

PROPERTY OVERVIEW

COLUMBIA CORPORATE PARK 100 BUILDING II

6011 UNIVERSITY BOULEVARD, ELLICOTT CITY, MD 21043



6011

Building Information

- 26-acre park featuring Class A office and mixed use retail; five buildings totaling 301,851 SF
- Located at the Route 100 Snowden River Parkway interchange; three minutes to I-95
- Merge by Merritt -- employee amenities, services and experiences
- Fitness center and 40-seat shared conference room located within the park
- Daycare located within the park
- Parking ratio of 4/1,000 with 306 covered parking spaces
- 10' finished ceiling height
- Comcast and FiOS service available
- Loading dock capability
- High speed gear traction elevators
- Premium parabolic lighting fixtures
- Computerized state-of-the-art air conditioning and heating system featuring overhead variable air volume (VAV) cooling and perimeter hot water hydronic heat. HVAC system allows for an infinite number of cooling zones
- Over one million SF of business support and service retail facilities, as well as restaurants and hotels, surround the park



Surrounding Amenities

- Aida Bistro & Wine Bar
- Azul 17 Mexican Cuisine
- Baja Fresh Mexican Grill
- Bertucci's Brick Oven Restaurant
- Bob Evans
- Bon Fresco
- Boston Market
- Cheeburger Cheeburger
- Chick-fil-A
- Chipotle
- Don Pablo's
- LongHorn
- Noodles & Co
- Nottingham's
- Olive Garden
- Panera Bread
- Pub Dog
- Qdoba Mexican Grill
- Red Lobster
- Red Robin
- Romano's Macaroni Grill
- Smoothie King

Site Plan

Columbia Corporate Park 100 Building II

6011 University Boulevard

4 - Story Office

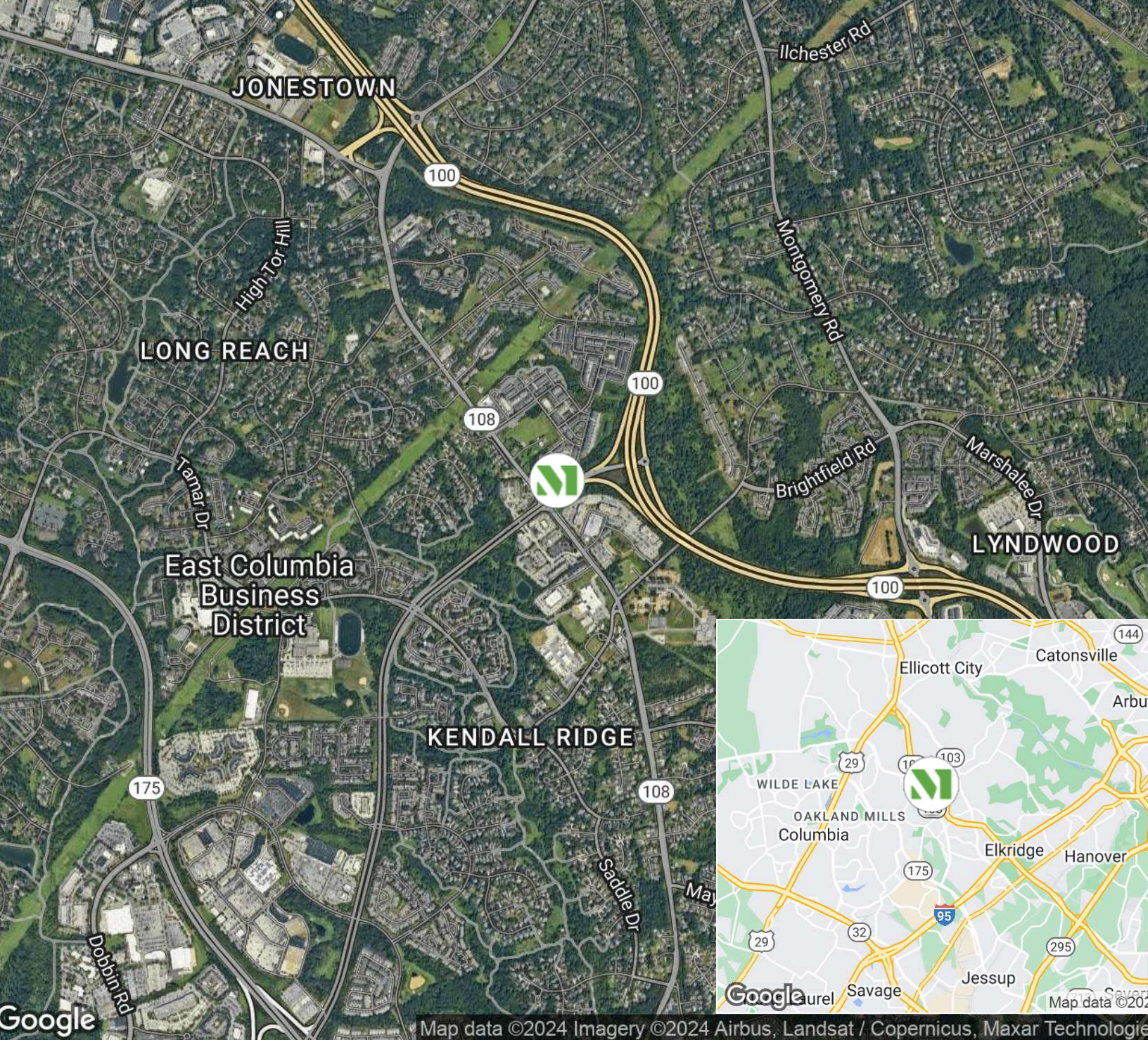
95,333 SF



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STEVE MARTIN
PRESIDENT
FIRAXIS GAMES





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For additional information or to schedule a tour, contact:

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