

MII

AT WORLDGATE

12950 WORLDGATE DRIVE
HERNDON, VIRGINIA

SUITES READY TO OCCUPY



OVERVIEW

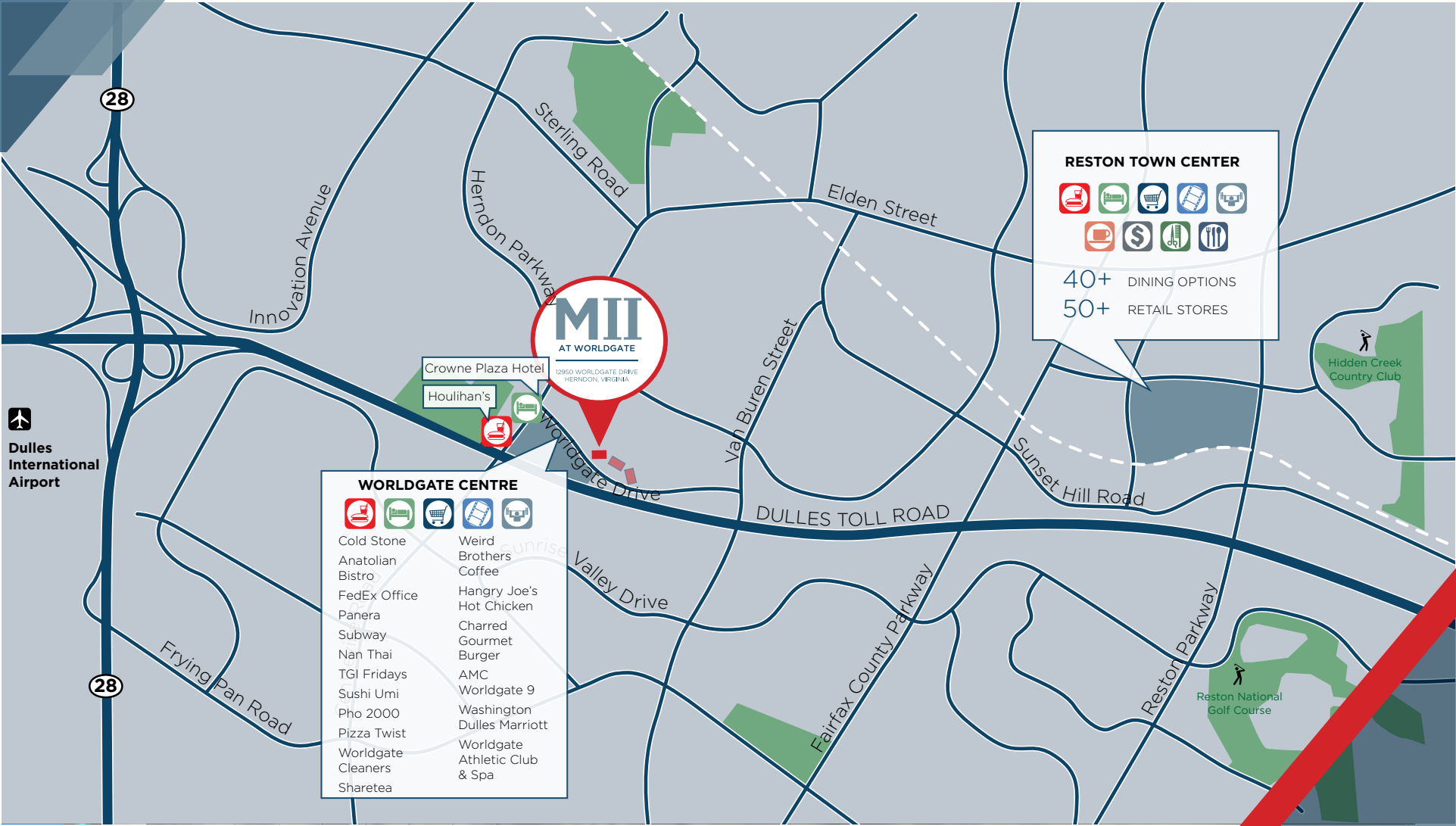
- Over 40,000 SF available.
- Tenant conference facility, lobby, elevator cabs, restrooms, and exterior hardscape renovations recently completed.
- Conveniently located directly across from Worldgate Centre with over 200,000 SF of amenities, including a full service Marriott Hotel, Worldgate Athletic Club & Spa, 9-screen movie theater and a variety of eateries and retail shops.
- Direct access to the Dulles Toll Road and only four miles to Dulles International Airport.
- Parking in structured garage.
- Building is LEED Gold certified.



CLICK FOR VIRTUAL TOUR



LOCATION & AMENITIES

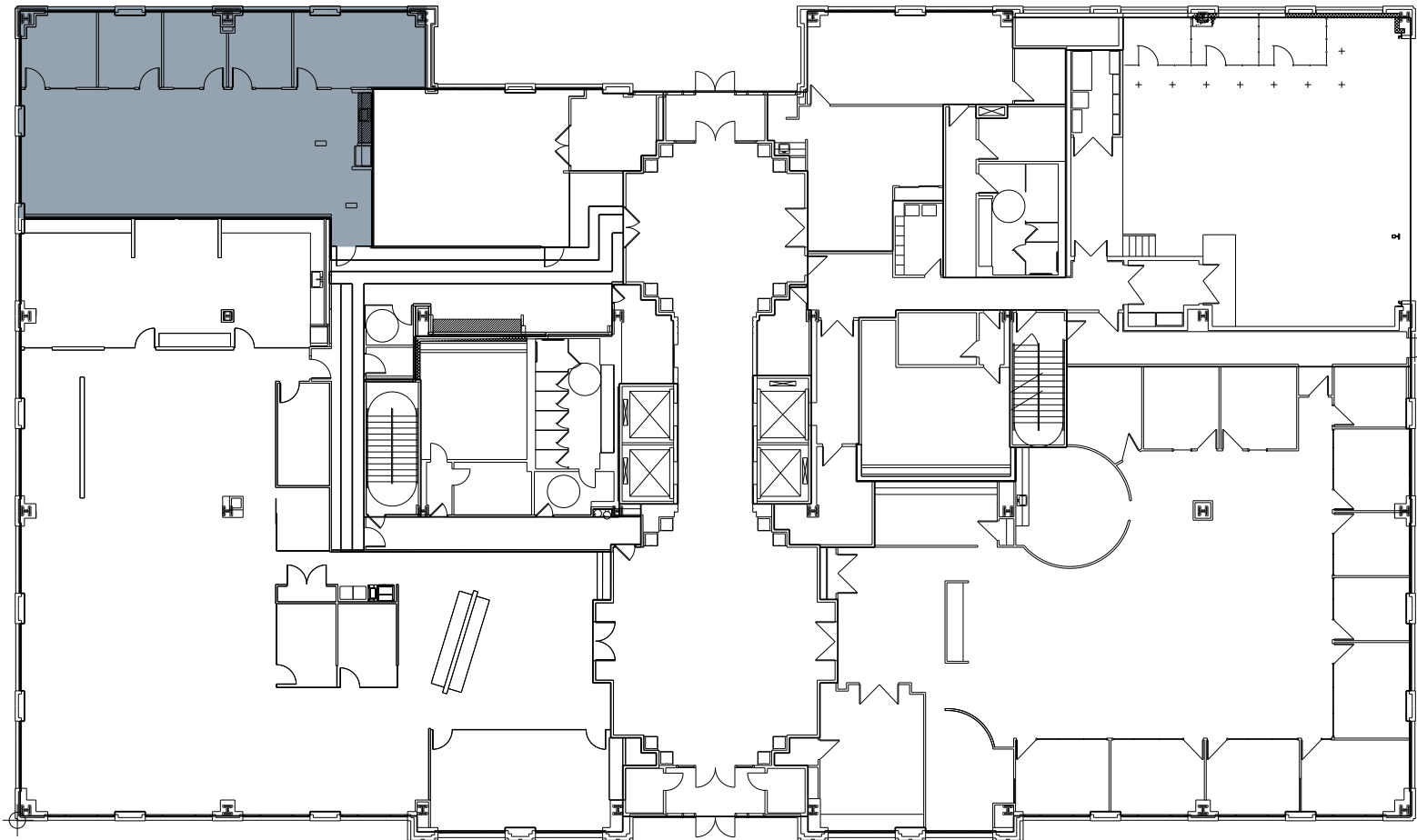


AVAILABILITY

1ST FLOOR

SPEC SUITE

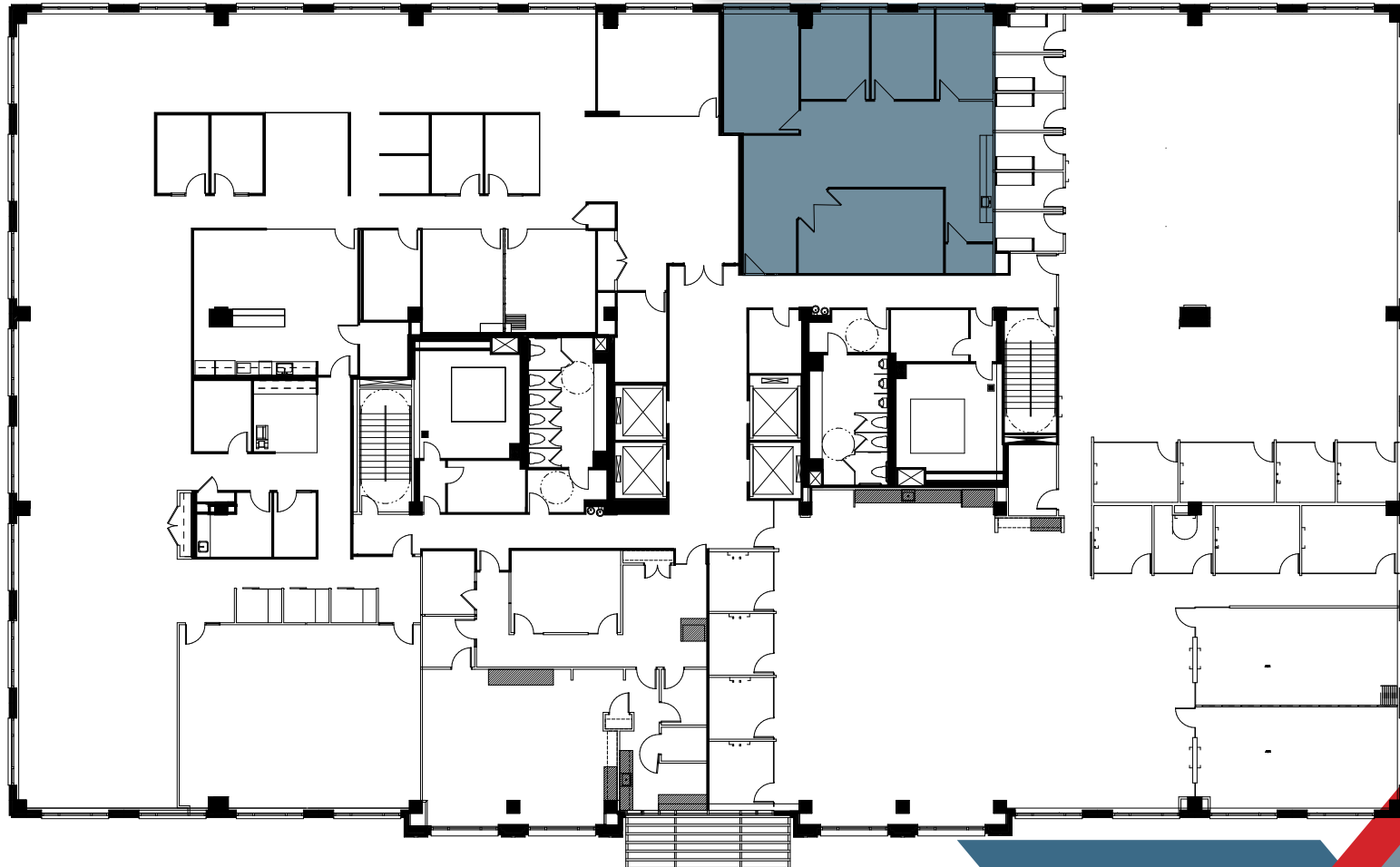
SUITE 110
SPEC SUITE
2,113 SF



AVAILABILITY 2ND FLOOR



SUITE 230
1,986 SF



AVAILABILITY 4TH FLOOR



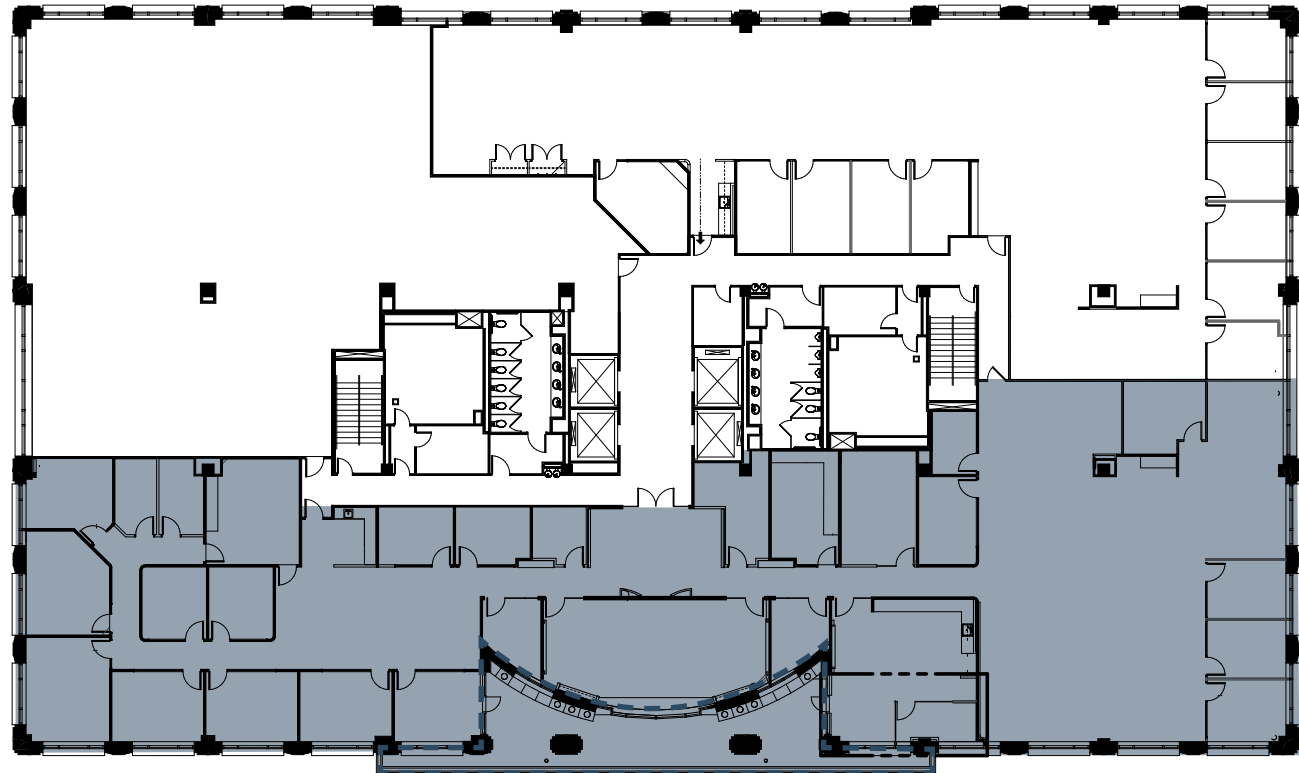
SUITE 400
5,834 SF



AVAILABILITY 7TH FLOOR

PRIVATE BALCONY

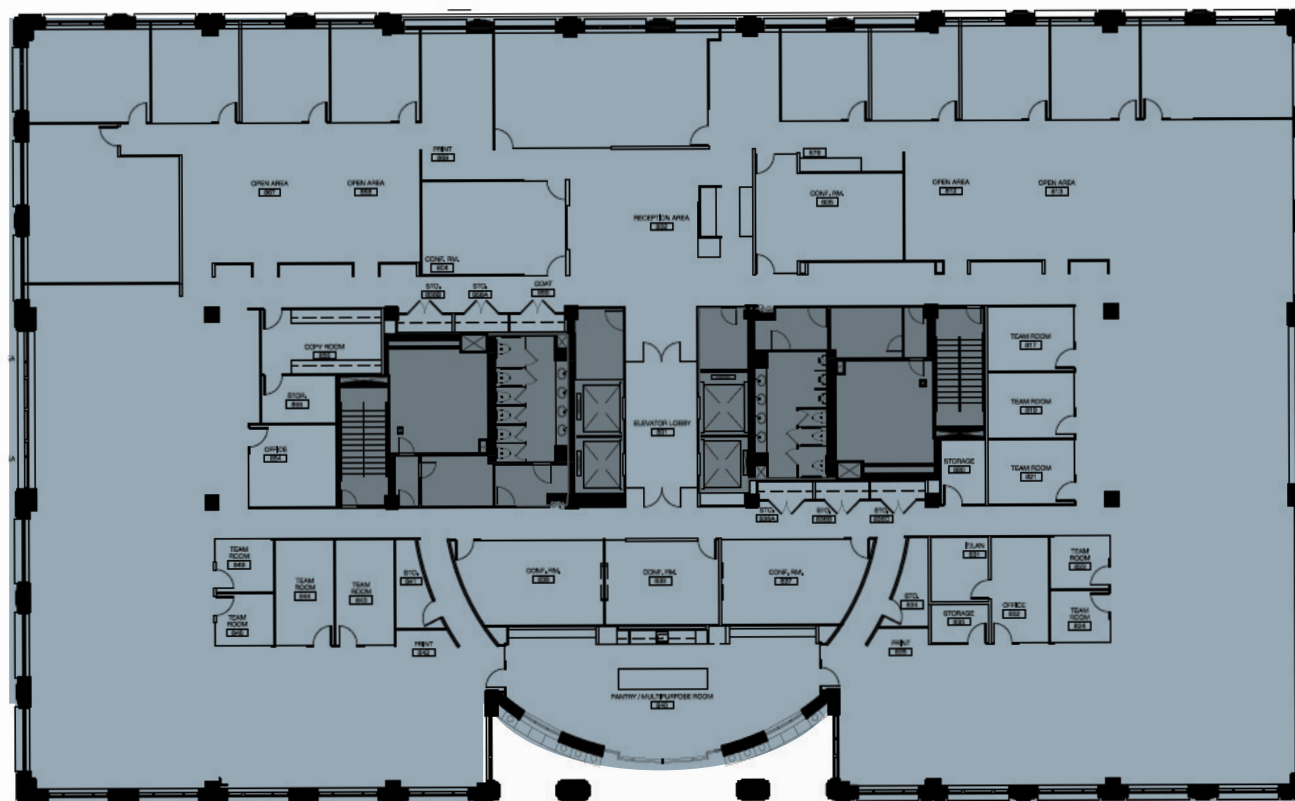
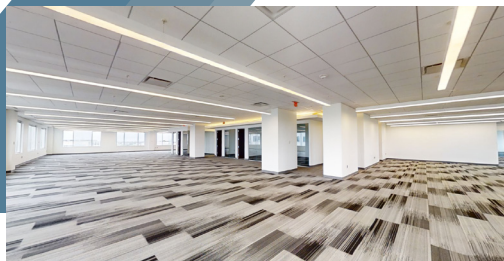
OVER 40,000 SF CONTIGUOUS WITH A TOLL ROAD SIGN



SUITE 700
13,051 SF
AVAILABLE 7/1/2027
PRIVATE BALCONY

AVAILABILITY 8TH FLOOR

OVER 40,000 SF CONTIGUOUS WITH A TOLL ROAD SIGN



SUITE 800
27,308 SF

CONTACT INFORMATION

OWNED BY:

WESTBROOK PARTNERS

LEASING BY:

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