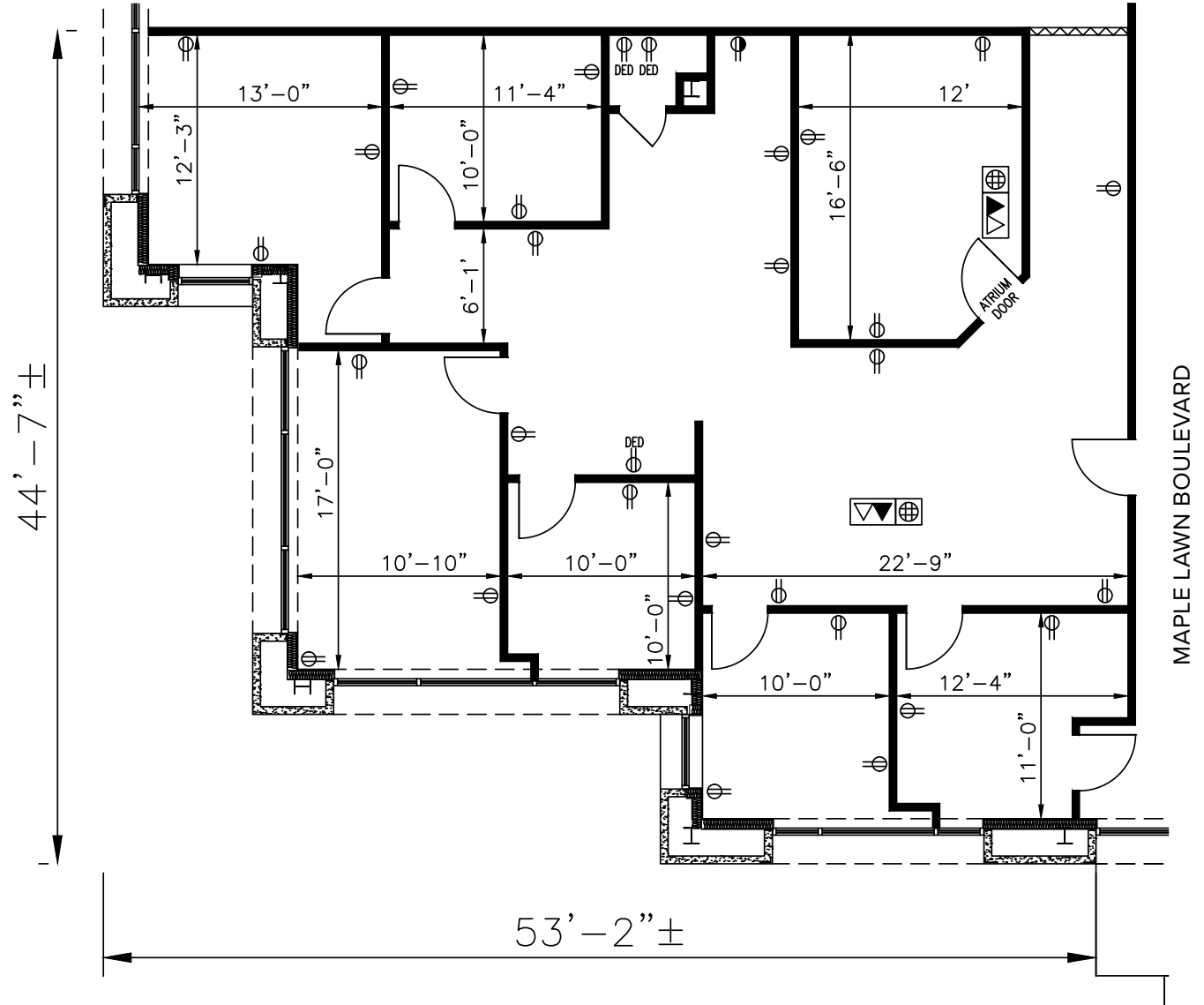
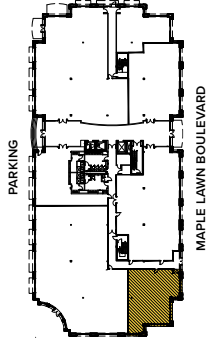


**TOTAL SF AVAILABLE:**  
2,092 SF

**KEY PLAN**  
NOT TO SCALE



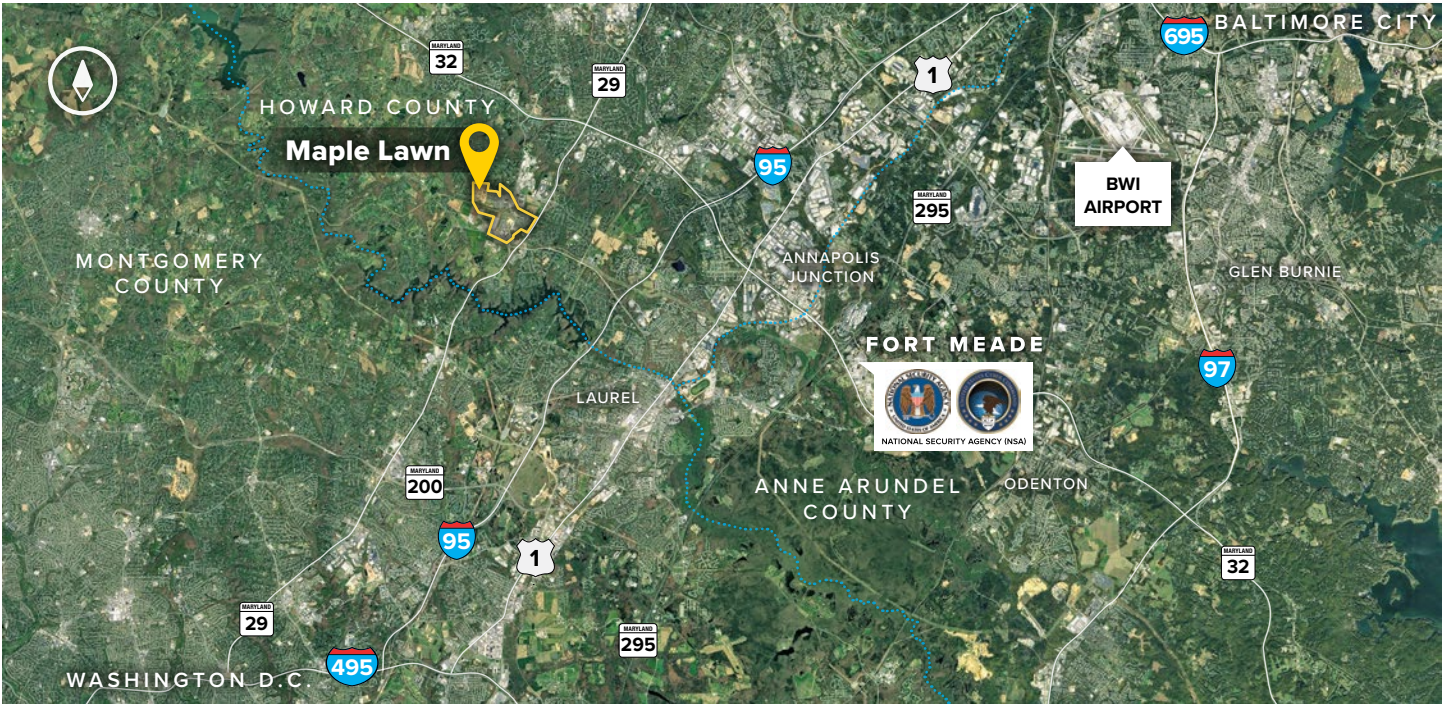
# 8170 Maple Lawn Boulevard

Three-Story Class 'A' Office • 86,221 Sq. Ft.

## CLASS 'A' OFFICE SPECIFICATIONS

<b>HVAC</b>	Gas, VAV with zone control
<b>Lease Type</b>	Full Service
<b>Office</b>	Build to suit
<b>Parking</b>	4 spaces per 1,000 SF
<b>Suite Sizes</b>	2,500 - 86,221 SF
<b>Elevator</b>	Yes





**Distances to:**

AMTRAK .....	20 miles
Annapolis (Downtown) .....	31 miles
Baltimore (Downtown) .....	22 miles
BWI Airport .....	19 miles
Columbia (Downtown) .....	6 miles
I-95 .....	3 miles
I-495 (Capital Beltway) .....	10 miles
I-695 (Baltimore Beltway) .....	16 miles
Inter-County Connector (ICC) .....	4.5 miles
JHU APL .....	1 mile
MD Rt. 29 .....	0.5 mile
MD-295 (Balt-Wash. Pkwy) .....	8 miles
MD Rt. 32 .....	2.7 miles
NIH .....	25 miles
NSA and Ft. Meade .....	9 miles
Reagan-National Airport .....	32 miles
Washington-Dulles Intl. Airport .....	44 miles
Washington, D.C. (Downtown) .....	28 miles

**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 more than 19 million square feet of commercial real estate, including office, flex/R&D, warehouse, retail and residential space.

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