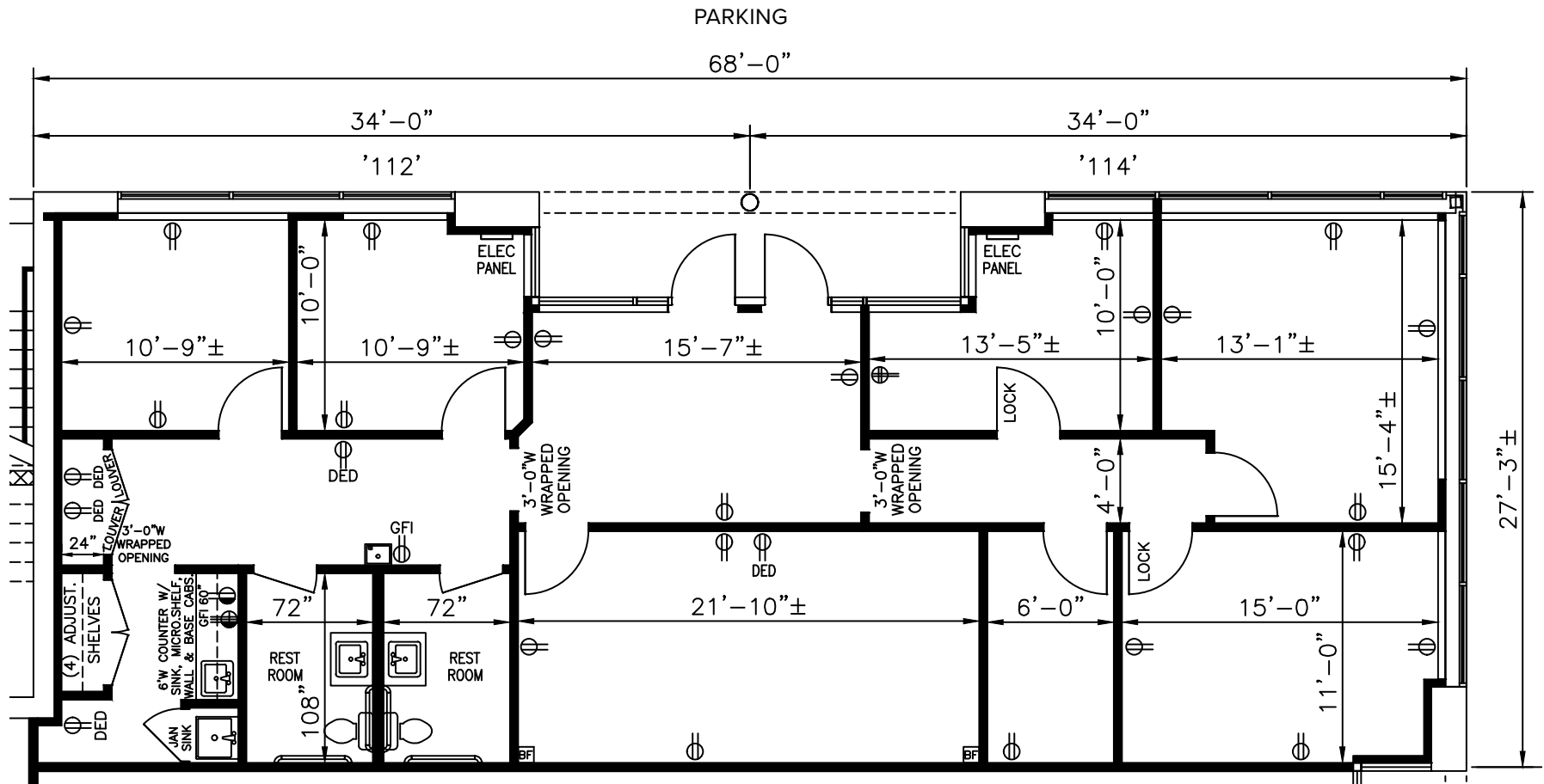
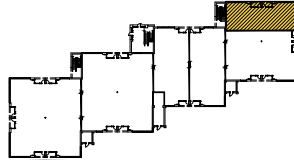
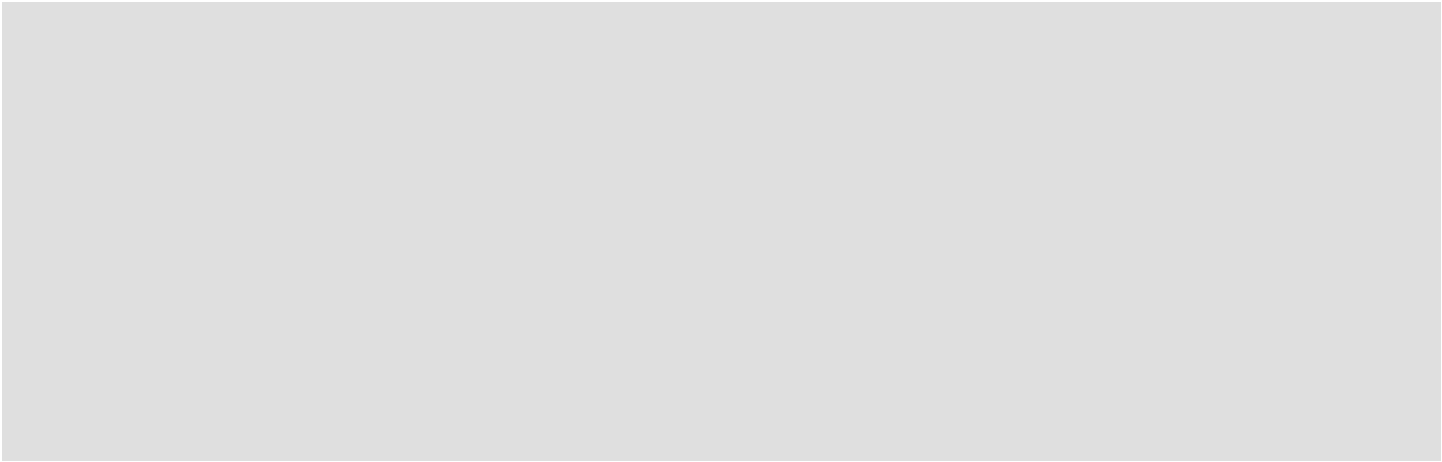


TOTAL SF AVAILABLE:
1,858 SF

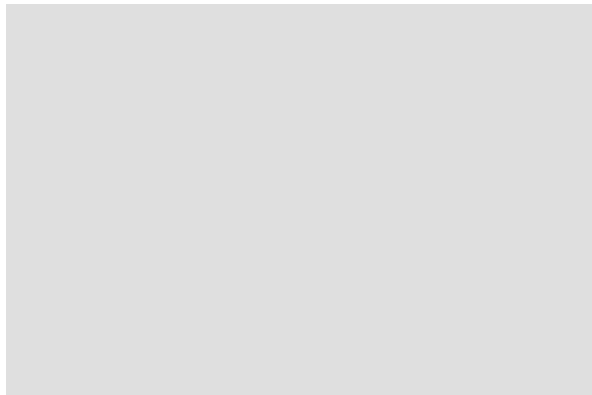
KEY PLAN
NOT TO SCALE



Note: This space plan is subject to existing field conditions. This drawing is proprietary and the exclusive property of St. John Properties, Inc. Any duplications, distribution, or other unauthorized use is strictly prohibited.



Melford Town Center’s two-story office buildings located along Science Drive offer an over-and-under style of architecture. This style provides direct street access from the second floor.



16900 Science Drive



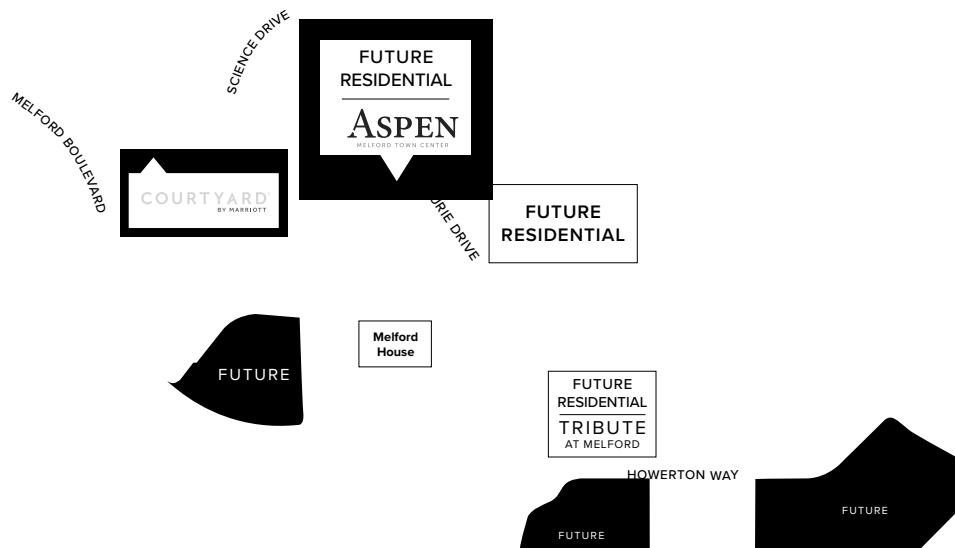
TWO-STORY OFFICE SPACE

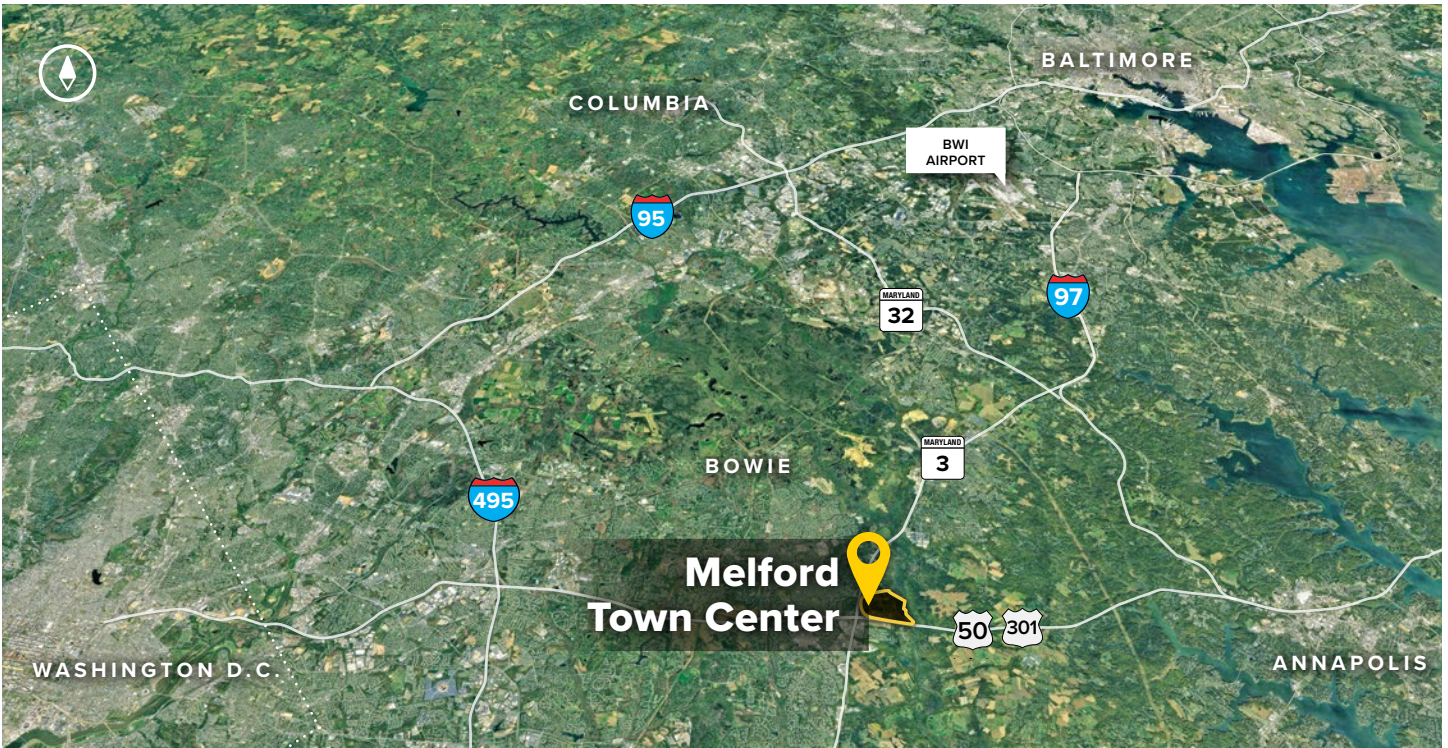
TWO-STORY OFFICE BUILDINGS

16900 Science Drive	40,800 SF
17000 Science Drive	40,800 SF

TWO-STORY OFFICE SPECIFICATIONS

Suite Sizes	2,010 up to 40,800 SF
Ceiling Height	9 ft. clear minimum
Offices	Built to suit
Parking	4-6 spaces per 1,000 SF
HVAC: 1 st Floor	Heat pump
HVAC: 2 nd Floor	Gas
Zoning	EIA





Distances to:

- Annapolis, MD (Downtown) 13 miles
- Baltimore, MD (Downtown) 25 miles
- BWI Airport 18 miles
- Columbia, MD 25 miles
- I-495 (Capital Beltway) 8 miles
- I-695 (Baltimore Beltway) 20 miles
- Regan National Airport 24 miles
- Washington, D.C. (Downtown) 27 miles



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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 more than 20 million square feet of commercial real estate, including office, flex/R&D, warehouse, retail and residential space.

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