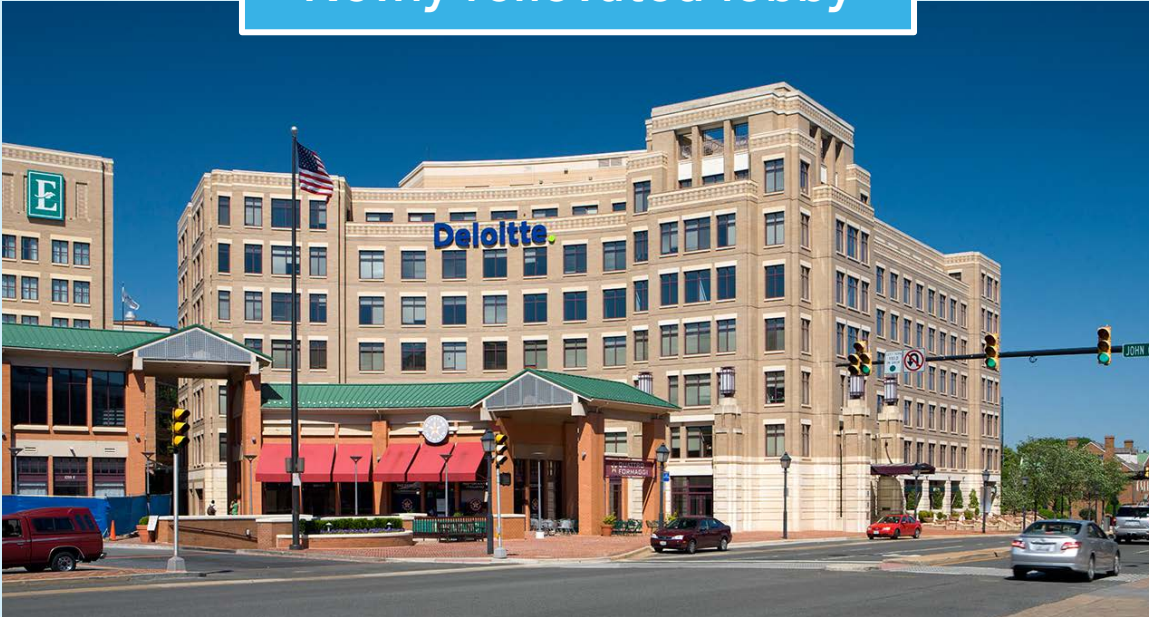




KING STREET STATION III

Newly renovated lobby



click for

virtual tour

Whether tenants need large block Class A availability in a centralized location or a smaller opportunity in a rich amenity base, King Street Station III can accommodate.

- Total Building: 148,698 SF
- Typical Floor Size: 21,243 RSF
- 7 stories of Class-A Office Space
- Prominent signage opportunity on Duke Street
- Structured parking: 2 per 1,000 RSF
- Adjacent to the Embassy Suites Hotel
- Courtyard area with fountain
- On-site restaurants



CONTACT

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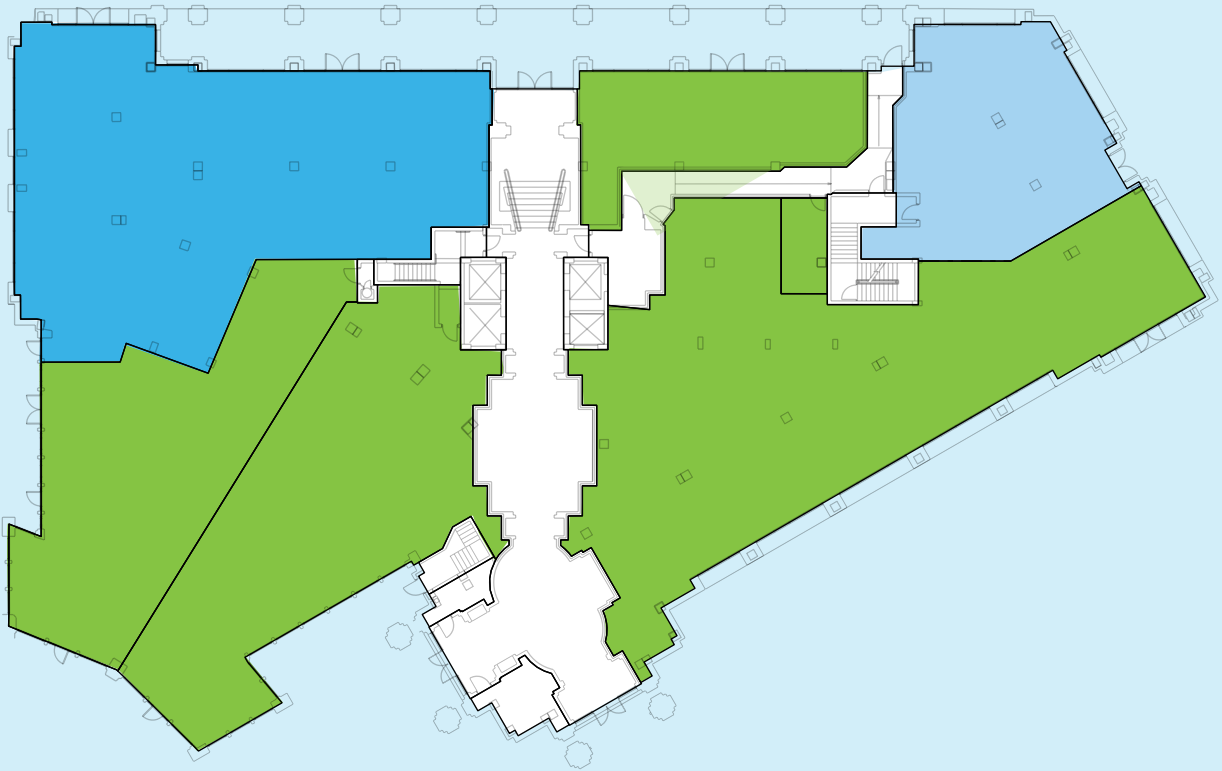
Yorke Allen
703 485 8722
yorke.allen@am.jll.com



1725 Duke Street, Alexandria, VA



KING STREET STATION III



- 2,133 RSF
- 6,153 RSF
- Leased

FLOORPLAN

Lobby Level (1ST)

1725 Duke Street, Alexandria, VA



KING STREET STATION III



13,110 - 24,345 RSF

11,235 - 24,345 RSF

FLOORPLAN

Full Floor (2ND)

1725 Duke Street, Alexandria, VA



KING STREET STATION III



15,134 RSF
2/1/15

FLOORPLAN

Existing conditions (4TH)

1725 Duke Street, Alexandria, VA



KING STREET STATION III



- 2,148 RSF
New spec suite
Available
- 3,303 RSF
Move-in ready
2/1/2014
- Leased

FLOORPLAN

Spec Suite (5TH)

1725 Duke Street, Alexandria, VA



KING STREET STATION III



■ 20,477 RSF
Full floor
Fully furnished
Move-in ready
Private balcony

FLOORPLAN

Top Floor (7TH)

1725 Duke Street, Alexandria, VA