

FEATURED OFFICE REPOSITIONING



BETHESDA TOWERS BETHESDA, MD

3 office buildings with below grade parking, 565,000 sf of office on 2.8 Acres

SETTLEMENT PENDING | CPG REPRESENTS THE BUYER

HUNTERS BRANCH FAIRFAX, VA

Office campus to be redeveloped into 472-unit apartment building and 76 two-over-two stacked townhomes

\$28.9MM | CPG REPRESENTED THE BUYER OFF-MARKET



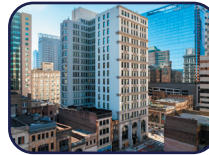
4405 EAST WEST HIGHWAY
BETHESDA, MD
55,845 SF Property with an existing 57,000 SF office building to be redeveloped
\$21.5MM
CPG EXCLUSIVELY REPRESENTED THE SELLER



HUNTERS BRANCH PHASE II
FAIRFAX, VA
Development of 76 two-over-two stacked townhomes
\$17MM
CPG EXCLUSIVELY REPRESENTED THE SELLER



CONNER COMMERCE CENTER
MANASSAS PARK, VA
Existing 70,590 SF mixed-use building with future development potential
\$12.5MM
CPG EXCLUSIVELY REPRESENTS THE BUYER



ONE CALVERT PLAZA
BALTIMORE, MD
Existing 16-story 169,098 SF office building purchased for a conversion to multifamily apartments
\$11.1MM
CPG EXCLUSIVELY REPRESENTED THE SELLER



WILLOWWOOD PLAZA
FAIRFAX, VA
Two non-contiguous surface parking lots to be redeveloped for multifamily apartments and for-sale housing
\$10.44
CPG SOURCED BUYER OFF-MARKET



WASHINGTON SQUARE
ROCKVILLE, MD
Existing 25,296 SF office on 2.17 acres to be redeveloped into 48 stacked townhomes
\$8.23MM
CPG EXCLUSIVELY REPRESENTS THE SELLER



PARKLAWN PLAZA
ROCKVILLE, MD
Existing 44,030 SF office on 1.75 acres to be redeveloped
\$4.55MM
CPG EXCLUSIVELY REPRESENTED THE SELLER



4401 FAIR LAKES COURT
FAIRFAX, VA
Existing 55,972 SF office on 5.9 acres
\$4MM
CPG REPRESENTED THE BUYER OFF-MARKET



CRESTWOOD SQUARE
FREDERICK, MD
Former 57,784 SF office on 12.1 acres to be redeveloped for multifamily apartments and for-sale housing
SETTLEMENT PENDING
CPG EXCLUSIVELY REPRESENTS THE SELLER



2525 MT. VERNON AVE
ALEXANDRIA, VA
Existing 43,000 SF office building to be converted into residential/mixed-use
UNDER CONTRACT
CPG EXCLUSIVELY REPRESENTS THE SELLER



9190 ROCKVILLE PIKE
BETHESDA, MD
Existing 34,207 SF office building on 1.78 acres in Bethesda with redevelopment potential
OFFERS RECEIVED
CPG EXCLUSIVELY REPRESENTS THE SELLER



8807 COLESVILLE ROAD
SILVER SPRING, MD
Existing 17,390 SF investment property with future development potential
OFFERS RECEIVED
CPG EXCLUSIVELY REPRESENTS THE SELLER



600 E STREET
WASHINGTON, D.C.
Office Repositioning Opportunity for Up to 380k SF
OFFERS RECEIVED
CPG EXCLUSIVELY REPRESENTS THE SELLER



30 W GUDE DRIVE
ROCKVILLE, MD
Existing 128,440 SF office building on 7.2 acres, zoned MXE
FOR SALE
CPG EXCLUSIVELY REPRESENTS THE SELLER