

# OFFICE / MEDICAL

821 RSF - 10,065 RSF (Full Floor)

| Suite#      | R.S.F.       | Contiguous   |
|-------------|--------------|--------------|
| 100B        | 726.....     | 3,342 R.S.F. |
| 102-104     | 2,616.....   |              |
| 202         | 1,210.....   | 4,844 R.S.F. |
| 203         | 3,634.....   |              |
| <b>300+</b> | <b>1,696</b> | 4,186 R.S.F. |
| 301         | 2,389.....   |              |
| 302         | 821.....     |              |
| 308         | 976.....     |              |
| 410         | 2,500-5,208  | 6,867 R.S.F. |
| 501         | 4,779.....   |              |
| 502         | 2,088.....   |              |
| <b>600+</b> | <b>5,354</b> |              |
| 704         | 2,370        | 8,214 R.S.F. |
| 710         | 2,772        |              |
| 800         | 5,000-10,065 |              |
| 910         | 3,028        |              |
| <b>950+</b> | <b>1,969</b> | 8,214 R.S.F. |
| 1000        | 4,857.....   |              |
| 1010*       | 3,357.....   |              |

## +SPEC SUITE

\*Available 7-1-2026

- New shared conference facility
- Building signage available
- Reserved onsite covered parking available
- Onsite banking and café
- Flexible lease term, 3-10 years

*For more information or to  
schedule a tour:*

**301.961.9696**

**Sam Farnum – Ext. 216**

**sfarnum@amrcommercial.com**

**Gillin Smith – Ext. 209**

**gsmith@amrcommercial.com**

**Bill Montrose – Ext. 203**

**wmontrose@amrcommercial.com**

Although all information furnished is from sources we deem reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof, and it is submitted subject to errors, omissions, or other conditions.

# 8737 COLESVILLE ROAD SILVER SPRING, MD 20910



*Superb location ♦ Walk to all the best Downtown Silver Spring amenities ♦ Excellent access to I-495 via Route 29 (Colesville Rd.) and Route 97 (Georgia Ave.) ♦ Upgraded common areas ♦ Newly renovated restrooms ♦ Elegant lobby*



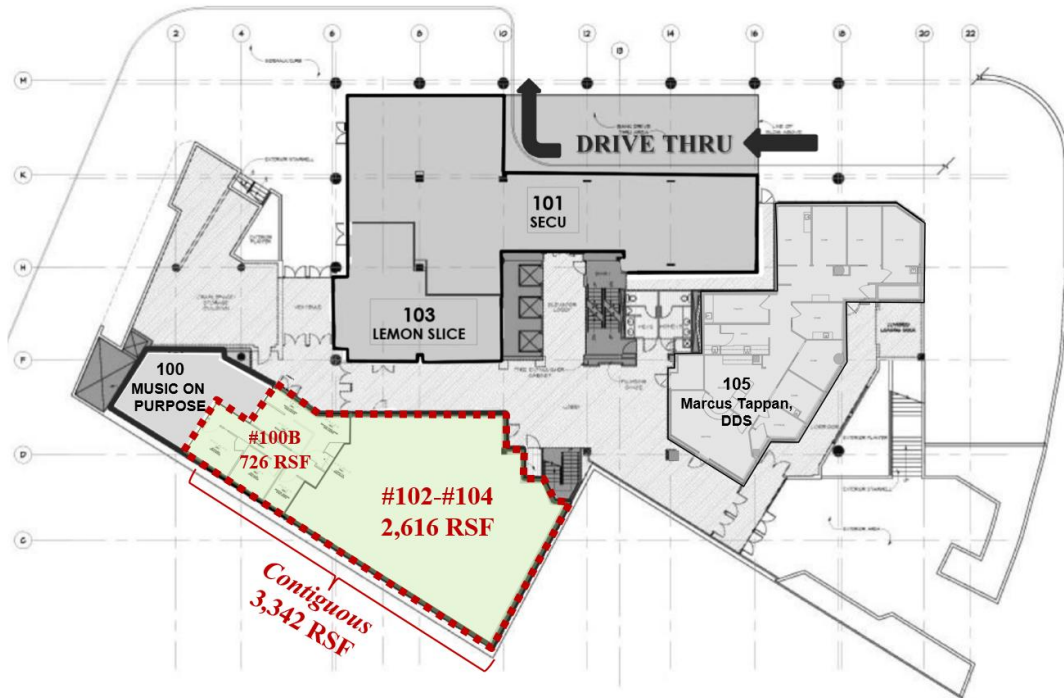
**AMR**  
COMMERCIAL, LLC.

ALEXANDER, MONTROSE, RITTENBERG  
Commercial Real Estate Brokerage  
Est. 1994

*Celebrating*  
**32**  
Years  
1994-2026

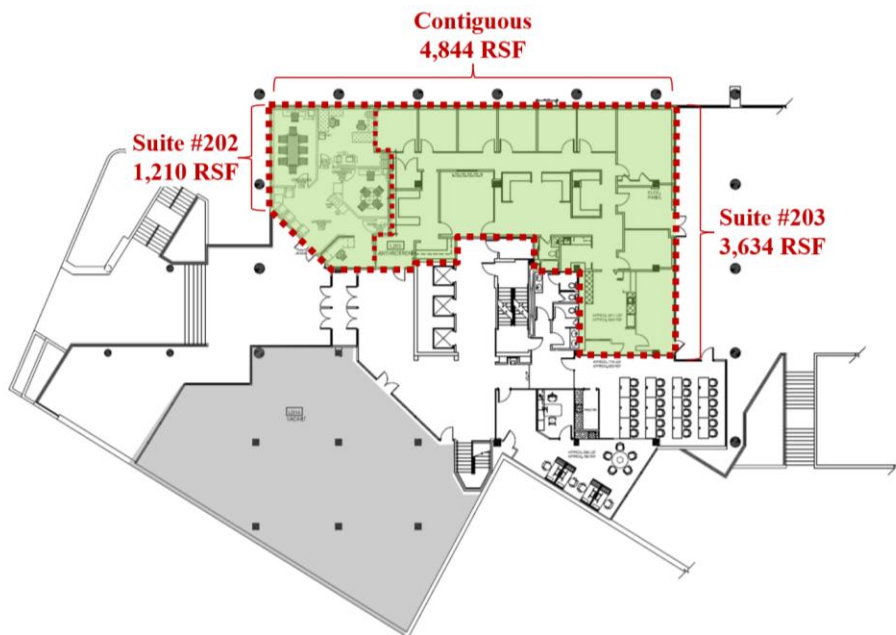
# 1ST FLOOR / LOWER LOBBY LEVEL

**726 RSF to 3,342 RSF**



# 2ND FLOOR / UPPER LOBBY LEVEL

**1,210 RSF + 3,634 RSF = 4,844 RSF combined**



*Not to Scale / Measurements Approximate*

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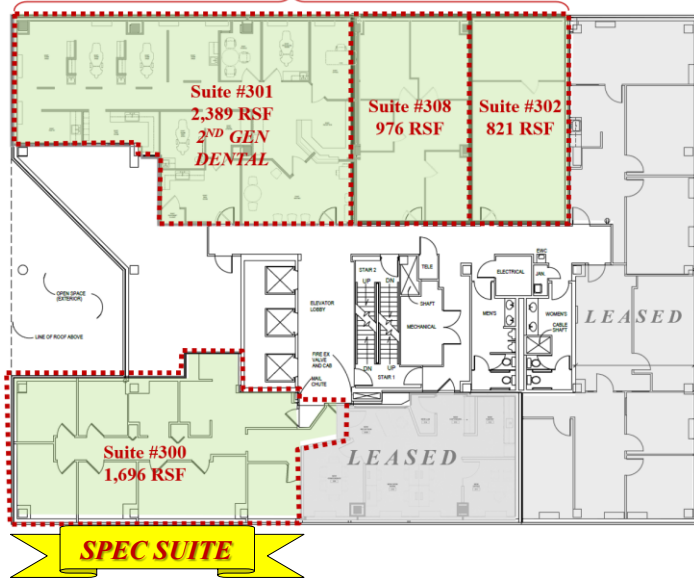


## 3RD FLOOR

821 RSF to 4,186 RSF OR 1,696 RSF\*

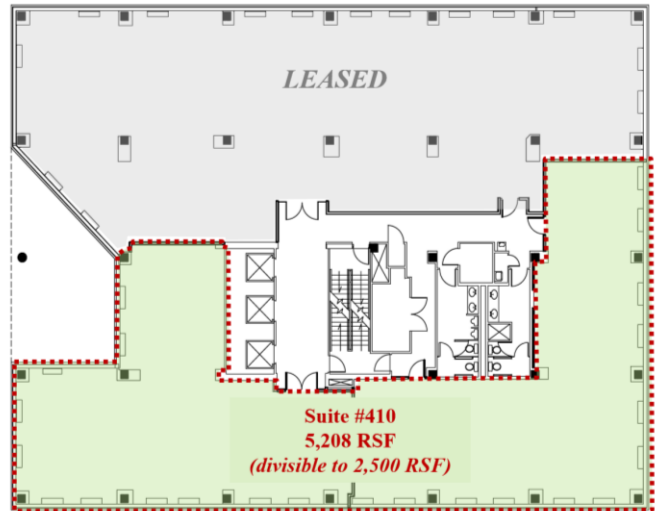
*\*Spec Suite*

Contiguous  
4,186 RSF



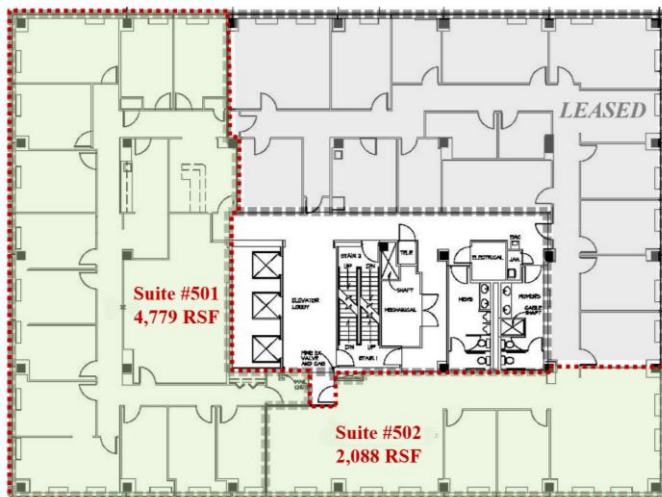
## 4TH FLOOR

5,208 RSF  
(divisible to 2,500 RSF)



## 5TH FLOOR

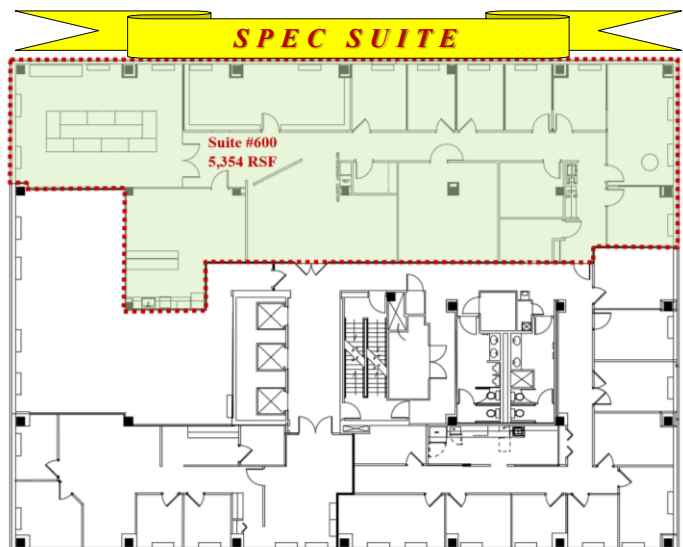
2,088 RSF + 4,779 RSF = 6,867 RSF combined



## 6TH FLOOR

5,354 RSF\*

*\*Spec Suite*

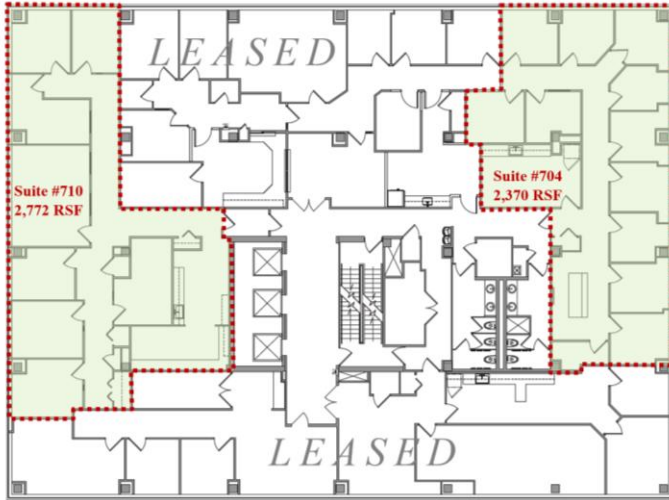


*Not to Scale / Measurements Approximate*

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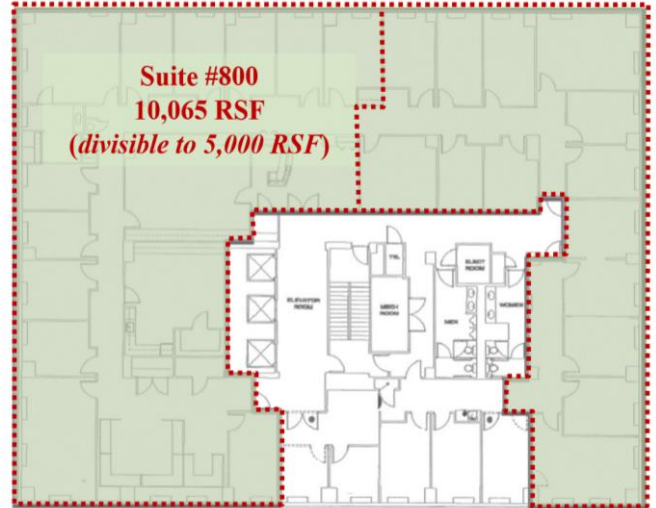
## 7TH FLOOR

**2,370 RSF OR 2,772 RSF**



## 8TH FLOOR

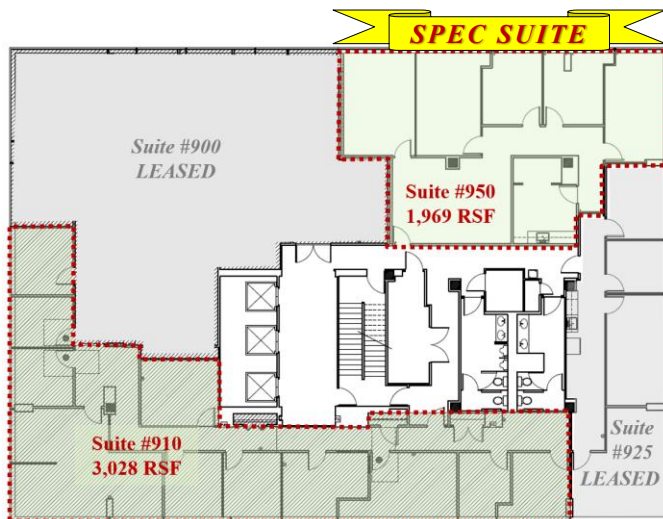
**10,065 RSF  
(divisible to 5,000 RSF)**



## 9TH FLOOR

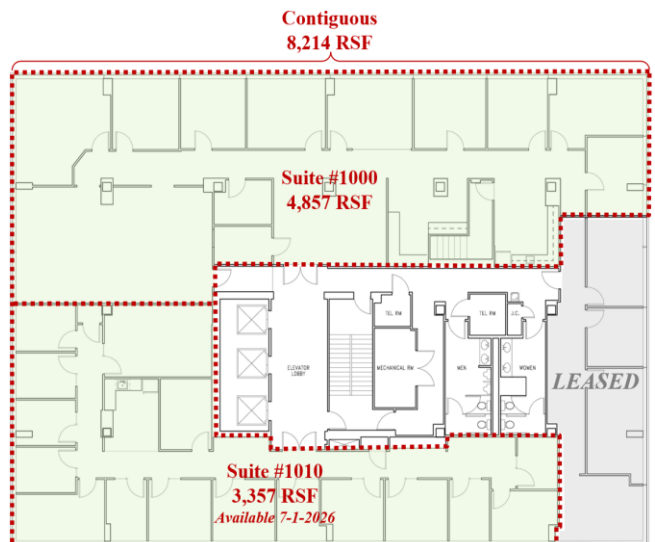
**\*1,969 RSF OR 3,028 RSF**

*\*Spec Suite*



## 10TH FLOOR

**3,357 RSF + 4,857 RSF =  
8,214 RSF combined**



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