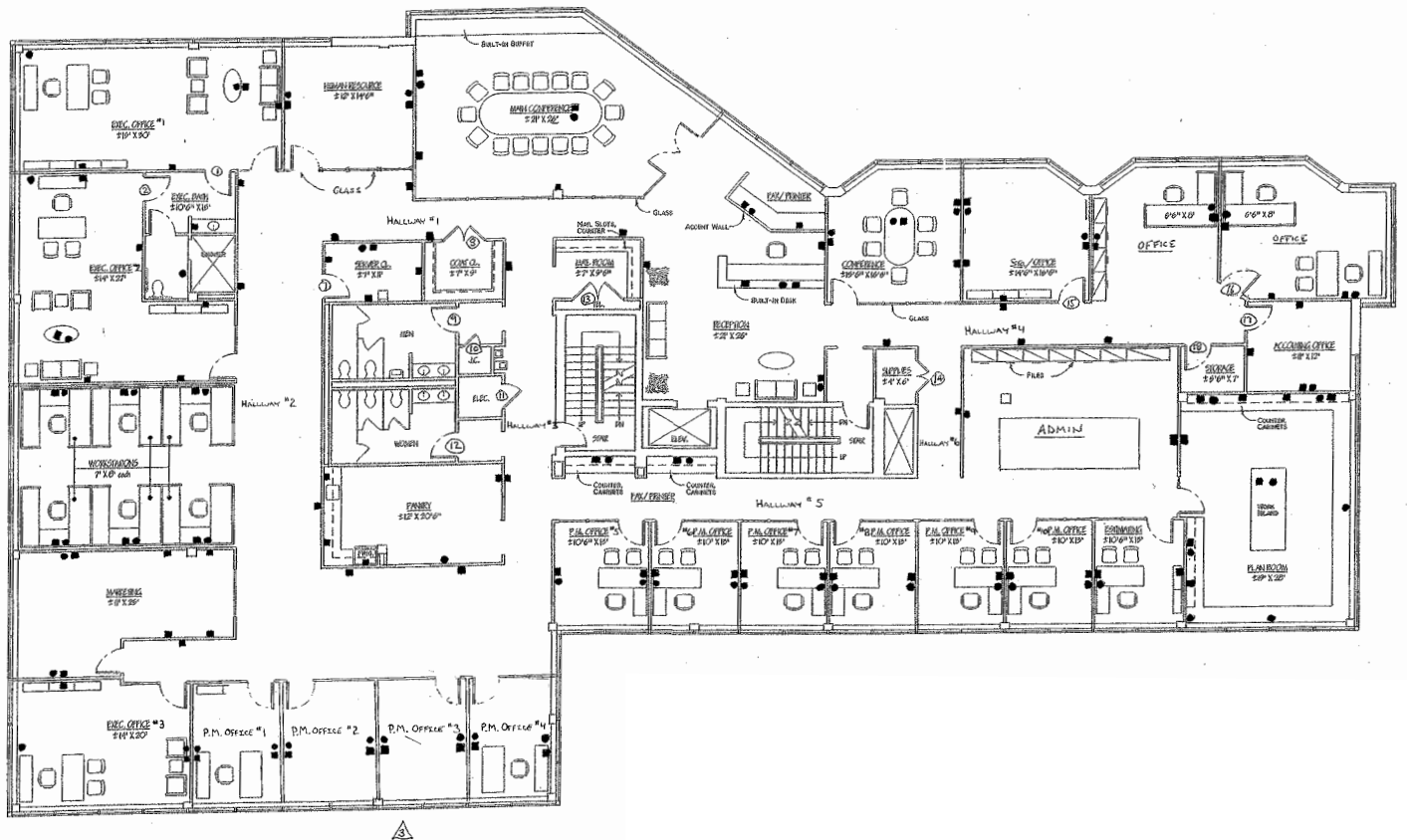


Open area



Kitchen

Suite 300 | 11,230 sf



Space features

- Full floor available November 1, 2022
- Move-in ready space with open area and office mix



Suite reception area



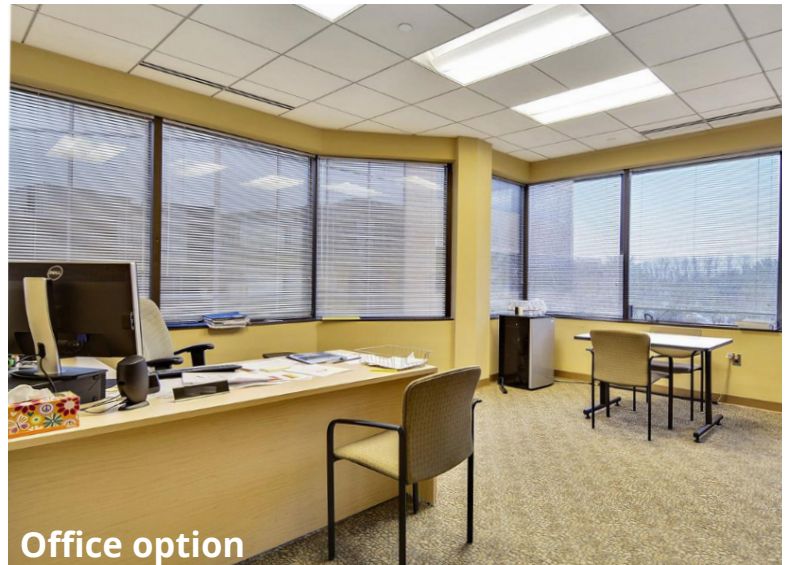
Conference room



Executive office



Office option



Office option

804 W Diamond Ave | Nearby amenities



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