

CONNECTED LIKE NO OTHER



8300 GREENSBORO DRIVE TYSONS, VIRGINIA 22102



UPGRADE YOUR WORKDAY

Experience a better way to work at Tysons Pointe, an indulgent office environment that has been incredibly renovated atop the highest point in Fairfax County.

Tysons Pointe offers everything you need on-site, with destination-defining retail located just across the street. Plus, you can escape the congestion with three different means of ingress/egress, or skip driving altogether with Greensboro Metro just a short walk away.



BEST-IN-CLASS AMENITIES

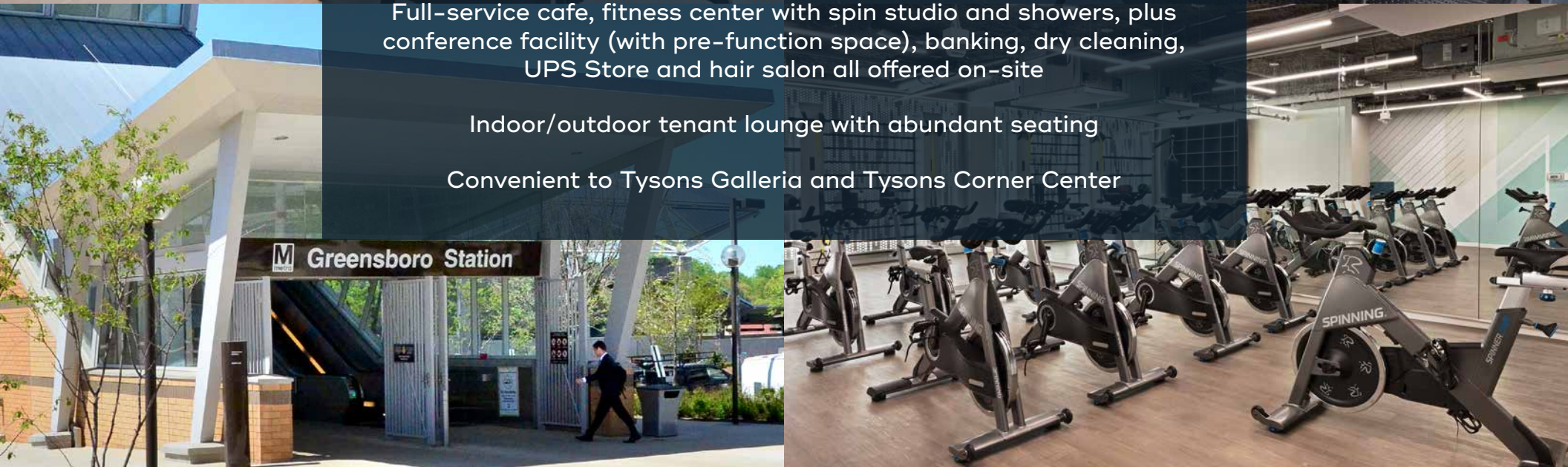
Unparalleled views of Washington, DC and the Blue Ridge Mountains

Directly across from The Boro, a mixed-use town center anchored by luxury residential, a movie theater and the region's largest Whole Foods

Full-service cafe, fitness center with spin studio and showers, plus conference facility (with pre-function space), banking, dry cleaning, UPS Store and hair salon all offered on-site

Indoor/outdoor tenant lounge with abundant seating

Convenient to Tysons Galleria and Tysons Corner Center





MEET THE NEW TYSONS

Across from The Boro and Greensboro Metro Station

Prominent visibility on three sides from popular roadways including Greensboro, International and Westpark Drives

Quick access to the Dulles Toll Road (Route 267), Route 123, Interstate 495 and the HOT Express Lanes

**TYSONS
POINTE**



LOCATION: NEXT TO THE BORO

TYSONS POINTE



NORTH
ITALIA

FLOWER CHILD
HEALTHY FOOD FOR A HAPPY WORLD



430K SF
RETAIL

2K UNITS
RESIDENTIAL

19K SF
LIBRARY

The property is directly adjacent to The Boro, a four-acre blend of luxury residential, destination retail and experiential entertainment. This vibrant area is anchored by Metro and features the largest Whole Foods in the DC area, plus numerous other retail and hospitality uses that will shift the epicenter of Tysons directly across the street from the subject property.



LOCATION: AMENITY HIGHLIGHTS

SELECT AMENITIES

NEARBY

- Bank of America
- BB&T
- Bed Bath & Beyond
- Best Buy
- Cardinal Bank
- Chick-fil-A
- DSW
- Founding Farmers
- Harris Teeter
- Home Goods
- Marshall's
- McDonald's
- Nordstrom Rack
- Olive Garden
- Panera Bread
- The Palm
- The UPS Store
- REI
- Staples
- Starbucks (multiple)
- Subway
- T.J. Maxx
- Walmart
- Wells Fargo
- Wendy's

- Maggiano's Little Italy
- Michael Kors
- Neiman Marcus
- P.F. Chang's
- Sweetgreen
- Wildfire

TYSONS CORNER CENTER (300 TOTAL)

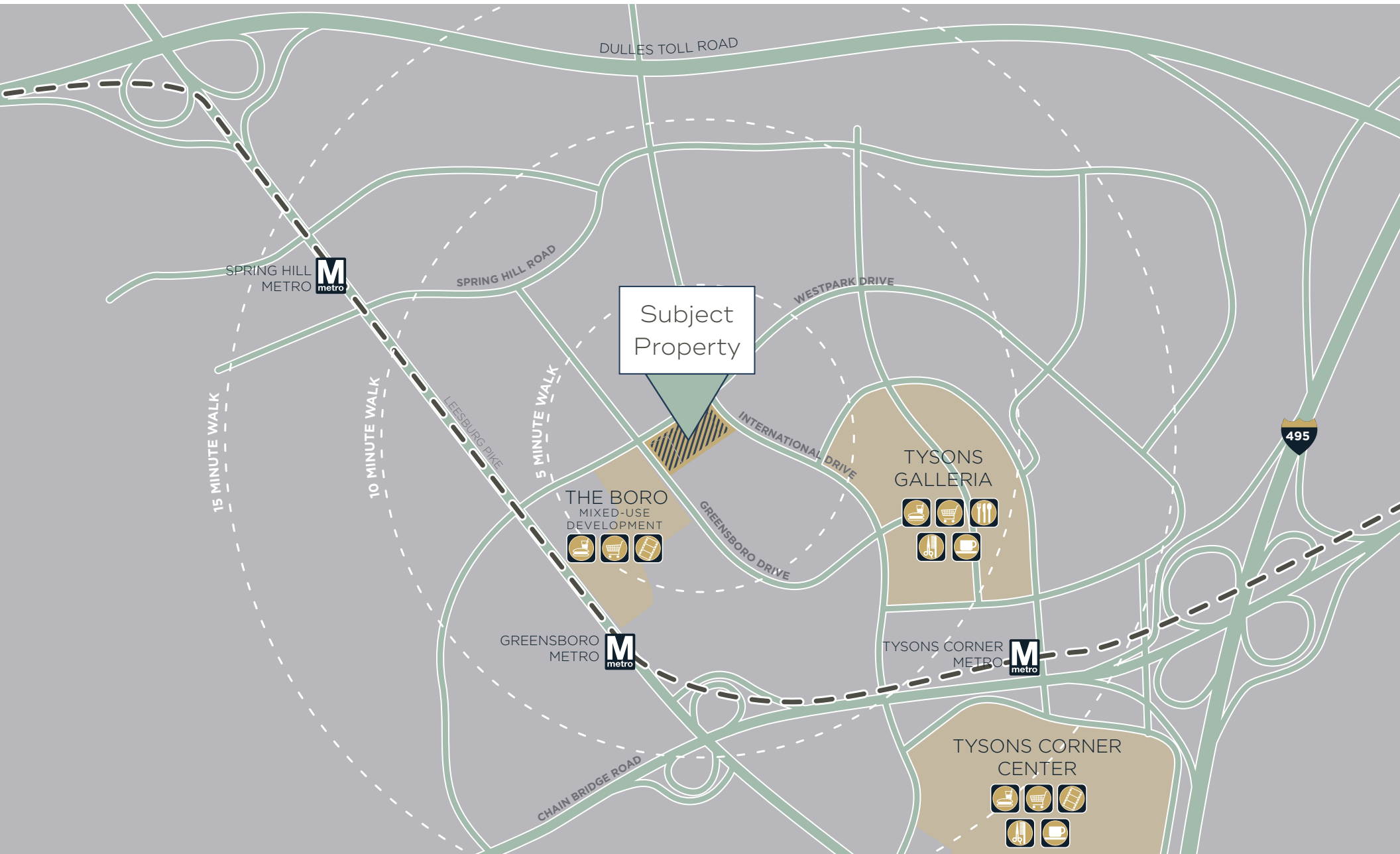
- AMC Movie Theatres
- Apple
- Barnes & Noble
- Barrel & Bushel
- BGR
- Bloomingdale's
- California Pizza Kitchen
- Coastal Flats
- The Capital Grille
- Chipotle
- Coach
- Crate & Barrel
- Earl's Kitchen + Bar
- Eddie V's
- Elevation Burger
- Famous Famiglia
- Five Guys
- Gap
- GNC
- Gordon Biersch
- H&M
- L.L. Bean
- Lord & Taylor
- Macy's
- Nordstrom
- Panera Bread
- Pottery Barn
- Seasons 52
- Shake Shack
- The Silver Diner
- Sweet Leaf
- Talbots
- T.G.I. Fridays
- West Elm

TYSONS GALLERIA (101 TOTAL)

- Ann Taylor
- BCBGMAXAZRIA
- Burberry
- The Cheesecake Factory
- Coach
- Corner Bakery Cafe
- Gucci
- J. Crew
- Kate Spade
- Lilly Pulitzer
- Lebanese Taverna
- Legal Sea Foods
- Louis Vuitton
- Macy's



LOCATION: ACCESS MAP



ON-SITE AMENITIES

INDOOR/OUTDOOR TENANT LOUNGE



ON-SITE AMENITIES

FITNESS CENTER + LOCKERS WITH TOWEL SERVICE



ON-SITE AMENITIES



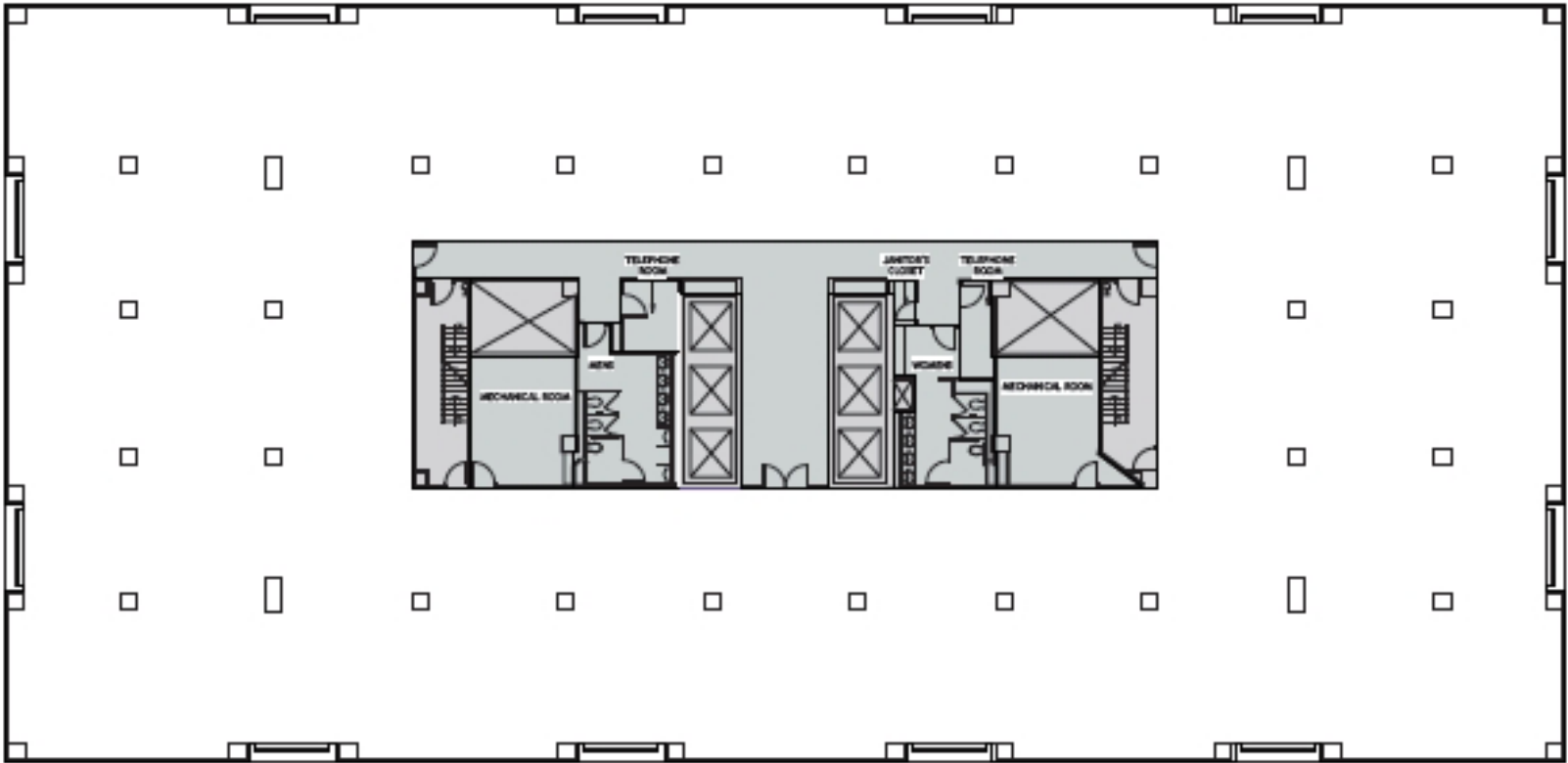
CONFERENCE AND PRE-FUNCTION SPACE



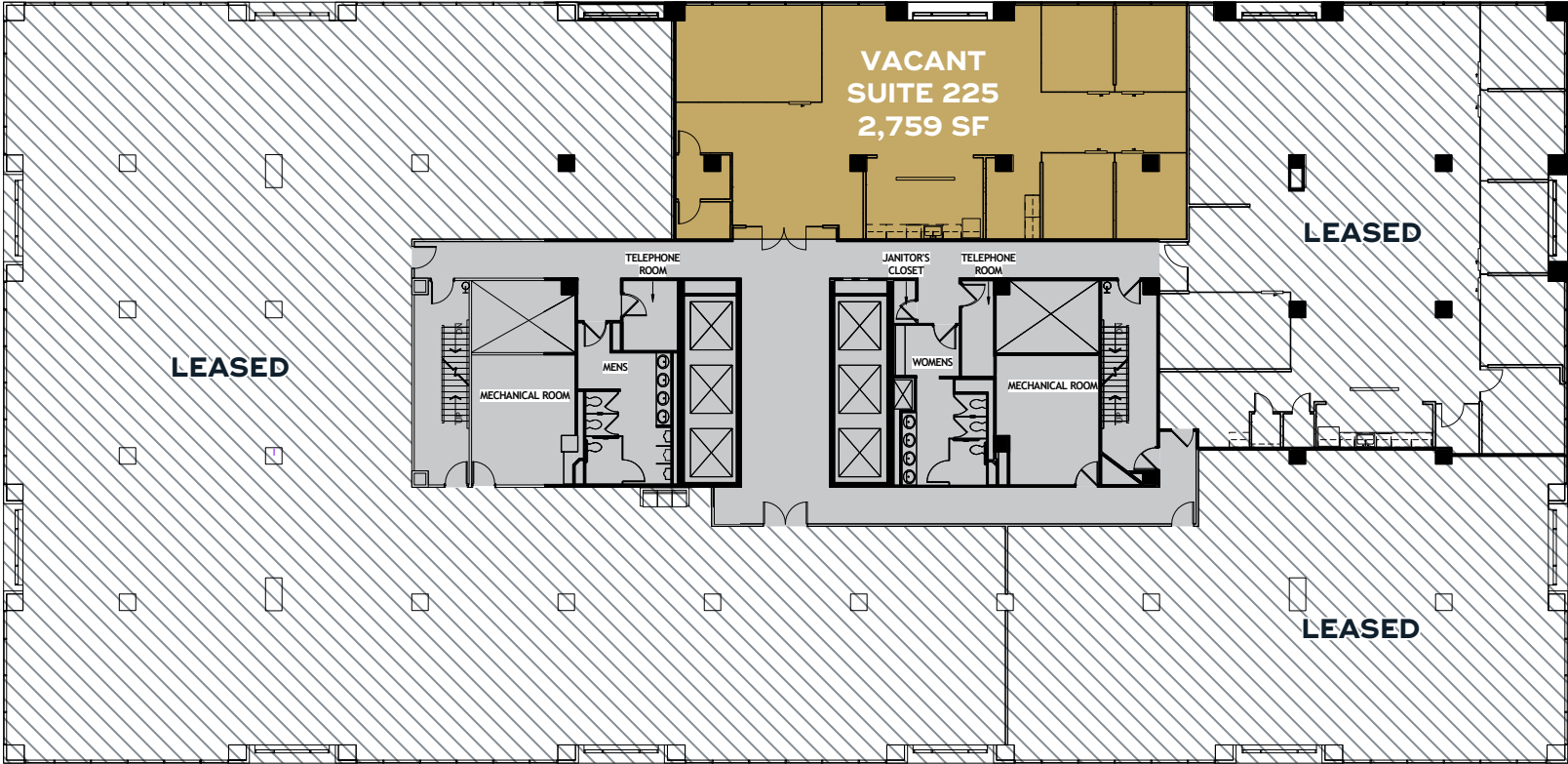
AVAILABLE VACANCY



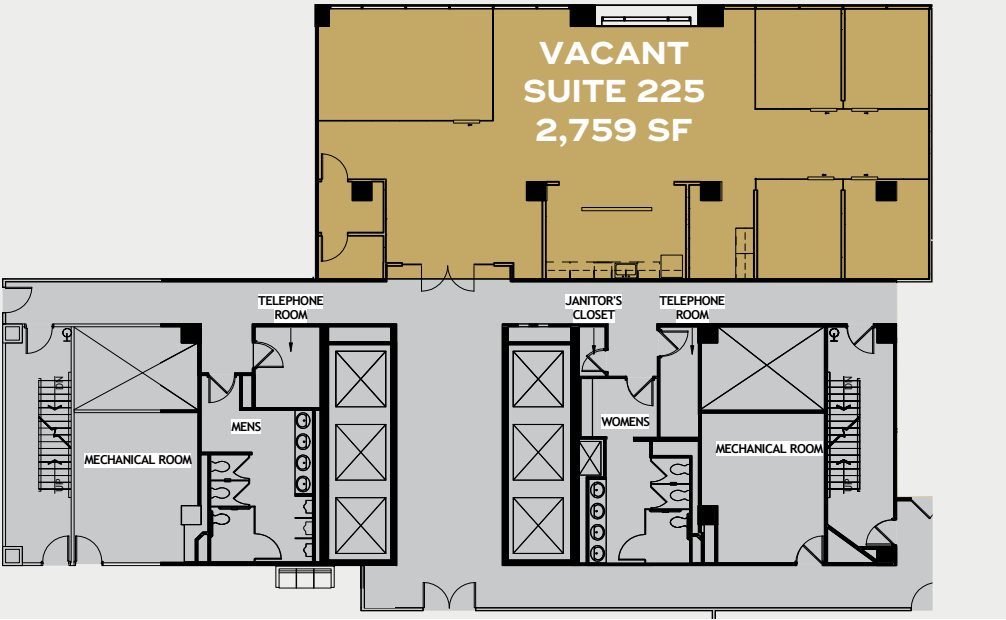
TYPICAL FLOOR - 8300 GREENSBORO



2ND FLOOR - 8300 GREENSBORO- SPEC SUITE- 225



SUITE 225: 2,759 SF

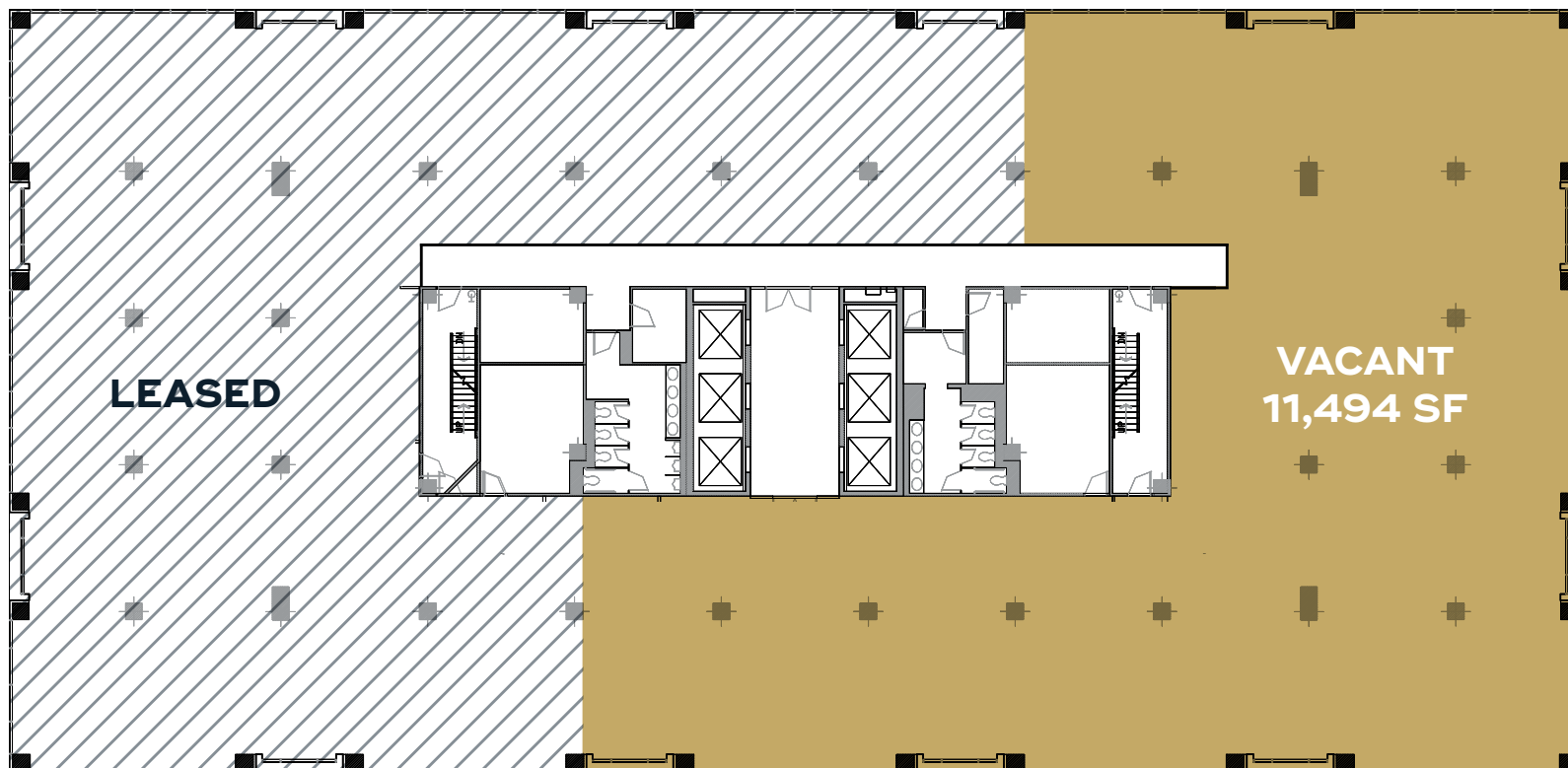


AVAILABLE VACANCY

7TH FLOOR - 8300 GREENSBORO

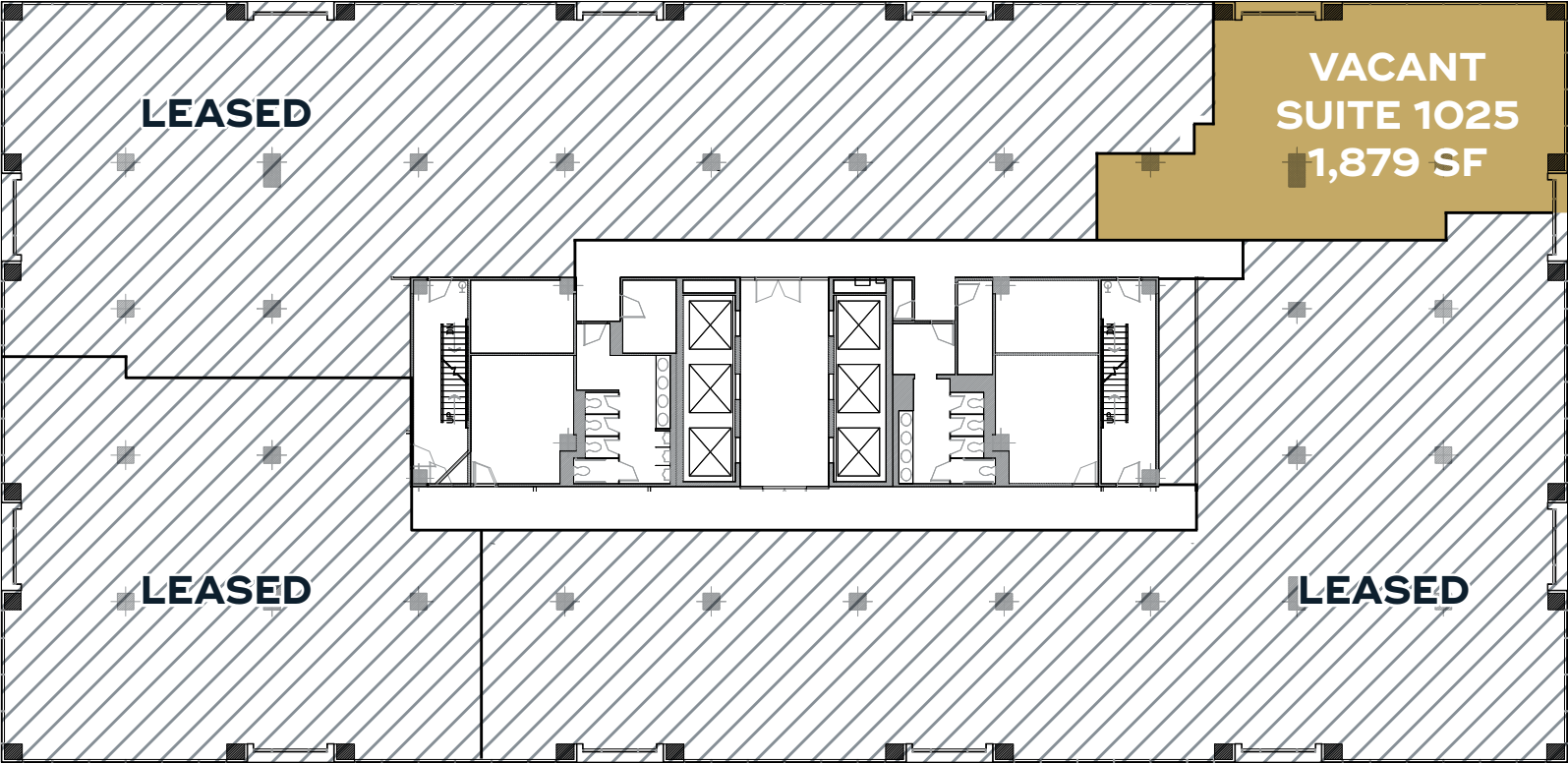


8TH FLOOR - 8300 GREENSBORO



AVAILABLE VACANCY

10TH FLOOR - 8300 GREENSBORO



LEASING INFORMATION

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