

PROPERTY LISTING

O - OFFICE IW - INDUSTRIAL WAREHOUSE
R - RETAIL FW - FLEX WAREHOUSE

■ Denotes Class A Office
■ Denotes additional land parcels
🌿 Denotes LEED® building

MARYLAND LOCATIONS

- 1 **Security Business Park**
2010 - 2076 Lord Baltimore Dr.
Two Buildings - FW
- 2 **Windsor Corporate Park**
2601 - 2607 N. Rolling Rd.
Four Buildings - FW ■
- 3 **Seton Business Park**
4820 Seton Dr.
One Building - O
- 4 **Red Run Business Park**
10702 - 10802 Red Run Blvd.
11201 & 11221 Dolfield Blvd.
10045 - 10065 Red Run Blvd.
11195 Dolfield Blvd.
Twelve Buildings - O/FW ■
- 5 **Eldersburg Business Center**
1388 - 1545 Progress Way
Six Buildings - FW/IW ■
- 6 **303 International Circle**
One Building - O ■ 🌿
LEED-EB: O&M Silver Certified
- 7 **Loveton Business Center**
10 Loveton Circle
One Building - O/IW
- 8 **Schilling Square**
215 & 235 Schilling Circle
Two Buildings - O
- Schilling Green II**
225 & 231 Schilling Circle
One Building + Annex - O ■ 🌿
LEED-CS Platinum Certified
- 9 **Schilling Green**
230 Schilling Circle
One Building - O ■ 🌿
LEED-CS Platinum Certified
- 10 **Hunt Valley Business Center**
10915 - 10999 McCormick Rd.
Three Buildings - FW
- 11 **Stoneridge**
10942 Beaver Dam Rd.
One Building - FW
- 12 **Timonium One & Two**
1954 & 1966 Greenspring Dr.
Two Buildings - O ■
- 13 **Aylesbury Business Center**
7 & 9 W. Aylesbury Rd.
Two Buildings - FW
- 14 **Timonium Business Park**
1940 & 1946 Greenspring Dr.
Two Buildings - FW
- 15 **The Exchange**
1122 Kenilworth Drive
One Building - O ■
- 16 **Towson Business Center**
8701 - 8741 Mylander Ln.
8800 - 8855 Orchardtree Ln.
Six Buildings - FW
- 17 **Aberdeen Corporate Park**
635-650 McHenry Road
One Building - O/R ■ ■ 🌿
LEED-CS Gold Certified
- 18 **Fashion Business Park**
1802-1809 Fashion Ct.
Three Buildings - FW/IW
- 19 **Pulaski Business Park**
9600 - 9611 Pulaski Park Dr.
Four Buildings - FW/IW ■
- 20 **Route 7 Business Park**
9321 - 9351 Philadelphia Rd.
Four Buildings - FW
- 21 **Kelso Business Center**
8800 - 8899 Kelso Dr.
1,3 and 6 Nashua Ct.
Ten Buildings - FW/IW
- 22 **Yellow Brick Industrial Center**
8967 - 8999 Yellow Brick Rd.
Two Buildings - FW/IW
- 23 **Golden Ring I & II**
7002 - 7090 Golden Ring Rd.
6901 - 6967 Golden Ring Rd.
Six Buildings - FW/IW ■
- 24 **Pulaski Retail**
8655 - 8675 Pulaski Hwy.
Two Buildings - R
- 25 **Sinclair Business Center**
4220 & 4240 Shannon Dr.
Two Buildings - FW
- 26 **Merritt On Biddle Street**
2901 - 3001 E. Biddle St.
Two Buildings - O
- 27 **729 East Pratt**
729 E. Pratt St.
One Building - O/R ■
- 28 **Foundry On Fort Avenue**
921 E. Fort Ave.
One Building - O/R ■
- 29 **Grays Road Industrial Center**
2301 Grays Rd.
One Building - IW
- 30 **Rolling Road Retail**
2595 Rolling Rd.
In Development - R
- 31 **Energy Parkway 7600**
7600 Energy Pkwy.
One Building - IW
- 32 **Curtis Business Center**
703 - 717 E. Ordinance Rd.
Eight Buildings - FW
- 33 **Baymeadows**
6740 & 6691 Baymeadow Dr.
Two Buildings - IW
- 34 **Curtis Business Center**
150 & 152 Blades Ln.
Two Buildings - FW
- 35 **Merchant Industrial Center**
2601 - 2683 Merchant Dr.
Seven Buildings - FW/IW
- 36 **DeSoto Center**
1400 - 1464 DeSoto Rd.
One Building - FW
- 37 **Hollins Ferry Three**
3327 - 3349 Hollins Ferry Rd.
One Building - FW
- 38 **Lansdowne Industrial Park**
2 - 194 Alco Place
Four Buildings - FW/IW
- 39 **Benson Avenue**
4030 & 4700 Benson Ave.
Two Buildings - FW
- 40 **Sulphur Spring Road**
3721 - 3743 Old Georgetown Rd.
One Building - FW
- 41 **Beltway Business Community**
3600 - 3761 Commerce Dr.
3720 Washington Blvd.
Fifteen Buildings - FW/IW/R ■

- 42 **Patapsco Business Park**
2652 - 2699 Patapsco Ave.
3101 - 3111 Lorena Ave.
Three Buildings - FW/IW
- 43 **Hollins Ferry Two**
4700 Hollins Ferry Rd.
One Building - FW
- 44 **4711 Hollins Ferry**
4711 Hollins Ferry Rd.
One Building - IW
- 45 **Beltway Business Park**
1710 - 1740 Twin Springs Dr.
Three Buildings - FW/R ■
- 46 **bwtech@UMBC Research & Technology Park**
5521 & 5523 Research Dr.
Two Buildings - O ■
- 47 **Hollins Ferry One**
4730 Hollins Ferry Rd.
One Building - FW
- 48 **Hammonds North**
823 & 825 Hammonds Ferry Rd.
Two Buildings - FW
- 49 **Oregon Avenue Business Park**
821 & 832 Oregon Ave.
Two Buildings - FW ■
- 50 **Hammonds South**
601 & 611 Hammonds Ferry Rd.
Two Buildings - FW
- 51 **Nursery Road Business Center**
717 & 719 Hammonds Ferry Rd.
Two Buildings - FW
- 52 **Baltimore Commons**
7459 - 7484 Candlewood Rd.
1321 Mercedes Dr.
7455 New Ridge Rd.
Six Buildings - FW/IW/O
- 53 **Annapolis Business Center**
1981 Moreland Pkwy.
Three Buildings - FW
- 54 **Buckingham**
Rt. 100 & Rt. 170
Three Buildings - O/R ■ 🌿
Registered LEED-CS
Intended for Silver Certification
- 55 **Patapsco Valley Business Center**
7380 & 7390 Coca Cola Dr.
Two Buildings - FW/O
- 56 **Savage Business Park**
9425 - 9445 U.S. Route One
Three Buildings - FW/IW
- 57 **Junction Industrial Park**
9025 Junction Drive
One Building - FW
- 58 **Annapolis Junction Business Center**
8955 & 8975 Henkels Ln.
Two Buildings - FW
- 59 **Dorsey Run Business Center**
10810 - 10840 Guilford Rd.
Four Buildings - FW
- 60 **Ridgeway One**
7575 - 7595 Washington Blvd.
Three Buildings - FW
- 61 **Route 100 Industrial Park**
6730 Santa Barbara Ct.
One Building - FW
- 62 **Meadowridge 95**
6510-6522 Meadowridge Rd.
Three Buildings - O ■ ■ 🌿
6518 - LEED-CS Gold Certified
6514 - LEED-CS Platinum Certified
6510 - In Development
- 63 **Guilford Industrial Park**
9305 & 9515 Gerwig Ln.
9525 Berger Rd.
Three Buildings - FW/IW
- 64 **Riverwood**
7101 Riverwood Rd.
One Building - FW/O
- 65 **Oak Hall Business Park**
6770 Oak Hall Ln.
One Building - IW
- 66 **Columbia Market Place**
9400 Snowden River Pkwy.
One Building - R
- 67 **Columbia Corporate Park**
8825 - 8850 Stanford Blvd.
8880 & 8890 McGaw Rd.
Six Buildings - O ■ 🌿
8840 Stanford Blvd. - LEED-EB:
O&M Gold Certified
- 68 **Columbia Corporate Park 100**
6000 - 6031 University Blvd.
Five Buildings - O/R ■
- 69 **Forty West Auto Park**
6431 Baltimore National Pike
One Building - R
- 70 **Hunt Ridge Business Park**
12101-12117 Insurance Way
Three Buildings - FW/IW ■
- 71 **Calverton Corporate Center**
3901 Calverton Boulevard
One Building - O ■ 🌿
LEED-CS Gold Certified
- 72 **The Ridge**
Ridge Road & I-295
In Development - O/R ■ ■
- 73 **1472 Dorsey Road**
1472 Dorsey Road
One Building - IW
- 74 **Troy Hill Tech Center I**
7195 Troy Hill Drive
One Building - IW
- 75 **NAFCO**
7775 S. Chesapeake Bay Court
One Building - IW

VIRGINIA LOCATIONS

- 85 **University Center**
19955 & 19980
Highland Vista Dr.
Two Buildings - O ■
- 86 **Loudoun Tech Center**
21240 - 21620 Ridgetop Cir.
45940 Horseshoe Dr.
46040 - 45945 Center Oak Plaza
Ten Buildings - O
- 87 **Beaumeade Corporate Park**
44590 - 44621 Guilford Dr.
Six Buildings - FW/IW
- 88 **Ashbrook**
20098 - 20166 Ashbrook Pl.
Five Buildings - O ■ ■
- 89 **20700 Loudoun County Parkway**
20700 Loudoun County Pkwy.
One Building - FW ■
- 90 **Merritt I-66 Business Park**
Balls Foard Road
In Development - FW/IW

Established In 1967

With nearly 16 million square feet of office, flex, warehouse and retail, Merritt Properties offers the largest privately held commercial real estate portfolio in the region, providing unparalleled service to customers at more than 80 locations around Baltimore, Washington, D.C. and Northern Virginia.

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PROPERTY LOCATION MAP



MERRITT PROPERTIES LOCATION MAP

Map Key

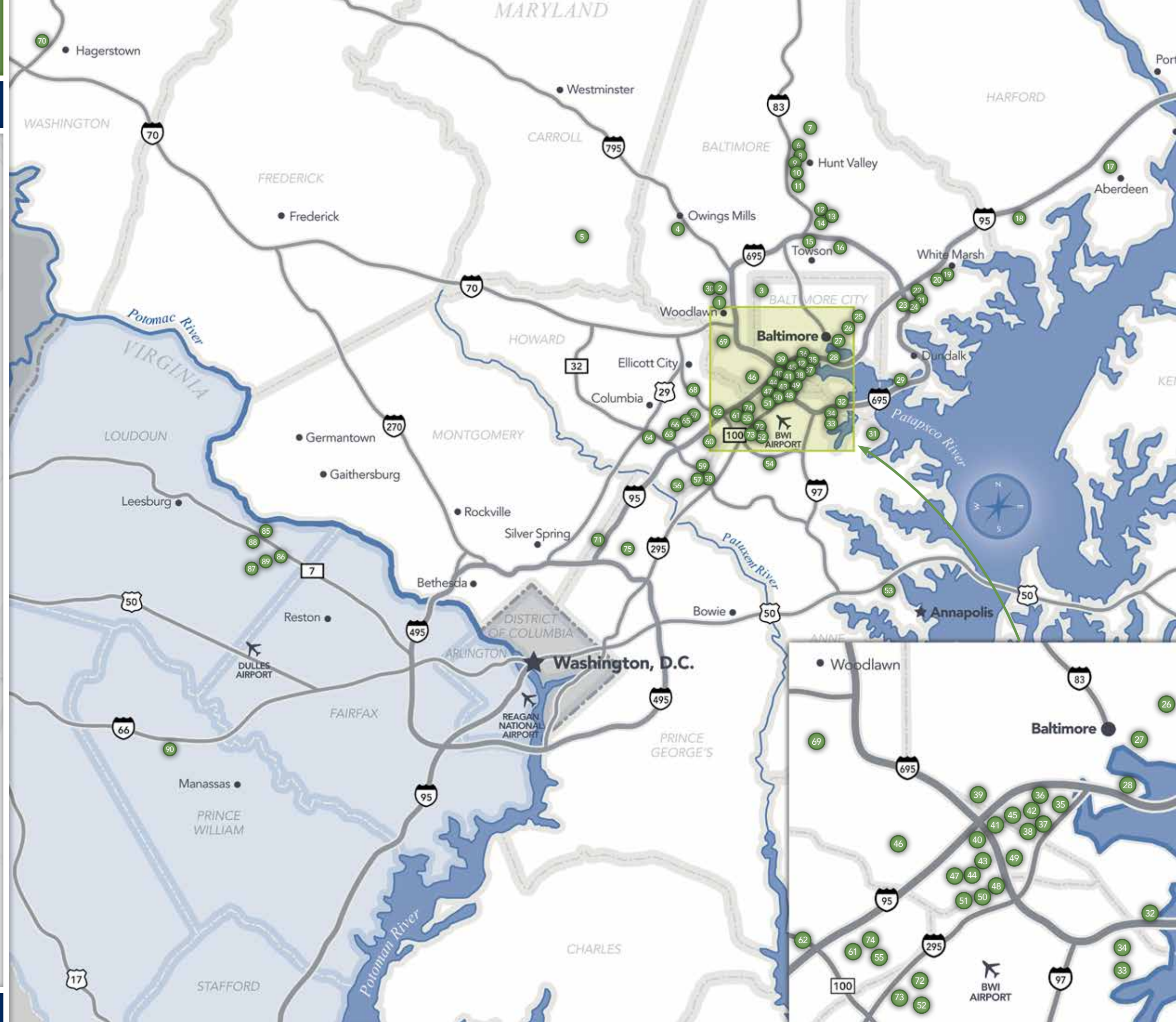
Existing Square Footage

MARYLAND PROPERTIES

1	Security Business Park	186,740
2	Windsor Corporate Park*	134,700
3	Seton Business Park	54,327
4	Red Run Business Park*	749,819
5	Eldersburg Business Center*	750,763
6	303 International Circle	134,602
7	Loveton Business Center	40,890
8	Schilling Square	228,352
9	Schilling Green	108,628
10	Hunt Valley Business Center	208,740
11	Stoneridge	50,600
12	Timonium One & Two	360,460
13	Aylesbury Business Center	149,185
14	Timonium Business Park	129,575
15	The Exchange	89,941
16	Towson Business Center	275,012
17	Aberdeen Corporate Park*	95,250
18	Fashion Business Park	302,304
19	Pulaski Business Park*	424,600
20	Route 7 Business Park	191,300
21	Kelso Business Center	525,723
22	Yellow Brick Industrial Center	294,750
23	Golden Ring I & II*	295,000
24	Pulaski Retail	41,819
25	Sinclair Business Center	86,135
26	Merritt On Biddle Street	100,000
27	729 East Pratt	91,492
28	Foundry On Fort Avenue	64,625
29	Grays Road Industrial Center	119,485
30	Rolling Road Retail*	15,600
31	Energy Parkway 7600	60,175
32	Curtis Business Center*	295,650
33	Baymeadows	172,757
34	Curtis Business Center	85,000
35	Merchant Industrial Center	372,385
36	DeSoto Center	154,800
37	Hollins Ferry Three	83,896
38	Lansdowne Industrial Park	309,088
39	Benson Avenue	159,092
40	Sulphur Spring	41,800
41	Beltway Business Community*	747,978
42	Patapsco Avenue	155,700
43	Hollins Ferry Two	53,850
44	4711 Hollins Ferry	210,600
45	Beltway Business Park*	139,400
46	bwtech@UMBC Research & Technology Park	121,883
47	Hollins Ferry One	42,458
48	Hammonds North	71,600
49	Oregon Avenue Business Park*	138,960
50	Hammonds South	148,950
51	Nursery Road Business Center	199,990
52	Baltimore Commons	683,385
53	Annapolis Business Center	108,750
54	Buckingham*	13,704
55	Patapsco Valley Business Center	139,416
56	Savage Business Park	387,200
57	Junction Industrial Park	62,250
58	Annapolis Junction Business Center	93,229
59	Dorsey Run Business Center	144,150
60	Ridgeway One	215,850
61	Route 100 Industrial Park	79,800
62	Meadowridge 95*	135,149
63	Guilford Industrial Park	380,000
64	Riverwood*	42,852
65	Oak Hall Business Park	108,750
66	Columbia Market Place	38,189
67	Columbia Corporate Park	494,391
68	Columbia Corporate Park 100	299,946
69	Forty West Auto Park	14,604
70	Hunt Ridge Business Park*	162,428
71	Calverton Corporate Center	114,351
72	The Ridge*	229,000
73	1472 Dorsey Road	281,600
74	Troy Hill Tech Center I	43,274
75	NAFCO	88,000

VIRGINIA PROPERTIES

85	University Center*	106,821
86	Loudoun Tech Center	392,441
87	Beaumeade Corporate Park	472,914
88	Ashbrook*	271,997
89	20700 Loudoun County Parkway*	72,900
90	Merritt I-66 Business Park*	596,900



*Additional buildings proposed or under construction