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1250 WILSON



BUILDING FEATURES

- Awarded LEED ® GOLD
- Awarded Bicycle Friendly Business Designation
- Renovated lobby featuring 3 story atrium
- Full time lobby attendant
- Free tenant conferencing facility on 2nd floor
- Showers & lockers on lower level
- 1.9/1,000 SF garage & visitor parking

SUPERIOR LOCATION

- Ideally located between Clarendon & Courthouse
- Two blocks to Courthouse Metro
- Five blocks to Clarendon Metro
- Easy walk to 50+ eating, shopping & hotel amenities
- Direct access to Route 50, convenient access to I-66

Suite 275	**3,086 SF**	**Available 5/1/2014**
Suite 310	**4,620 SF**	SPEC SUITE **Available Immediately**
Suite 320	**2,693 SF**	**SPEC SUITE** **Available Immediately**
Suite 330	**3,168 SF**	**SPEC SUITE** **Available Immediately**
3rd Floor Shell Space	**11,692 SF**	**Available Immediately**

LEASING BY:

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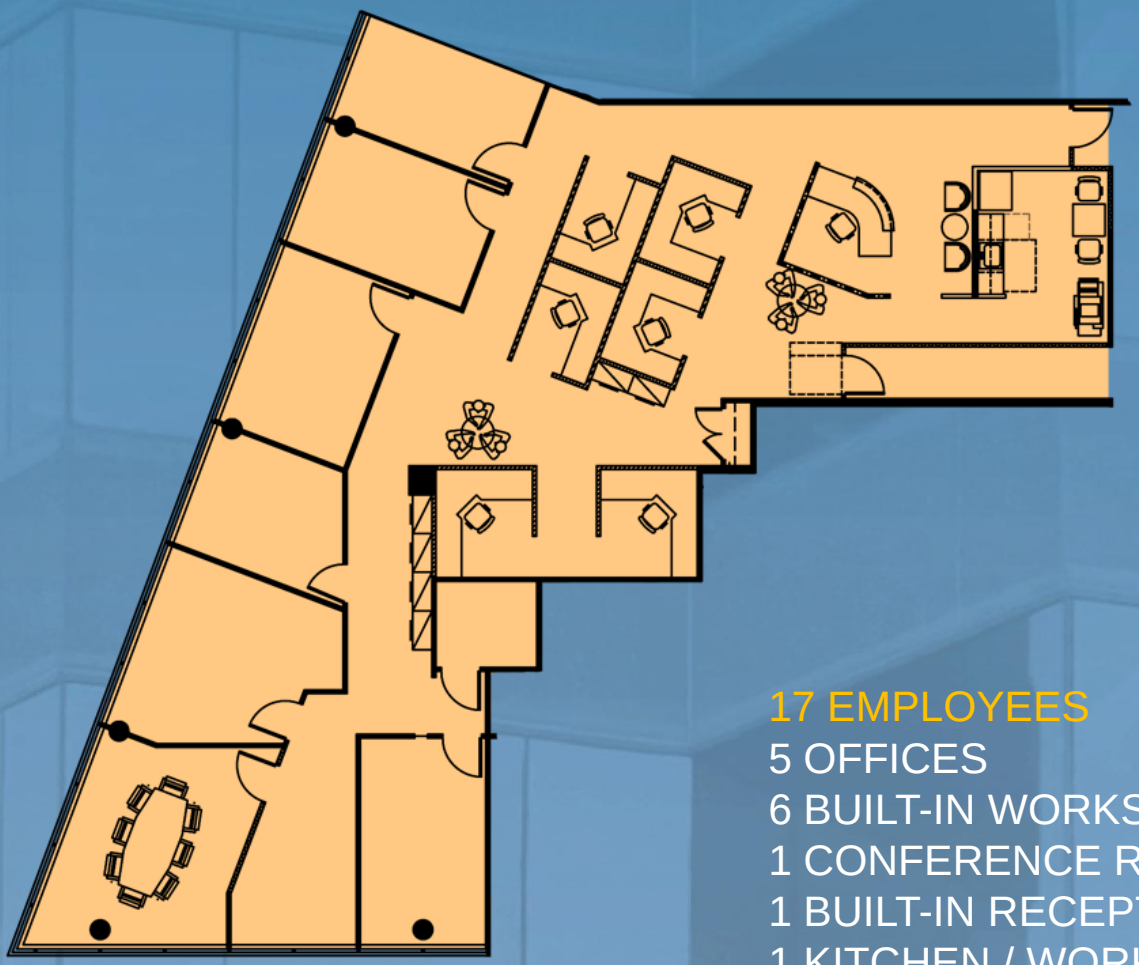
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SUITE 275 – 3,608 SF

AVAILABLE 5/1/2014



17 EMPLOYEES
5 OFFICES
6 BUILT-IN WORKSTATIONS
1 CONFERENCE ROOM
1 BUILT-IN RECEPTION
1 KITCHEN / WORK AREA
2 COLLABORATION SPACES

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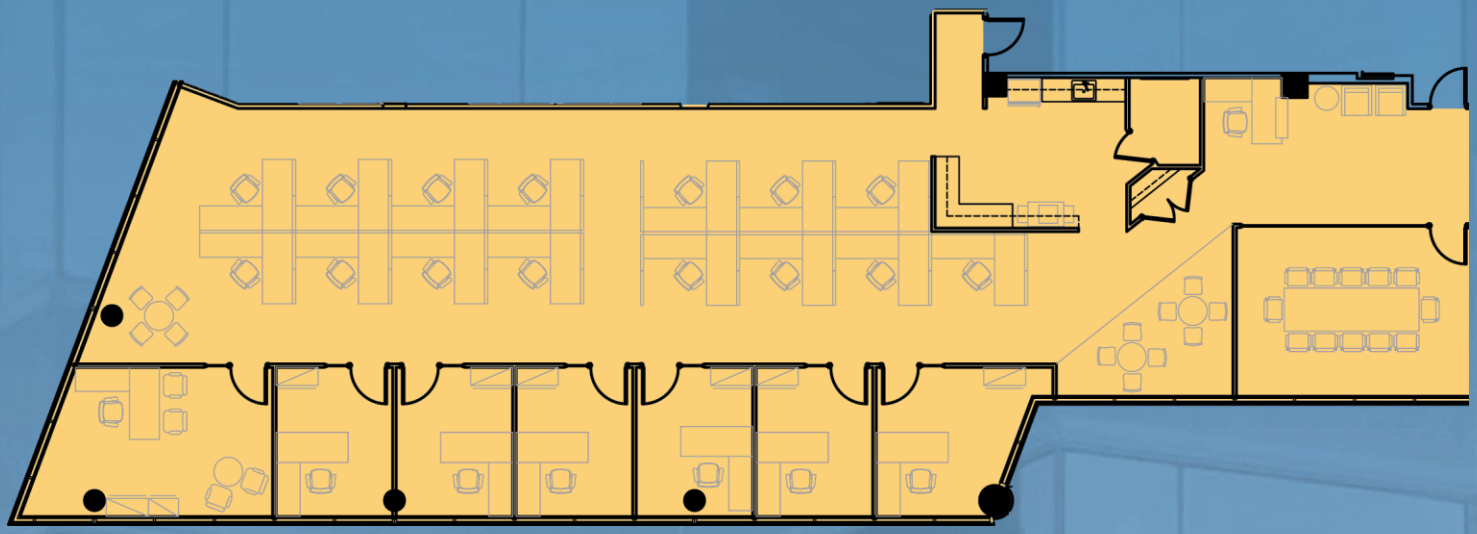
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SUITE 310 – 4,620 RSF



23 EMPLOYEES
7 OFFICES
15 WORKSTATIONS (CONCEPTUAL)
1 CONFERENCE ROOM
1 RECEPTION
1 KITCHEN
2 COLLABORATION SPACES

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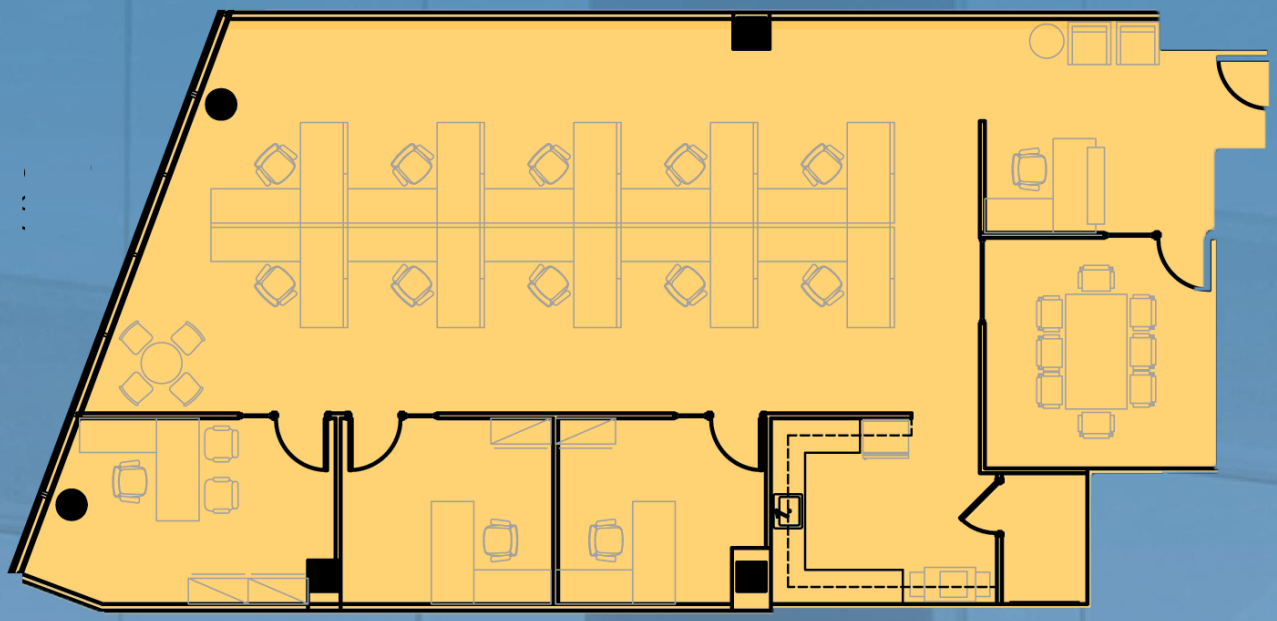
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SUITE 320 – 2,693 RSF



14 EMPLOYEES
3 OFFICES
10 WORKSTATIONS (CONCEPTUAL)
1 CONFERENCE ROOM
1 RECEPTION
1 KITCHEN / WORK AREA
1 COLLABORATION SPACE

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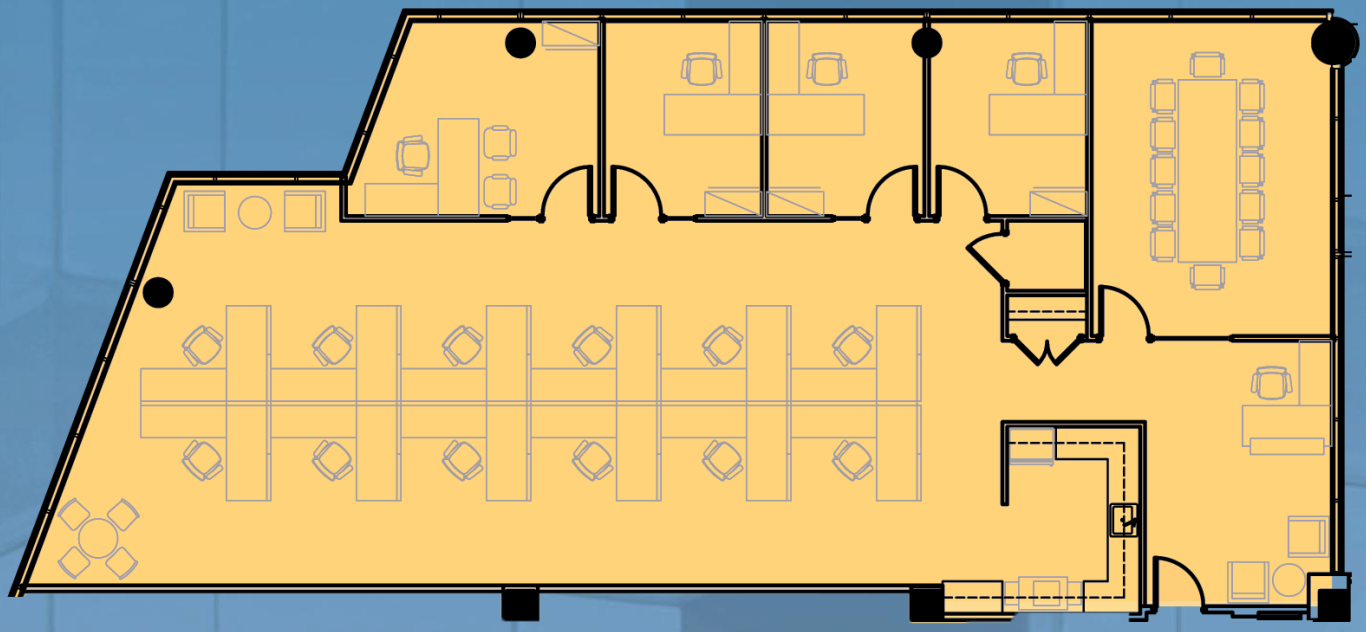
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SUITE 330 – 3,168 RSF



17 EMPLOYEES
4 OFFICES
12 WORKSTATIONS (CONCEPTUAL)
1 CONFERENCE ROOM
1 RECEPTION
1 KITCHEN / WORK AREA
2 COLLABORATION SPACES

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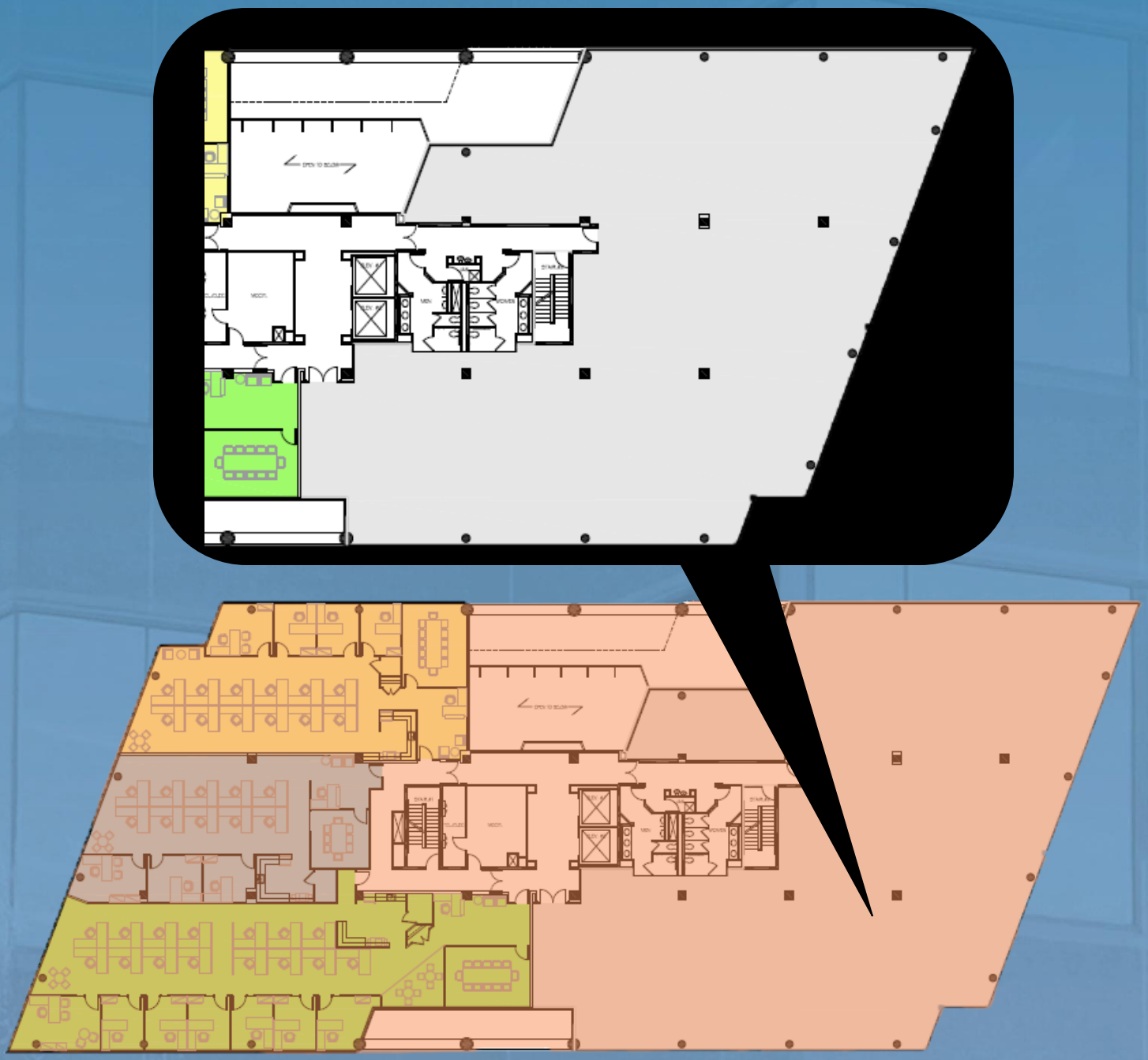
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3rd FLOOR – SHELL SPACE

SHELL CONDITION – 11,692 RSF



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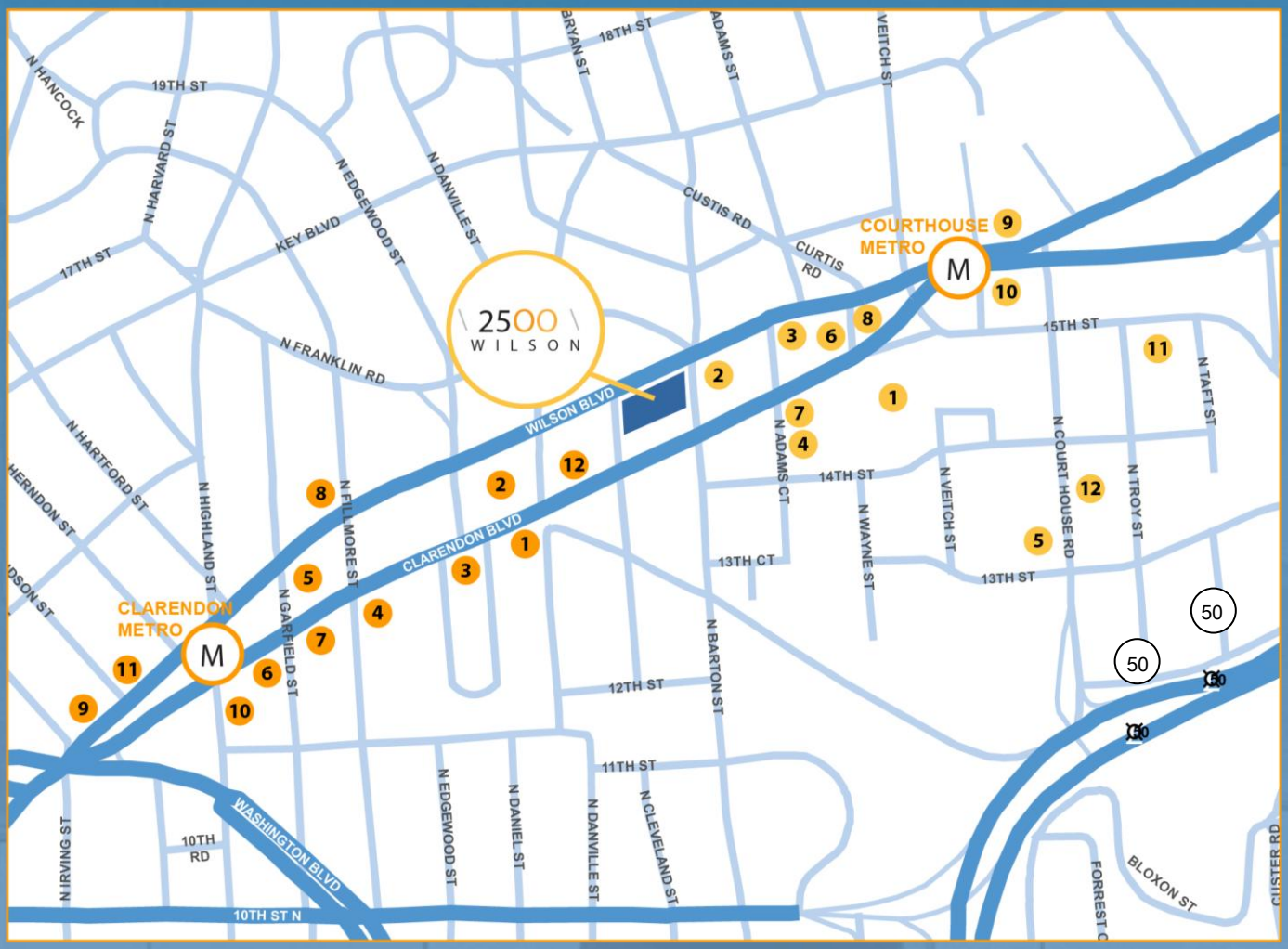
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LOCATION & AMENITIES



1 Starbucks	7 Cava Mezze Restaurant	1 Starbucks	7 Fireworks Pizza
2 Whole Foods	8 Boulevard Woodgrill	2 Arlington Rooftop Bar & Grill	8 UPS Store
3 Market Commons	9 Liberty Tavern	3 Five Guys	9 California Tortilla
4 Washington Sports Club	10 Trader Joe's	4 Residence Inn	10 Cosi
5 Cheesecake Factory	11 CVS	5 Fitness First	11 Synergy Health & Fitness
6 Circa	12 PNC Bank	6 Ray's the Steaks	12 Hilton

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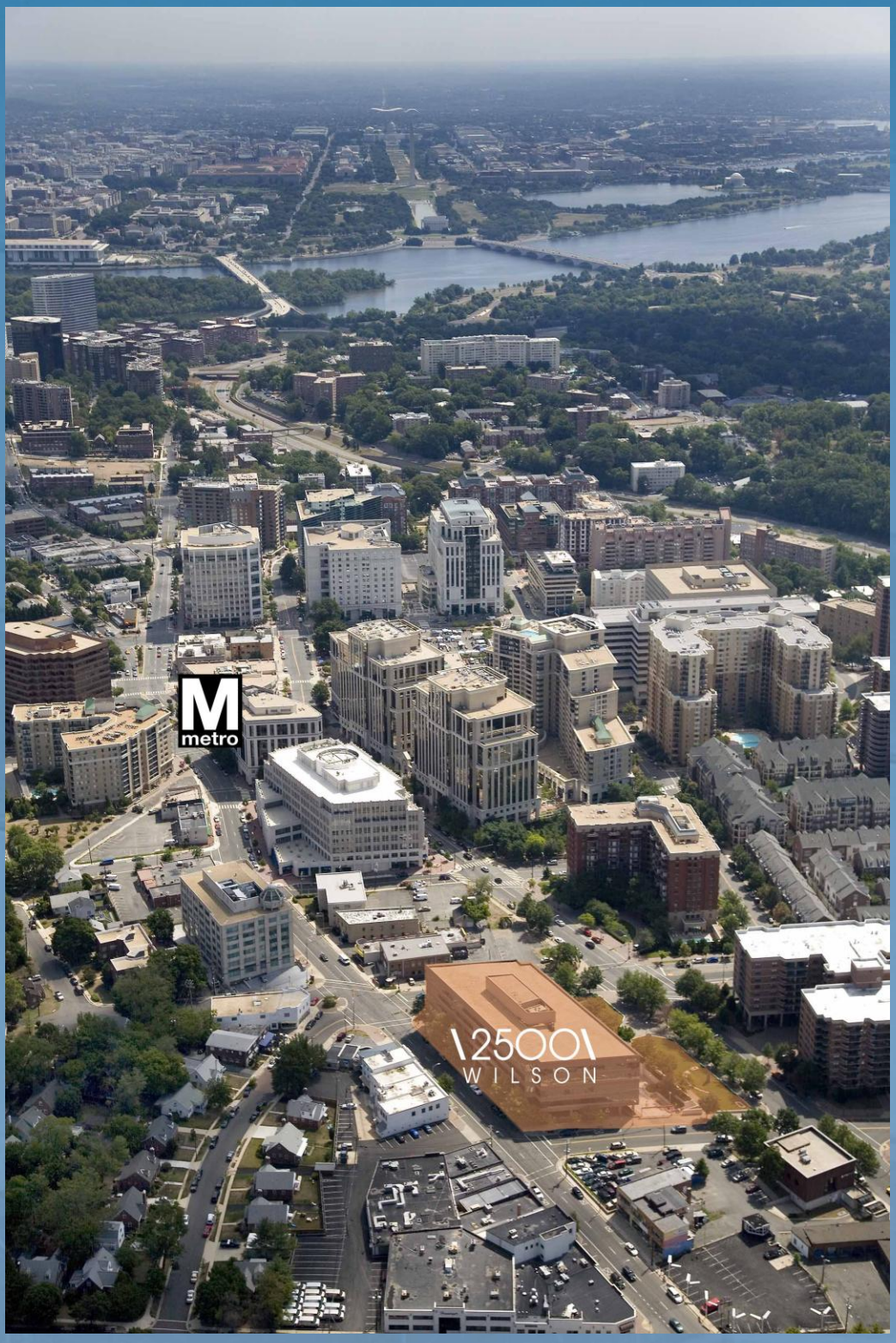
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AERIAL VIEW



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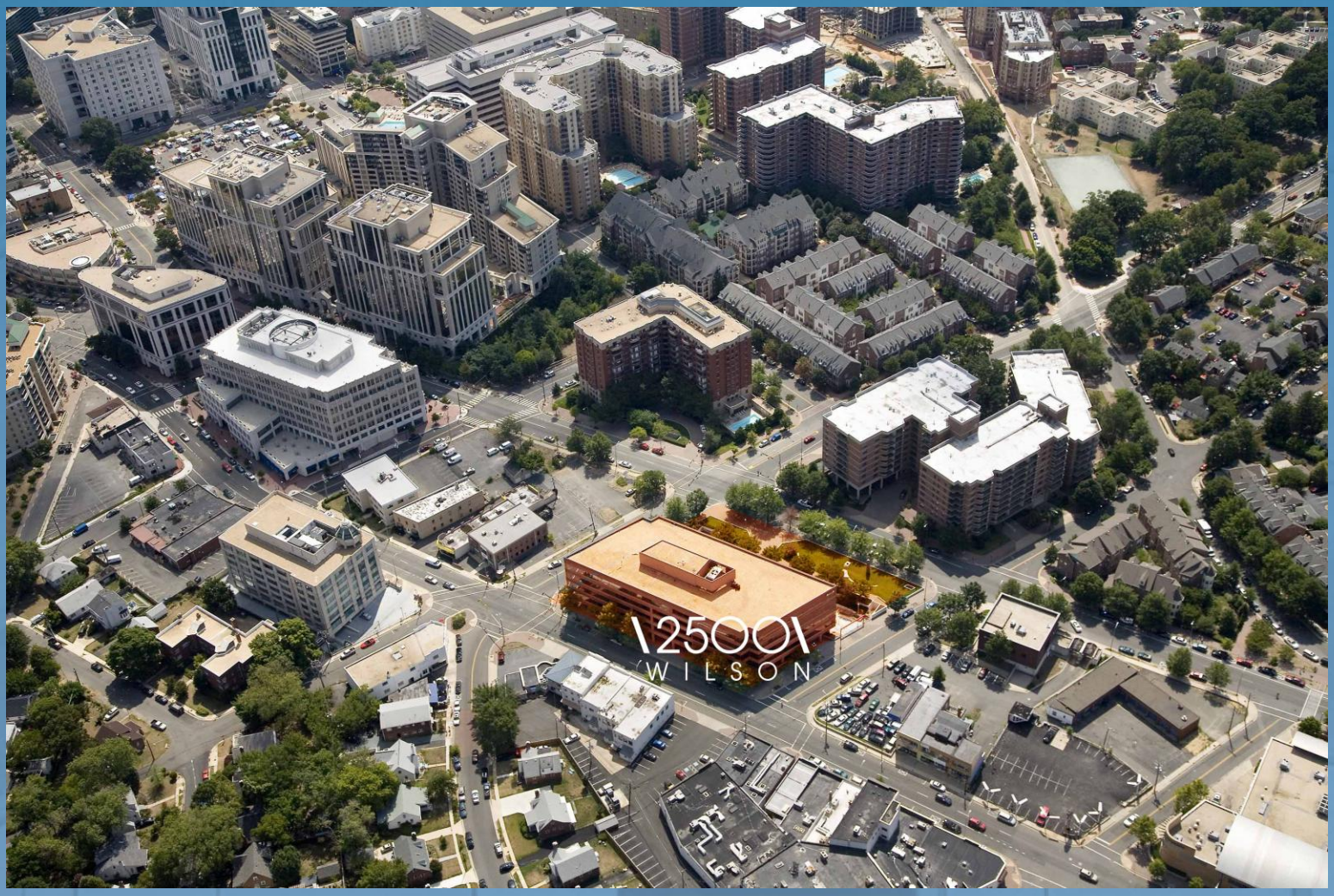
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COURTHOUSE VIEW



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FOR MORE INFORMATION, OR TO SCHEDULE A TOUR, PLEASE CONTACT:

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