



**LERNER**

*Washington's Address for Business®*



# FALLSGROVE

VILLAGE OFFICE CENTER

14955 Shady Grove Road

## Join the Region's Best at Montgomery County's Premier 5-star Medical Building

Johns Hopkins Community Physicians

Maryland Oral Surgery Associates

Fallsgrove Orthodontic Center

Pediatric Associates of Montgomery County

Fallsgrove Center for Dentistry



**GITTLESON  
ZUPPAS**  
MEDICAL REALTY





### OPTIMAL LOCATION

Walk to Shady Grove Adventist Hospital,  
Hilton Garden Inn, Homewood Suites,  
and Falls Grove Village Center  
(featuring Safeway, Starbucks, Chipotle,  
Panera, Krispy Kreme, and Jersey Mike's)



### AVAILABILITY

Up to 11,788 SF of 1st floor built-out  
medical space available with building  
signage opportunity

High end built-out medical suites  
starting from 2,000 SF to 10,000+ SF



### ADDITIONAL FEATURES

Class A Medical Office Building  
Abundant surface and garage parking;  
4 spaces per 1,000 SF parking ratio  
Convenient access to I-270



CONTACT US TODAY

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