

**1300 Caraway Court, Largo,  
Prince George's County, MD**  
*Office Condominiums For Sale*



**\*\* New Custom  
Buildout Included \*\***



**\*\* 90% Financing to  
Qualified Buyers \*\***

**Property Features**

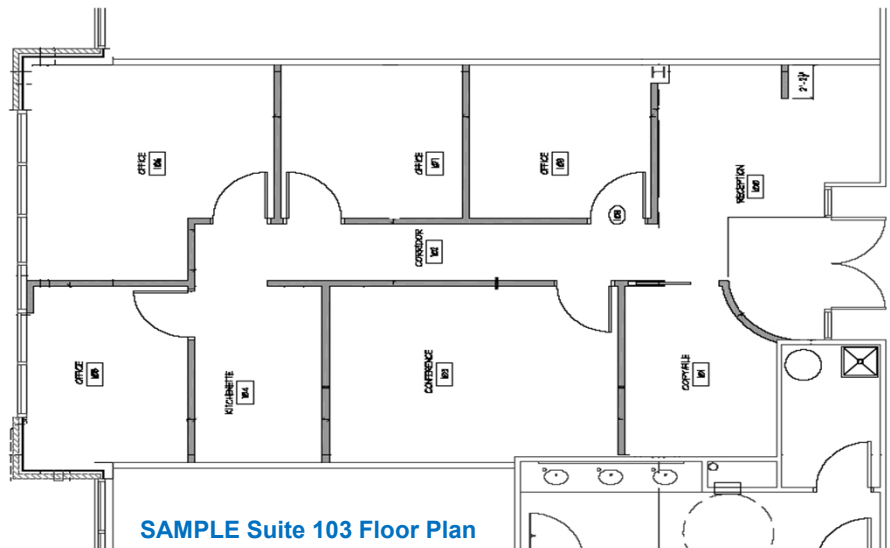
- 25,000 square foot two-story Class "A" Office building
- Suites from 875 to 3,572 square feet
- 9' finished ceilings
- Individual HVAC systems
- Parked at Twice the County Code
- Elevator served second floor

**Transportation**

- Located off the Capital Beltway (I-495) at Exit 17A (Rt. 202) and the newly opened Arena Drive exit
- Near Metro stop – Largo Town Center Station (Blue Line)
- On Prince George's County "The Bus" service Route 21

**Amenities Within 1/2 Mile**

- **Restaurants:** Wegman's, Outback Steakhouse, Ruby Tuesdays, Stonefish Grill, Kobe Japanese Steakhouse, Pizzeria Uno, Jaspers, Qdoba, Quiznos, Chic-fil-A, Bugaboo Creek, Golden Coral, etc.



SAMPLE Suite 103 Floor Plan

<u>Suite</u>	<u>Size</u>	<u>Price</u>	<u>Monthly Mortgage*</u>
Suite 100	1,560	\$358,800.00	\$2,081
Suite 103	1,450	\$333,500.00	\$1,934
Suite 202	2,139	\$491,970.00	\$2,853
Suite 203	1,433	\$329,590.00	\$1,911
Suite 205	875	\$201,250.00	\$1,167
Suite 207	1,499	\$344,770.00	\$1,999

\* Assumes 10% down, 6% interest over 25 years



Commercial Real Estate Services, Worldwide.

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**Contact Information**

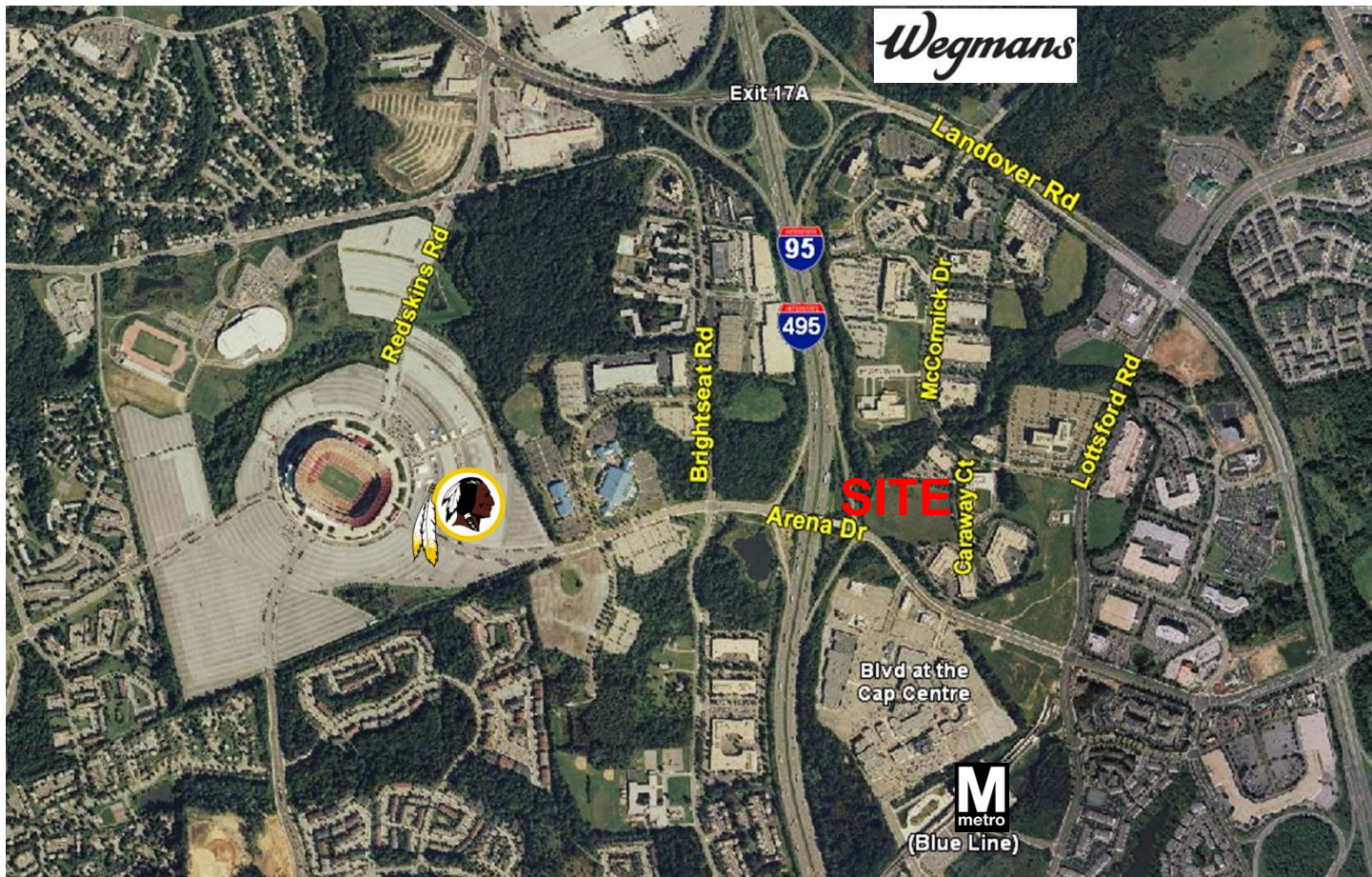
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The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. Floor Plans, Site Plans and other graphic representations of this property have been reduced and reproduced, and are not necessarily to scale. All information should be verified prior to purchase

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### Contact Information

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