

1530 WILSON  
BLVD

# Built for Today, Inspired by Tomorrow

Thoughtful Reinvestment, and  
Modern Workplace at the Gateway to  
Washington, DC.

JEMAL  
EQUITIES

1530 WILSON BOULEVARD, ARLINGTON, VA 22209



HIGHLIGHTS



# Your Foundation for Growth & Innovation

1530 Wilson Boulevard offers more than office space. It provides a stable, well-considered foundation for organizations looking to grow with purpose. Recent upgrades and a renewed focus on tenant experience allow the building to balance modern workplace expectations with a sense of permanence that endures.

New ownership and recent renovations have reimagined the building experience from the ground up, delivering a refined yet approachable environment that supports productivity, culture, and long-term success.

## KEY HIGHLIGHTS

- Brand-new 50-person conference center coming soon
- Class A office space in the heart of Rosslyn
- Newly renovated lobby, outdoor terrace, and fitness center
- LEED Gold and Energy Star certified for sustainability and efficiency
- Tenant-only amenity lounge and on-site concierge
- Professional on-site management for seamless day-to-day operations

AVAILABILITIES

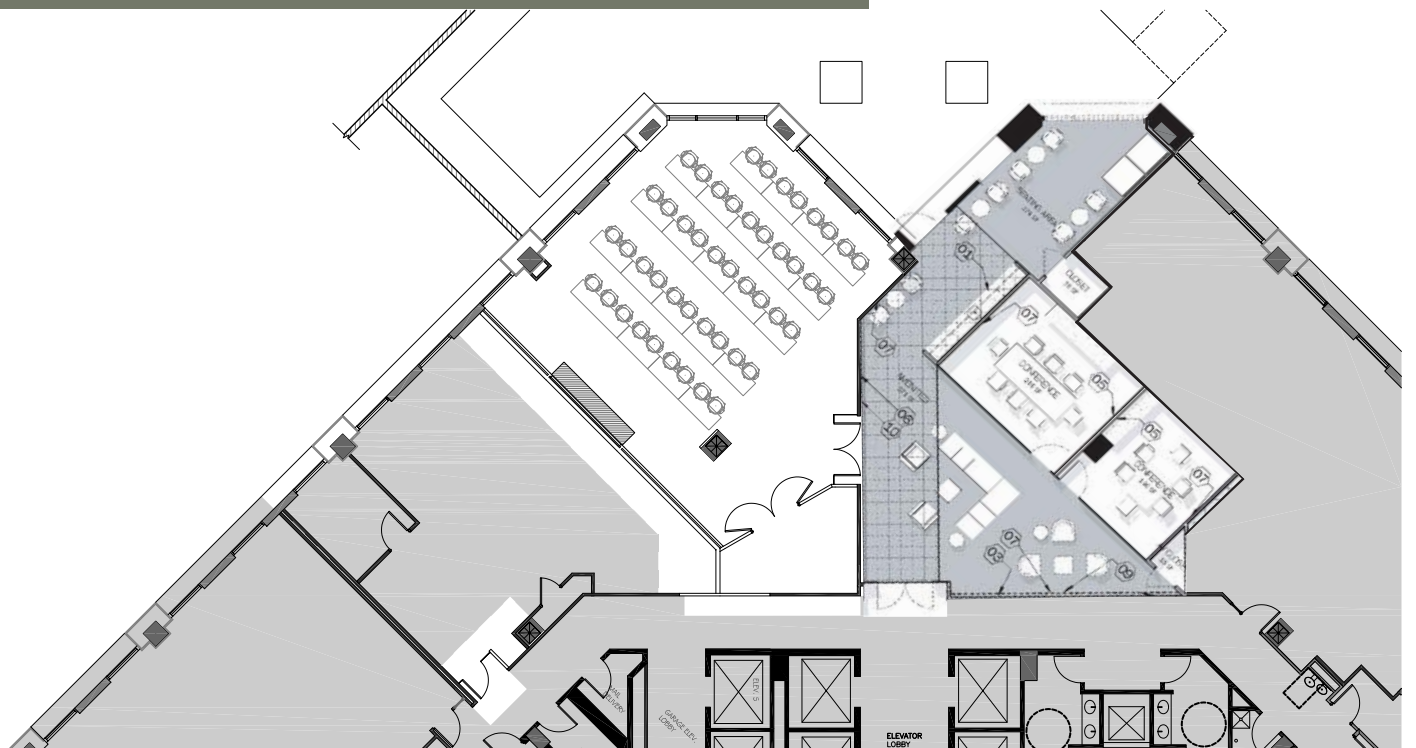
# Spaces That Evolve With You

No two businesses grow the same way, and 1530 Wilson is designed with that in mind. A wide range of suite sizes and configurations allows tenants to right-size today while remaining flexible for tomorrow.

Move-in-ready spec suites and customizable floor plates are built for efficiency, natural light, and adaptability as teams scale, reconfigure, or refine how they work.



## COMING SOON: 50-PERSON CONFERENCE CENTER



## NEIGHBORHOOD

# Your Gateway to DC and Beyond

1530 Wilson's address remains one of Rosslyn's most enduring advantages. Positioned at the gateway between Arlington and Washington, DC, the building connects tenants to the region's most important business, cultural, and transportation corridors.

Whether commuting, meeting clients, or stepping out for lunch, everything is within reach at 1530 Wilson Boulevard.

## LOCATION HIGHLIGHTS

- Steps from Rosslyn Metro (Blue, Orange, and Silver lines)
- Immediate access to I-66 and Route 50
- Minutes from Reagan National Airport
- Walkable to restaurants, cafés, retail, hotels, and fitness options



## RESTAURANTS

- |                          |                        |
|--------------------------|------------------------|
| 1 Guajillo               | 14 Sweetgreen          |
| 2 Mele Bistro            | 15 CAVA                |
| 3 Pho 75 Vietnamese      | 16 Salt                |
| 4 7-11                   | 17 Open Road           |
| 5 Saigon Noodles & Grill | 18 Potbelly Sandwiches |
| 6 Quinn's on the Corner  | 19 Wiseguy Pizza       |
| 7 Inca Social            | 20 Sfoglina            |
| 8 Barley Mac             | 21 Rhodeside Grill     |
| 9 South Block            | 22 Open Kitchen        |
| 10 Taco Rock             | 23 Café Sushi Garden   |
| 11 District Taco         | 24 Ravenna Pizza       |
| 12 Starbucks             | 25 Nando's PERi-PERi   |
| 13 Bethesda Bagels       | 26 Safeway             |

## RETAIL/HOSPITALITY

- |  |                 |
|--|-----------------|
| 1 Orangetheory                         | 14 CVS Pharmacy |
| 2 BASH Boxing                          | 15 Sonesta      |
| 3 Courtyard by Marriot                 | 16 Le Méridien  |
| 4 Safeway                              |                 |
| 5 Target                               |                 |
| 6 Wells Fargo Bank                     |                 |
| 7 Miracles Salon                       |                 |
| 8 Hyatt Centric Arlington              |                 |
| 9 Gold's Gym                           |                 |
| 10 E60 Fitness                         |                 |
| 11 Residence Inn by Marriott           |                 |
| 12 Anytime Fitness                     |                 |
| 13 Homewood Suites by Hilton Arlington |                 |



AMENITIES THAT INSPIRE

# Designed for Productivity, Built for Comfort

At 1530 Wilson, amenities aren't an afterthought, they're part of the experience. Each space has been thoughtfully designed to support focus, collaboration, wellness, and balance throughout the workday.

These are environments that encourage teams to connect, recharge, and perform at their best – without losing sight of comfort or quality.

## AMENITY HIGHLIGHTS

- Brand-new 50-person conference facility coming soon
- Tenant-only lounge with flexible seating and workspaces
- Fully equipped fitness center with locker rooms
- Outdoor terrace for meetings, breaks, or informal gatherings
- On-site concierge to support daily needs and operations



SUITE 105



FITNESS CENTER

[360° VIRTUAL TOUR](#)



OUTDOOR TERRACE

# Flexible by Design. Purposeful by Nature.

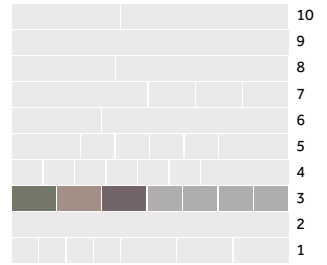
Each floor at 1530 Wilson Boulevard offers a distinct opportunity (offering move-in-ready or fully customizable floor plates) allowing tenants to create a workplace that reflects their culture and operational needs.




## 1st Floor



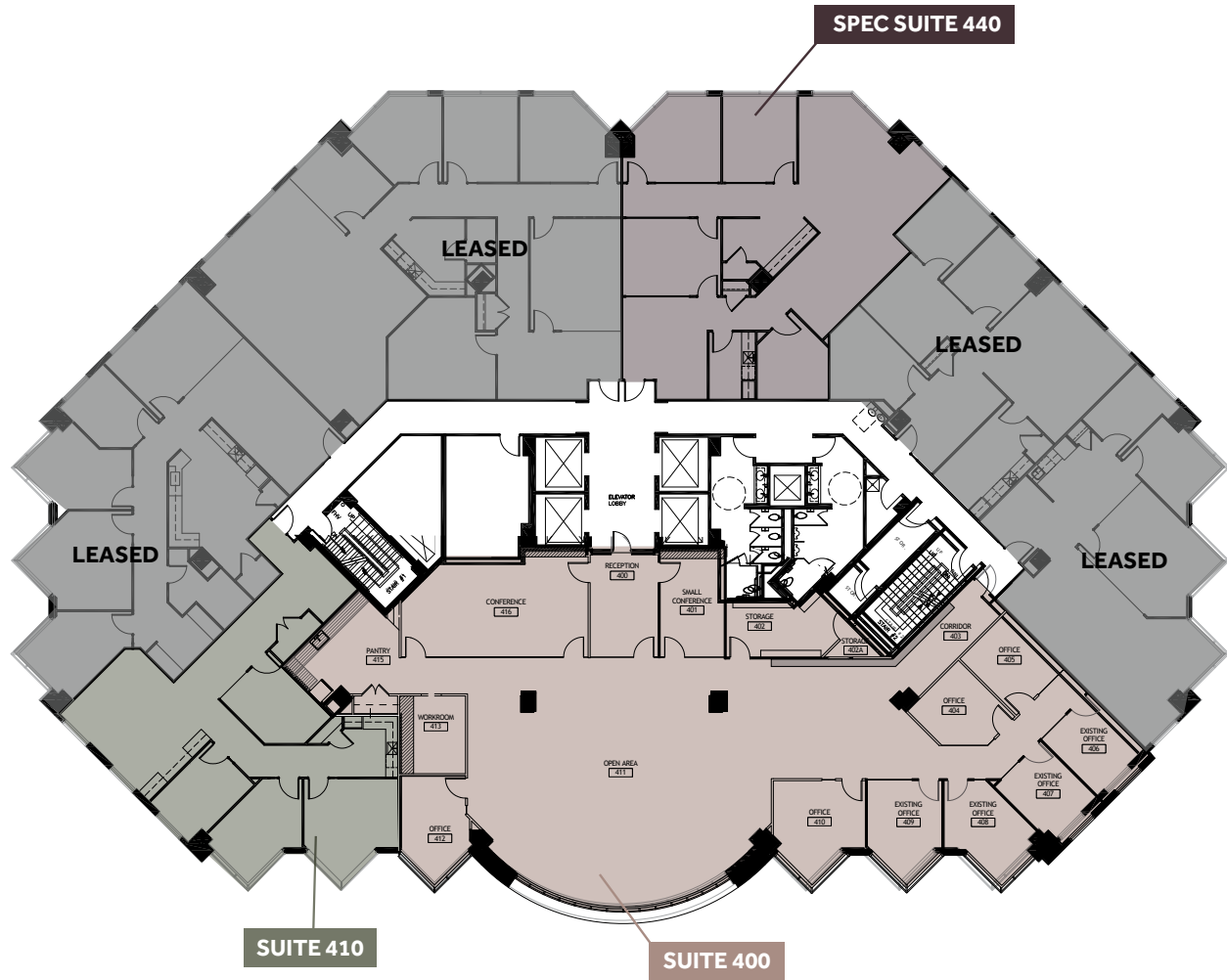
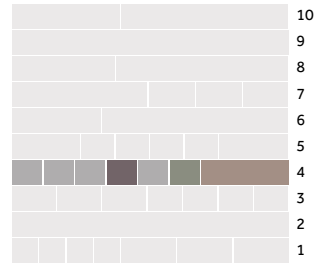
Suite	Size	Description	Virtual Tour
■ Suite 105	1,556 SF	Available immediately	<a href="#">View Here</a>




# 3rd Floor



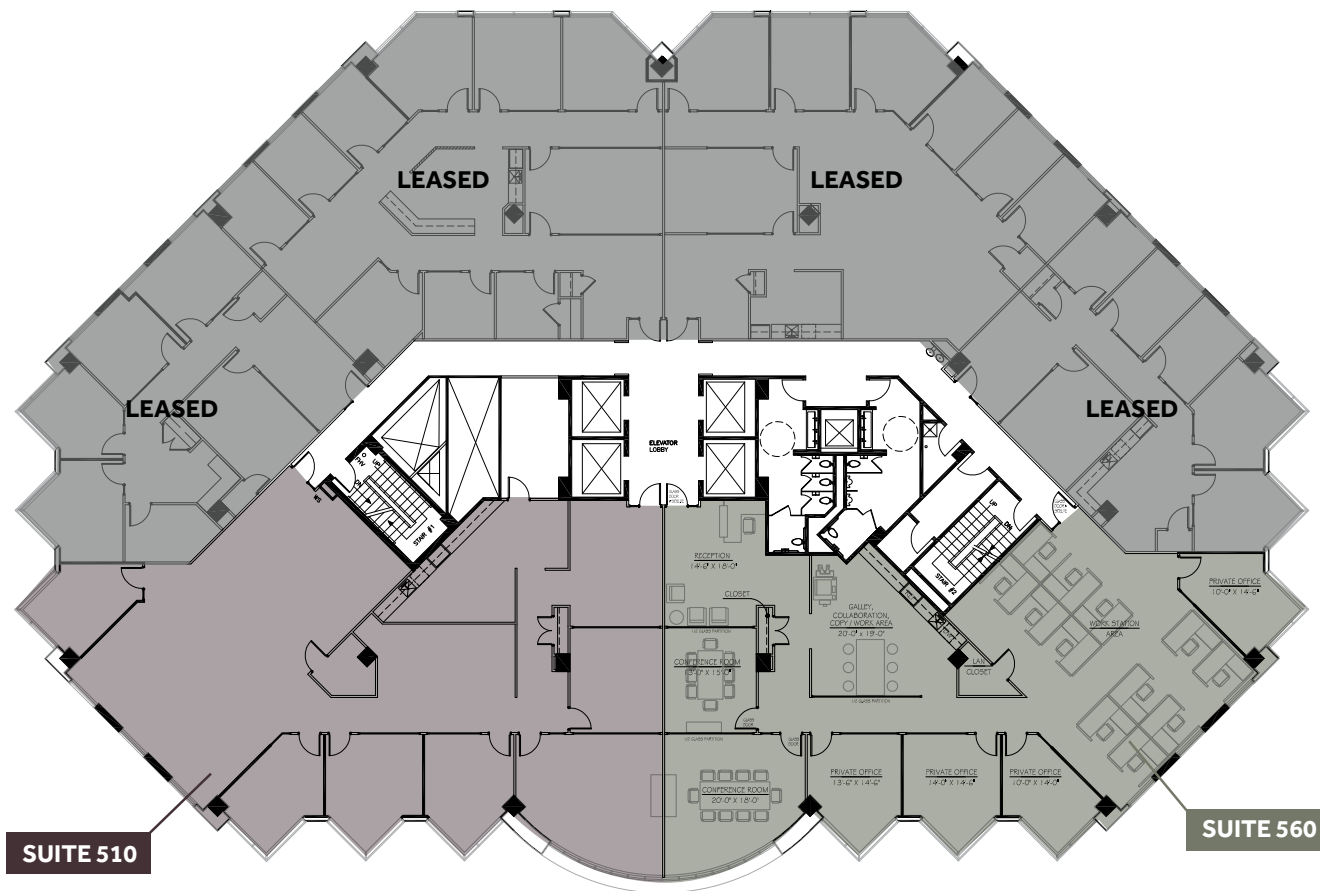
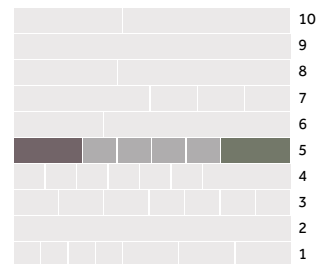
Suite	Size	Description	Virtual Tour
 Spec Suite 310	4,578 SF	Spec Suite available immediately - four private offices, conference room and open concept kitchen/bar.	<a href="#">View Here</a>
 Suite 320	2,029 SF	Available immediately	<a href="#">View Here</a>
 Suite 330	2,940 SF	Available September 2027	

# 4th Floor



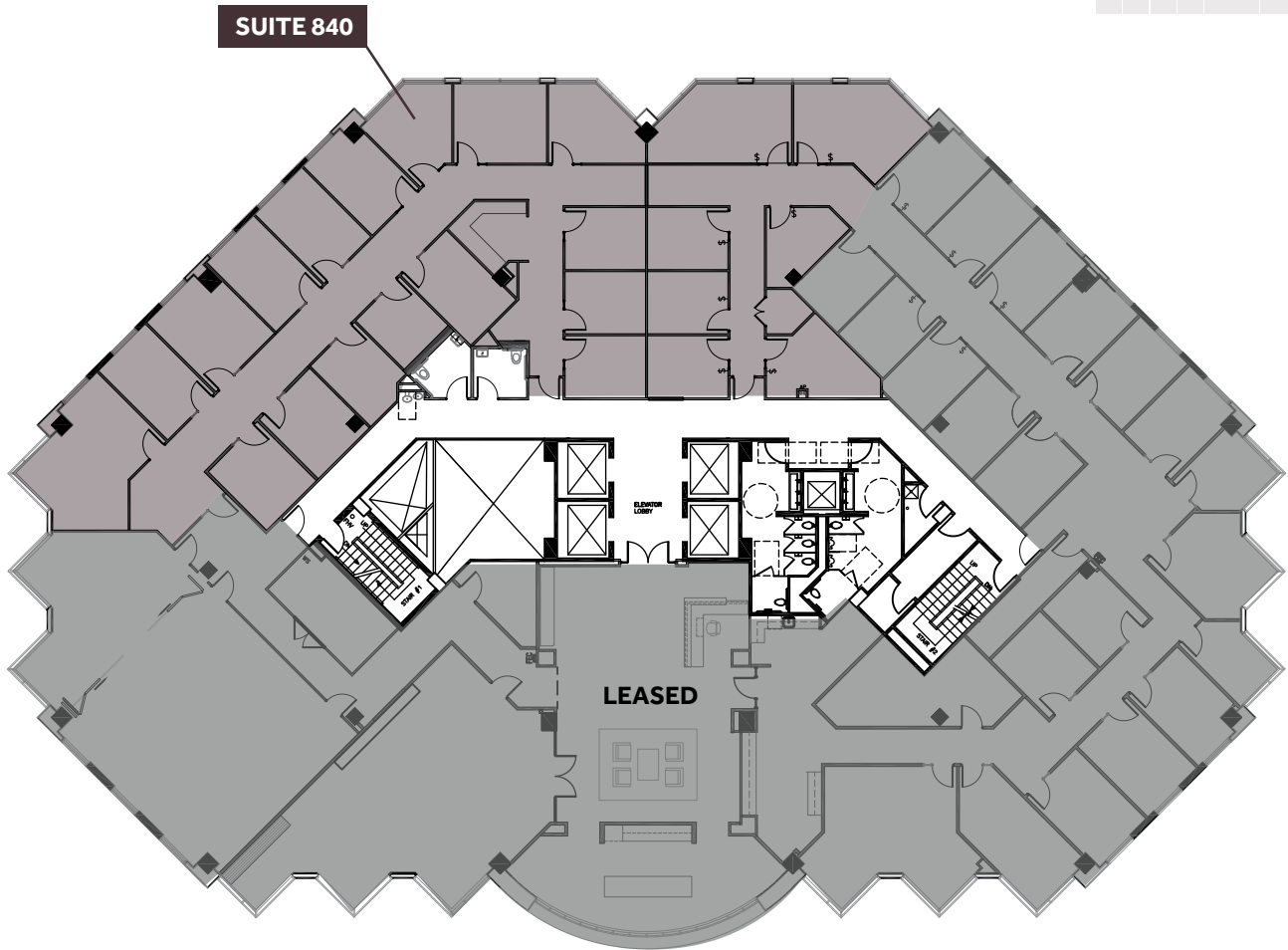
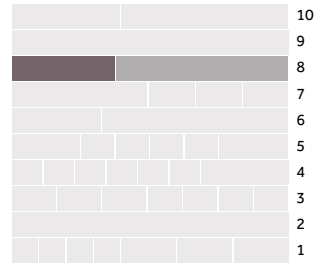
Suite	Size	Description	Virtual Tour
 Suite 400	6,003 SF	Available immediately - eight private offices, two conference rooms, kitchen & open area for workstations, direct lobby exposure.	
 Suite 410	1,736 SF	Available December 2026	
 Spec Suite 440	2,029 SF	Spec Suite available immediately - two private offices, conference room, direct lobby exposure.	<a href="#">View Here</a>

# 5th Floor



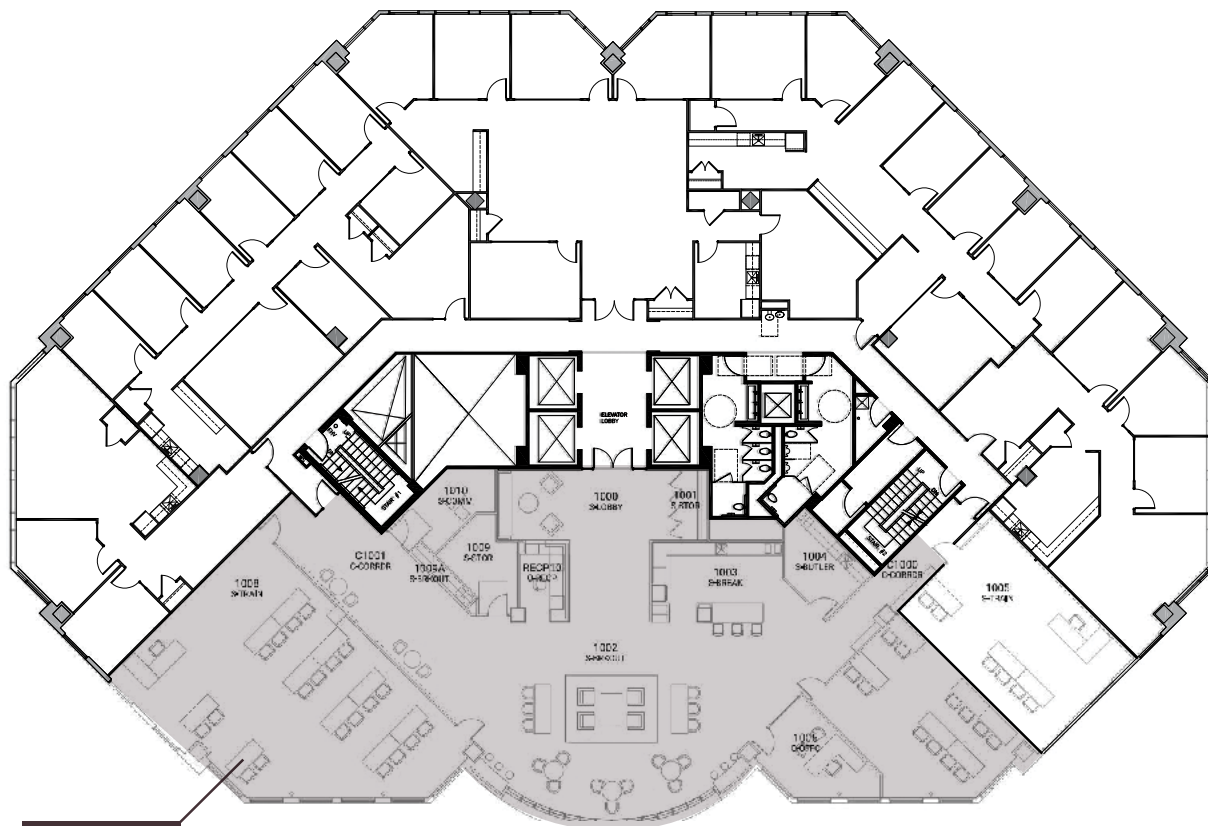
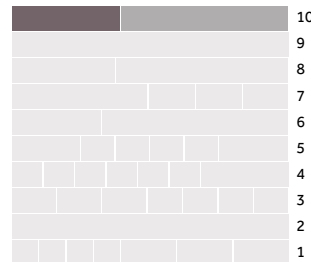
Suite	Size	Description	Virtual Tour
■ Suite 510	4,621 SF	Available immediately - four private offices, two conference rooms, kitchen & business area, direct lobby exposure.	<a href="#">View Here</a>
■ Suite 560	4,049 SF	Move-in ready space available immediately - four private offices, two conference rooms, multi-use kitchen/business area, open work area.	<a href="#">View Here</a>

# 8th Floor



Suite	Size	Description
■ Suite 840	6,021 SF	Current office-intensive layout available immediately - turnkey option is available, subject to term.

# 10th Floor



SUITE 1000

Suite	Size	Description	Virtual Tour
■ Suite 1000	6,678 SF	Fully furnished space available immediately, perfect for training or classroom use. Features a mostly open layout with two dedicated training rooms.	<a href="#">View Here</a>



1530 WILSON  
BLVD

# Discover What's Next

A workplace should support where you are and where you're going.  
At 1530 Wilson Boulevard, a timeless location meets modern  
opportunity, creating a foundation for what comes next.

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& MANAGEMENT

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