



1<sup>st</sup> Floor - Signage



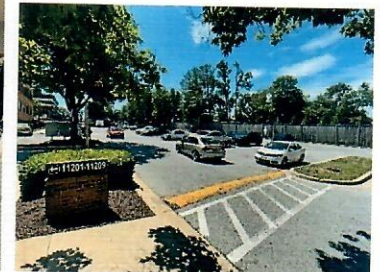
Reception / Waiting Room



Double Sink/Counter



Patient Room



Significant free parking in complex

1<sup>st</sup> Floor – Medical, Office, Personal Services or Retail

**888 sq. ft. - FOR LEASE**

**11223 Lockwood Drive, Silver Spring, Md. 20901**

**SPACE:** 11223 Lockwood Drive (Unit 10-1 White Oak Professional Office Park) This unit is in terrific condition! This street level unit is ideal for medical, office or personal services uses. The space has front, side and rear windows, 3 patient rooms or offices, receptionist room with counter and cabinets, waiting room, ½ bathroom, sink/counter and space for a refrigerator, florescent lighting and drop ceiling. Landlord pays the condo fee & real estate tax. Tenant pays for electricity. Space will be ready for occupancy August 1, 2026. Unit has its own separate heat pump, air handler and electric meter. The trash dumpster is located in the complex for tenant's normal office trash.

**PRICE:** \$2,200 per month, plus electric.

**PARKING & SIGNAGE:** Tenant will install its sign panel in a sign box overtop the front facade in accordance with the association guidelines. There is adequate free non-assigned parking.

**LOCATION:** The property is accessible by going north on Route 29 from the beltway towards White Oak, turn right on Lockwood Dr. proceed up the hill to the complex (look for the White Oak Professional Park sign) on the right just before New Hampshire Avenue. Once in the complex the unit is located the the left of the mail boxes.



Receptionist



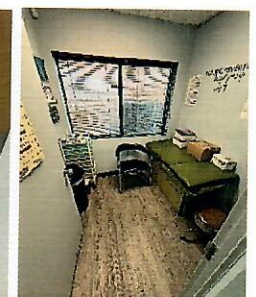
Reception pass through



½ Bath



Patient Room/Office



Patient Room/Office

This information was furnished to us by sources we deem to be reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions changes of price, prior sale or withdrawal from the market without notice.

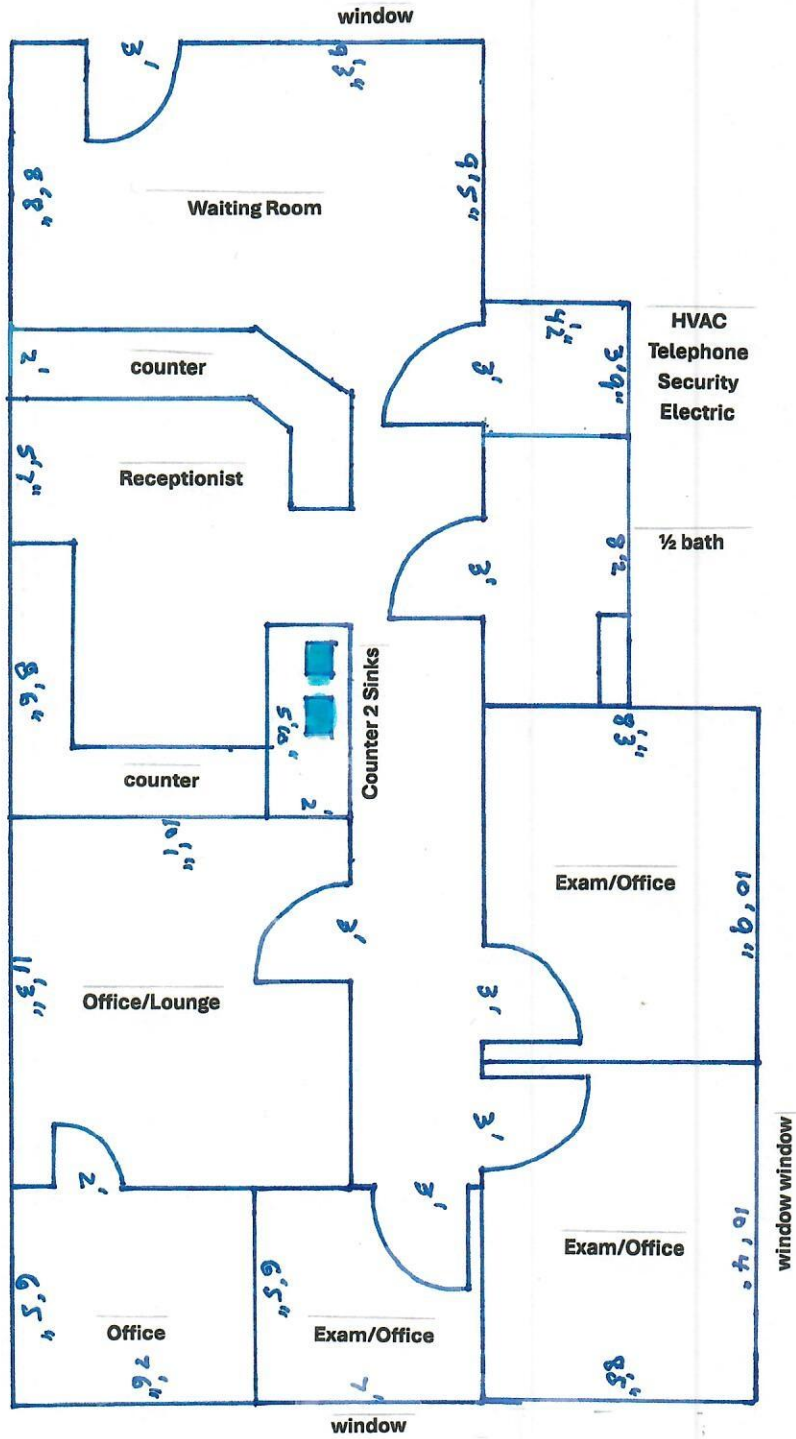
*Celebrating 40 Plus Years!*

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11223 Lockwood Drive (888 s.f.)

Silver Spring, Md.



This is an approximate interior sketch of the space for lease. If exact measurements are required one should remeasure for accuracy.