



Nichols Management, Inc.

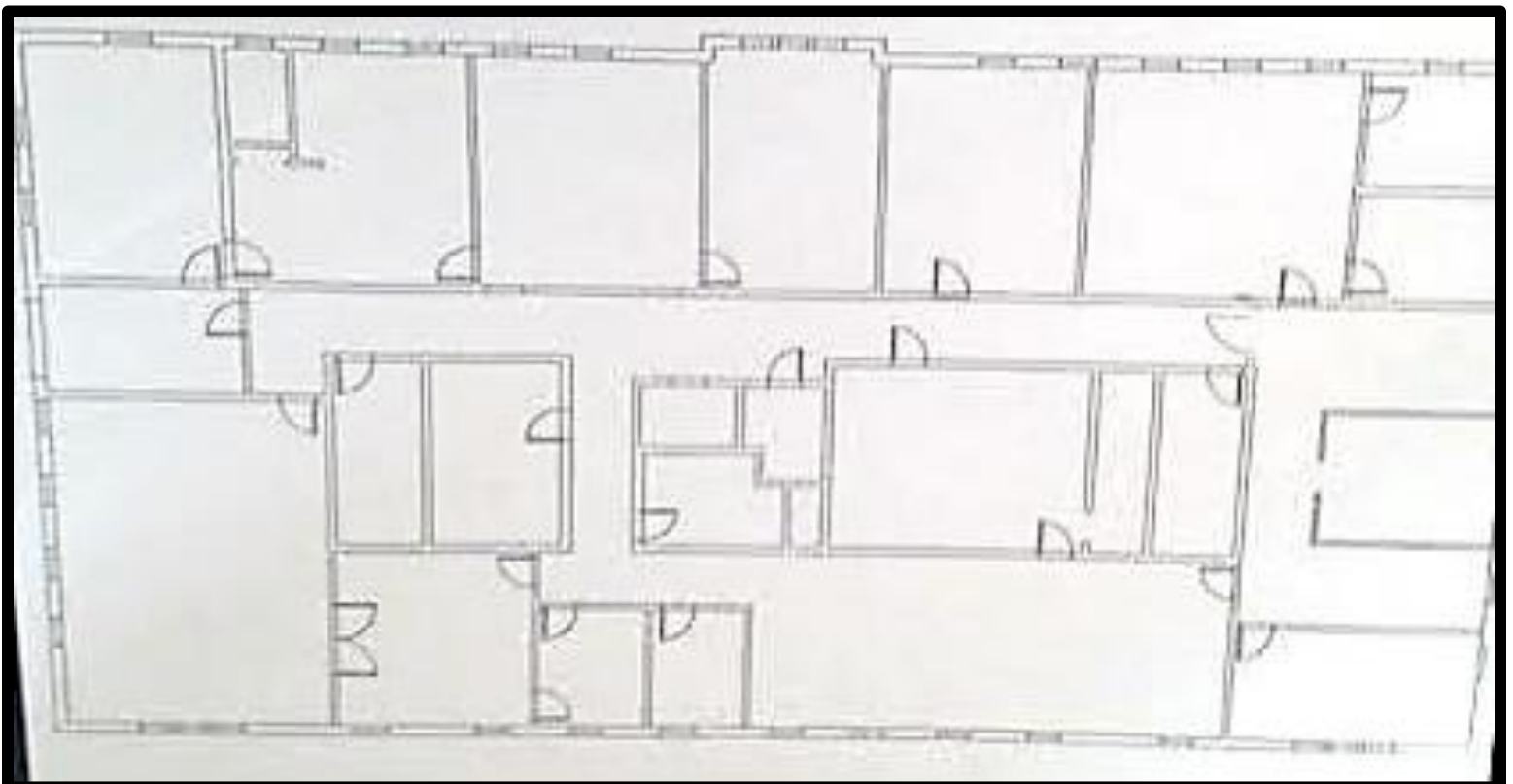
Bentley Building
17810 Meeting House Road
Sandy Spring, Maryland 20860

Property Type:	Office	Year Built:	1977
Status:	Existing	Smallest Space:	450 SF
Stories:	3	Largest Space:	3,047 SF
Typical Floor:	6,500 SF	Total Space Available:	5,302 SF
Building Size:	21,825 SF	Rent/SF/YR:	22.00-26.00
Parking:	Free Surface	Parking Spaces Ratio:	3/1,000 SF
Amenities:	Numerous amenities within the office complex and immediate area include dance, karate, yoga, spinning and other exercise facilities, restaurants, banks, post office, schools, bakery, women's boutique, dentist and pediatrician. Building is connected to adjacent Moore Building by an enclosed walkway.		

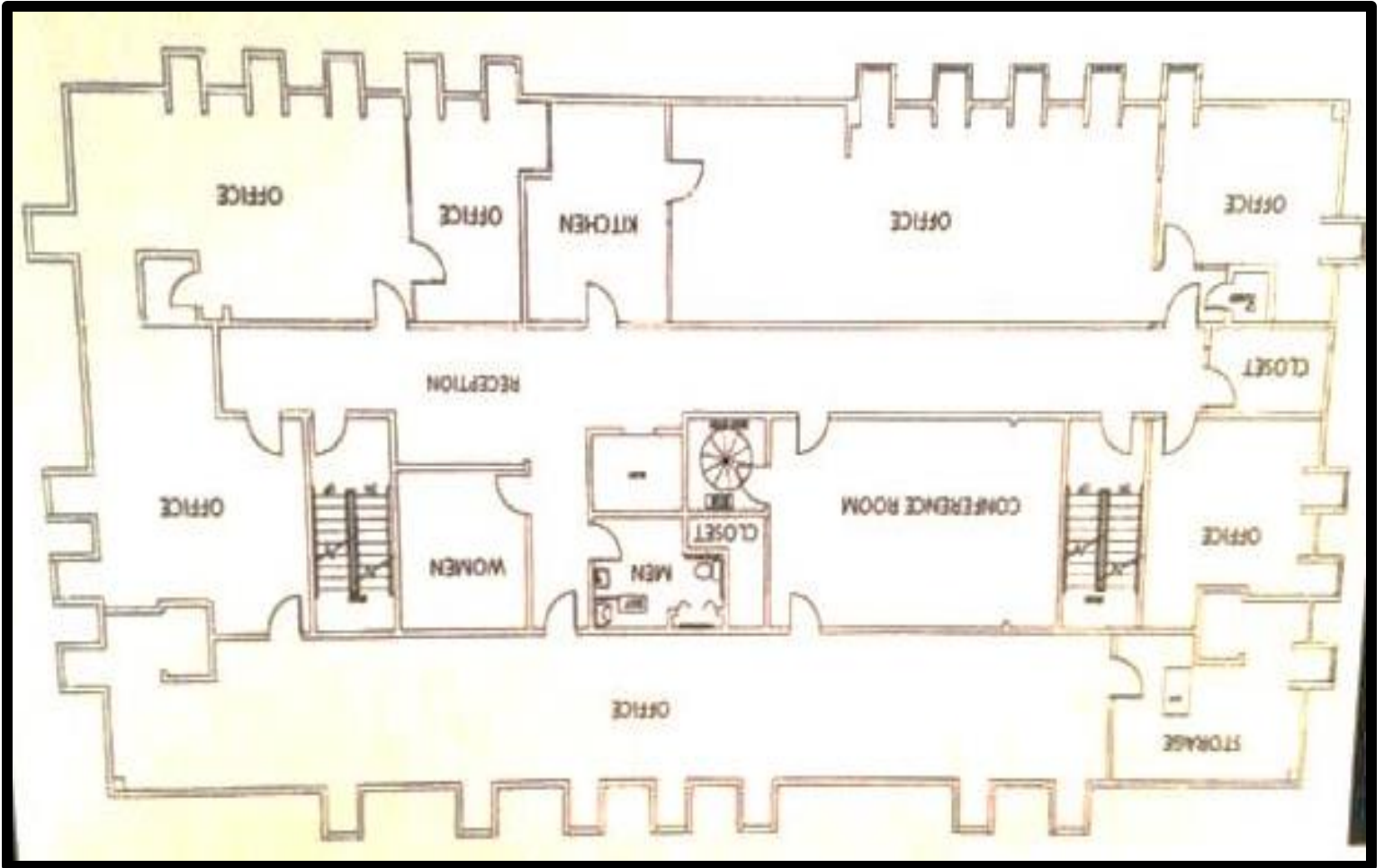
Space Available

Floor	Square Foot Available	Rent	Occupancy	Lease	Space Use
2 nd Floor	2,255 SF	22.00-26.00 SF/YR	Vacant	3-5YR	Office
3 rd Floor	809 SF	22.00-26.00 SF/YR	Vacant	3-5YR	Office
3 rd Floor	1,016 SF	22.00-26.00 SF/YR	Vacant	3-5 YR	Office
3 rd Floor	1,222 SF	22.00-26.00 SF/YR	Vacant	3-5 YR	Office

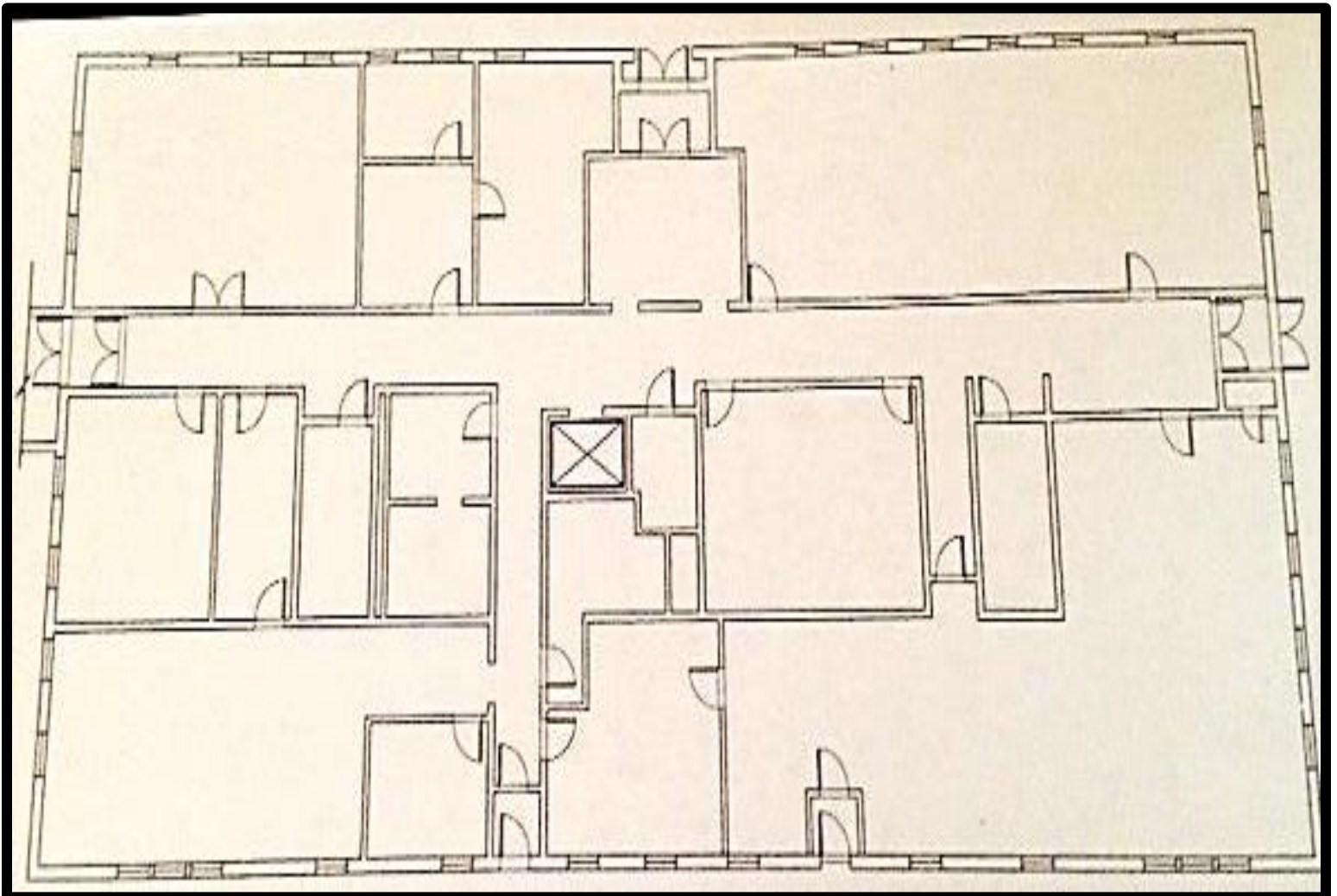
First Floor Bentley Building



Third Floor Bentley Building



First Floor Bentley Building



Contact: Babi Meekins

Director of Management and Leasing

(301) 924-5258 | Fax (301) 924-5245

Direct (240) 324-9853 Cell (301) 706-3306

bmeekins@nicholsmanagementinc.com