



# Maple Lawn Corporate Center

11820 - 11860 West Market Place

Fulton, MD 20759




## About Maple Lawn Corporate Center

Maple Lawn Corporate Center is a 20-acre business park within the Maple Lawn mixed-use community. The corporate center includes five single story flex/R&D buildings totaling 210,100 square feet.

## About Maple Lawn

Maple Lawn is located off Route 29 in the Washington-Baltimore corridor. Maple Lawn is a mixed-use community built on the principles of Traditional Neighborhood Development. Residents and visitors can walk to shops, services and even to work.

The community includes corporate offices and professional/medical buildings, as well as residential: six neighborhoods with a total of 1,308 homes planned. Located in Howard County, this mixed-use community has become a distinctive corporate address. Maple Lawn is a headquarters-quality location, strategically positioned between Washington, D.C. and Baltimore.

In partnership with:  **GREENEBAUM**  
ENTERPRISES

## Flex/Office Space

### Flex/Office Buildings

11820 West Market Place	39,620 SF	LEED SILVER
11830 West Market Place	42,620 SF	LEED GOLD
11840 West Market Place	42,620 SF	LEED GOLD
11850 West Market Place	42,620 SF	LEED GOLD
11860 West Market Place	42,620 SF	LEED GOLD

### Flex/Office Specifications

LEED	Core & shell
Suite Sizes	2,520 up to 42,620 SF
Ceiling Height	16 ft. clear minimum
Offices	Built to suit
Parking	4 spaces per 1,000 SF
Heat	Gas
Roof	EPDM Rubber
Exterior Walls	Brick on block
Loading	Dock or drive-in
Zoning	MXD-3



For more information on  
Maple Lawn Corporate Center,  
visit: [sjpi.com/maplelawnflex](http://sjpi.com/maplelawnflex)

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JOHNS HOPKINS RD



## MONTPELIER PLAZA

La Palapa Too • Tandoor Grill  
Pharmacy • Barber • Dry Cleaner  
Kloby's Smokehouse • Ginza of Tokyo  
Dunkin' Donuts • Facci Ristorante  
Howard Bank • BB&T Bank • APL  
Federal Credit Union • Exxon  
Liquor Store • Chik Fil-A

COMMUNITY CENTER

MEDICAL ARTS MIDTOWN DISTRICT

RESIDENTIAL HILLSIDE DISTRICT

MAPLE LAWN BLVD

RESIDENTIAL WESTSIDE DISTRICT

MAPLE LAWN CORPORATE CENTER  
Flex/Office Space

## HOWARD COUNTY SCHOOL COMPLEX

Reservoir High School  
Lime Kiln Middle School  
Fulton Elementary School  
Cedar Lane School

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Residence INN BY MARGOTT

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**For additional leasing information or to schedule a tour, contact:**

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**About St. John Properties**

St. John Properties, Inc. is a full-service real estate company headquartered in Baltimore, Maryland. The company owns, manages and has developed nearly 21 million square feet of commercial real estate, including office, flex/R&D, warehouse, retail and residential space.

**Distances to:**

- Annapolis, MD (Downtown) ..... 31 miles
- Baltimore, MD (Downtown) ..... 22 miles
- BWI Airport ..... 19 miles
- Columbia, MD ..... 6 miles
- Interstate 95 ..... 3 miles
- Interstate 295 (Balto.-Wash. Pkwy) ..... 8 miles
- Interstate 495 (Capital Beltway) ..... 10 miles
- Interstate 695 (Baltimore Beltway) ..... 16 miles
- Intercounty Connector (ICC) ..... 4.5 miles
- MD Route 29 ..... 0.5 mile
- MD Route 32 ..... 2.7 miles
- NIH ..... 25 miles
- NSA/Fort Meade ..... 9 miles
- Washington, D.C. (Downtown) ..... 28 miles



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 Baltimore, MD 21244

**410.788.0100 | SJPI.COM**

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