



INVENTA
TOWERS

HQ OPPORTUNITY



Where your **HQ** opportunity awaits.

130,000+ SF headquarters opportunity with a dedicated lobby, minutes from downtown D.C., walkable to the Metro and future Purple Line, and seamless access to all three major airports.

Expansive outdoor space and collaborative working environments position Inventa Towers as a workplace built for connection and growth.

Full Building Opportunity

Multiple Building Signage Opportunities

State-of-the-Art Technology

WiredScore Platinum Certification

Excellent Corporate Neighbors

793 Parking Spaces

Outdoor Space

Walk to Transit Center

(MARC, Metro Red Line & Purple Line - Opening 2027)



WiredScore
PLATINUM



[walkscore.com](https://www.walkscore.com)

Where amenities are endless.

100+ Person
Conference Center

Auditorium/
Theater

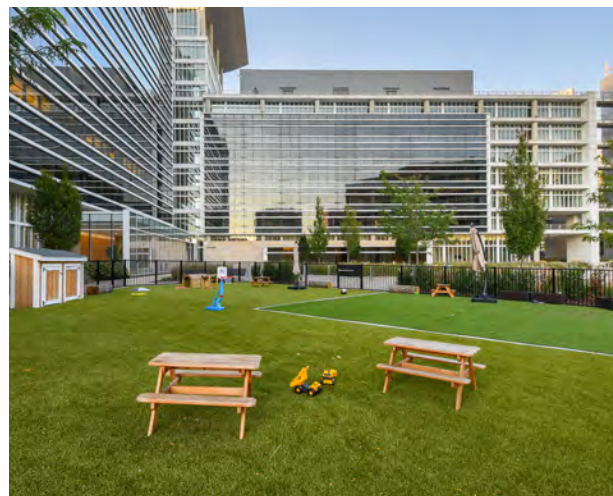
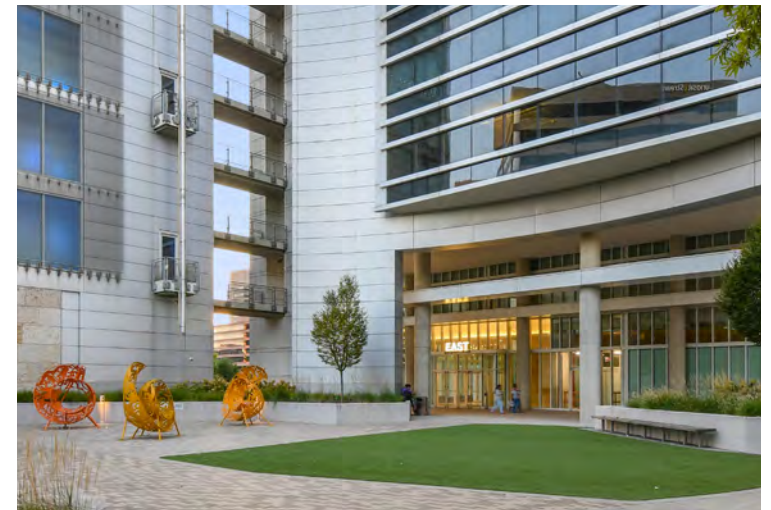
Fitness Room with
Locker Rooms &
Showers

Courtyard & Green
Spaces

Activated Rooftop
Terrace

Light-Filled, Newly
Updated Lobbies

Bike Room with
Lockers & Repair
Station



Floor 1

East Tower Retail
4,600 RSF

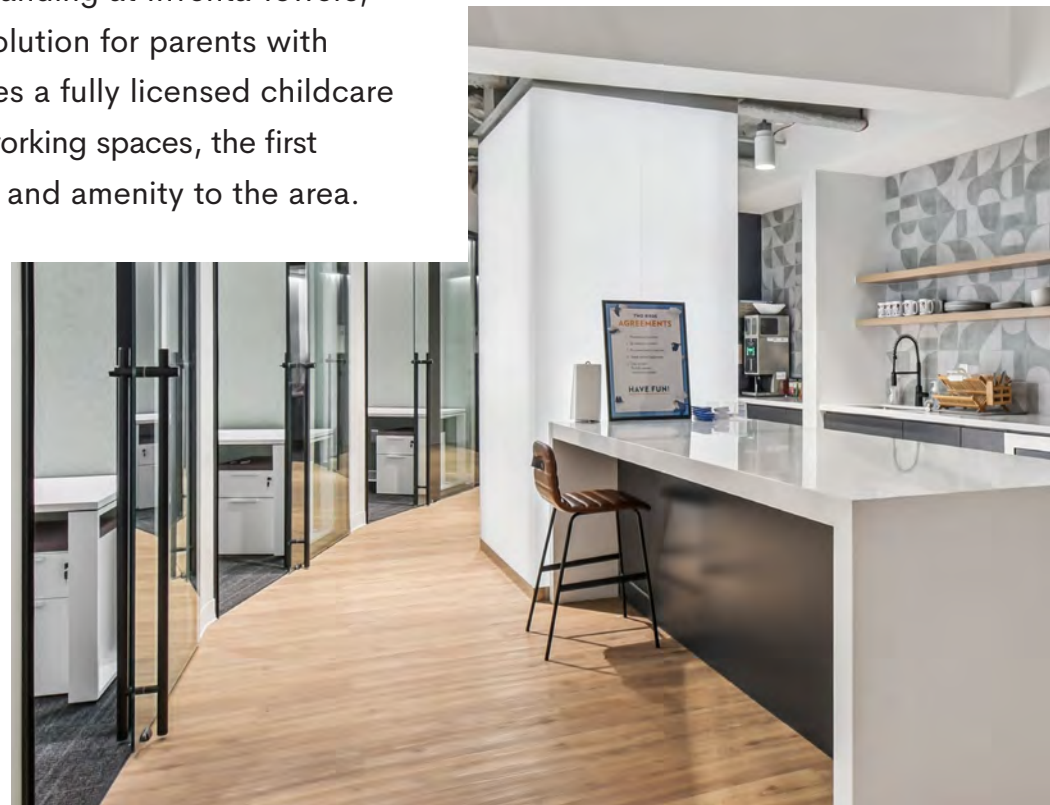
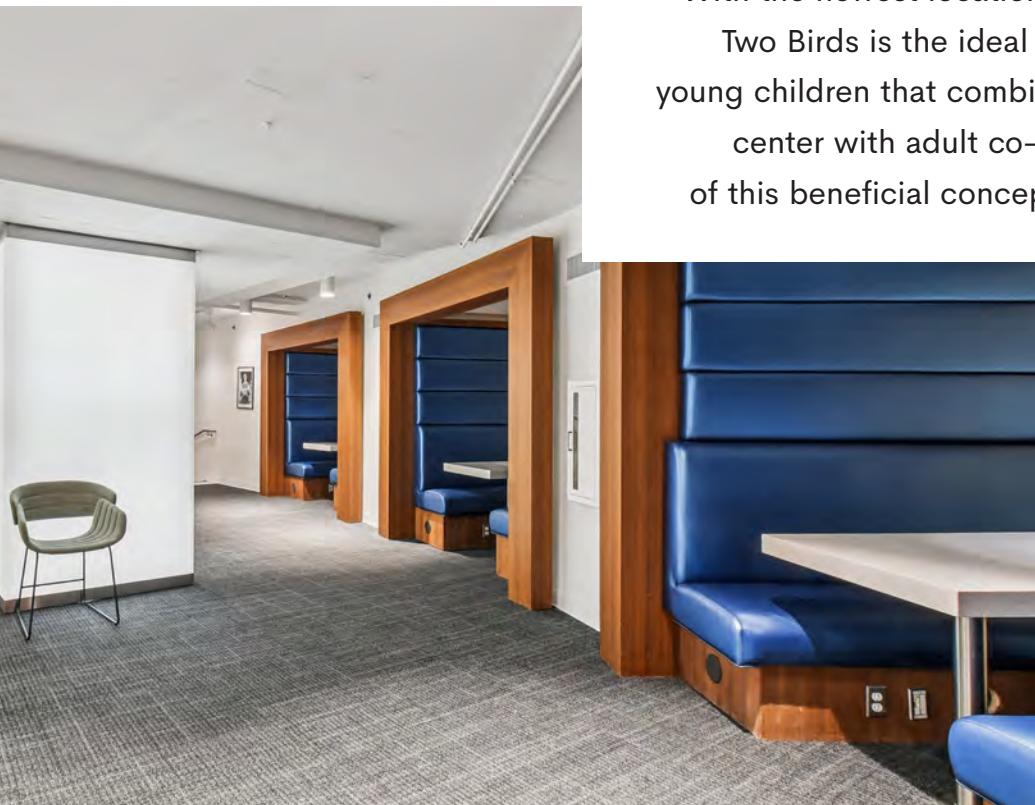
- Available Retail
- Building Amenities
- Children's National
- Two Birds





TWO BIRDS

With the newest location landing at Inventa Towers, Two Birds is the ideal solution for parents with young children that combines a fully licensed childcare center with adult co-working spaces, the first of this beneficial concept and amenity to the area.



HQ Ready

Floor 2

East Tower
13,010 RSF

Available



HQ Ready

Floor 3-7

East Tower
Typical Floor
22,990 RSF

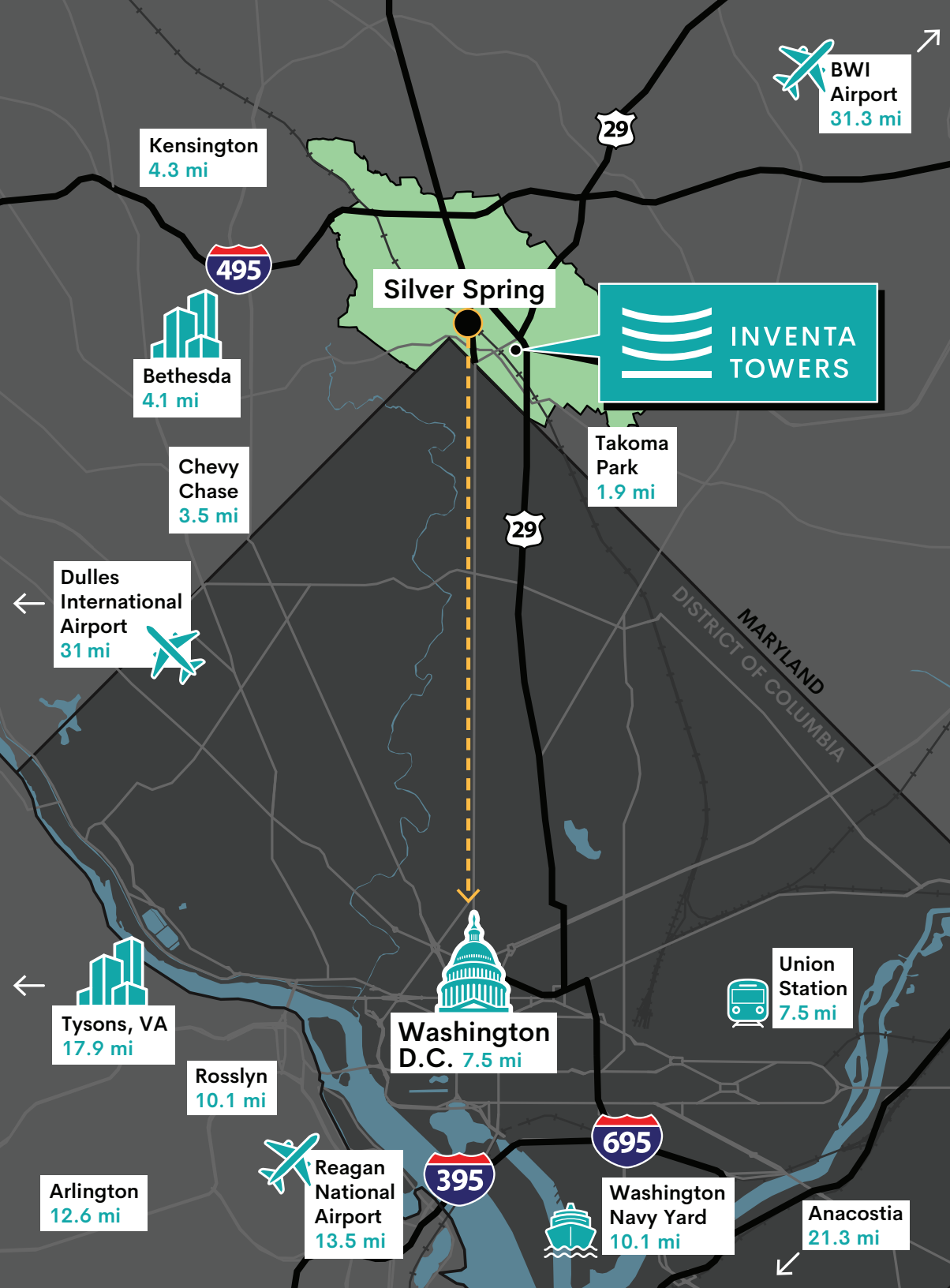
Available



Floor 8

 Rooftop Amenity





Where people call Silver Spring, home.



235,400
Population
Within 3 Miles



57.1%
Bachelor's Degree
or Higher



\$160,000+
Average Household
Income



37.5
Median Age



120+
Restaurants
and Bars



37.5
Arts and
Entertainment
Venues

Where everything is minutes away.

Home to a state-designated arts and entertainment district, Silver Spring is a cultural hub that is surrounded by great restaurants, shopping and unmatched transit access to D.C. and beyond.

Restaurants

- | | | |
|-----------------------------------|------------------------------------|-------------------------------|
| Copper Canyon Grill | Mom's Organic Market | McDonald's |
| Sweetgreen | Ikko Sushi | Beteseb Restaurant |
| Panera Bread | District Taco | Mamma Lucia |
| BurgerFi | The Society Restaurant & Lounge | Sheger Spring Cafe |
| PJ's Coffee | Black Lion Cafe Coffee & Pastry | Sushi Jin Next Door |
| Chick-fil-a | Kaldi's Social House Silver Spring | Potbelly |
| Kusshi Silver Spring | C&C | BIBIBOP Asian Grill |
| Java Nation | Zene's Restaurant & Bar | Matchbox |
| Black Diamond Restaurant & Lounge | Dunkin' | Dave & Buster's Silver Spring |
| Subway | All Set Restaurant & Bar | Silver Branch Brewing |
| Quarry House Tavern | Morning My Day | Lagerhaus & Biergarten |
| Firepan Korean BBQ & Bar | Starbucks | |
| Solaire Social | Mi Rancho | |

Fitness

- Planet Fitness
- LA Fitness
- 9Round Silver Spring
- F45 Training Downtown Silver Spring
- Club Pilates
- Orangetheory Fitness
- Fitness Together

Retail

- | | |
|---------------------|------------------------|
| Ross Dress for Less | Downtown Silver Spring |
| Ulta Beauty | Michaels |
| H&M | Five Below |
| Uniqlo | T.J. Maxx |
| Nike Factory Store | Whole Foods Market |
| LOFT | MOM's Organic Market |
| Ellsworth Place | |

Hotels

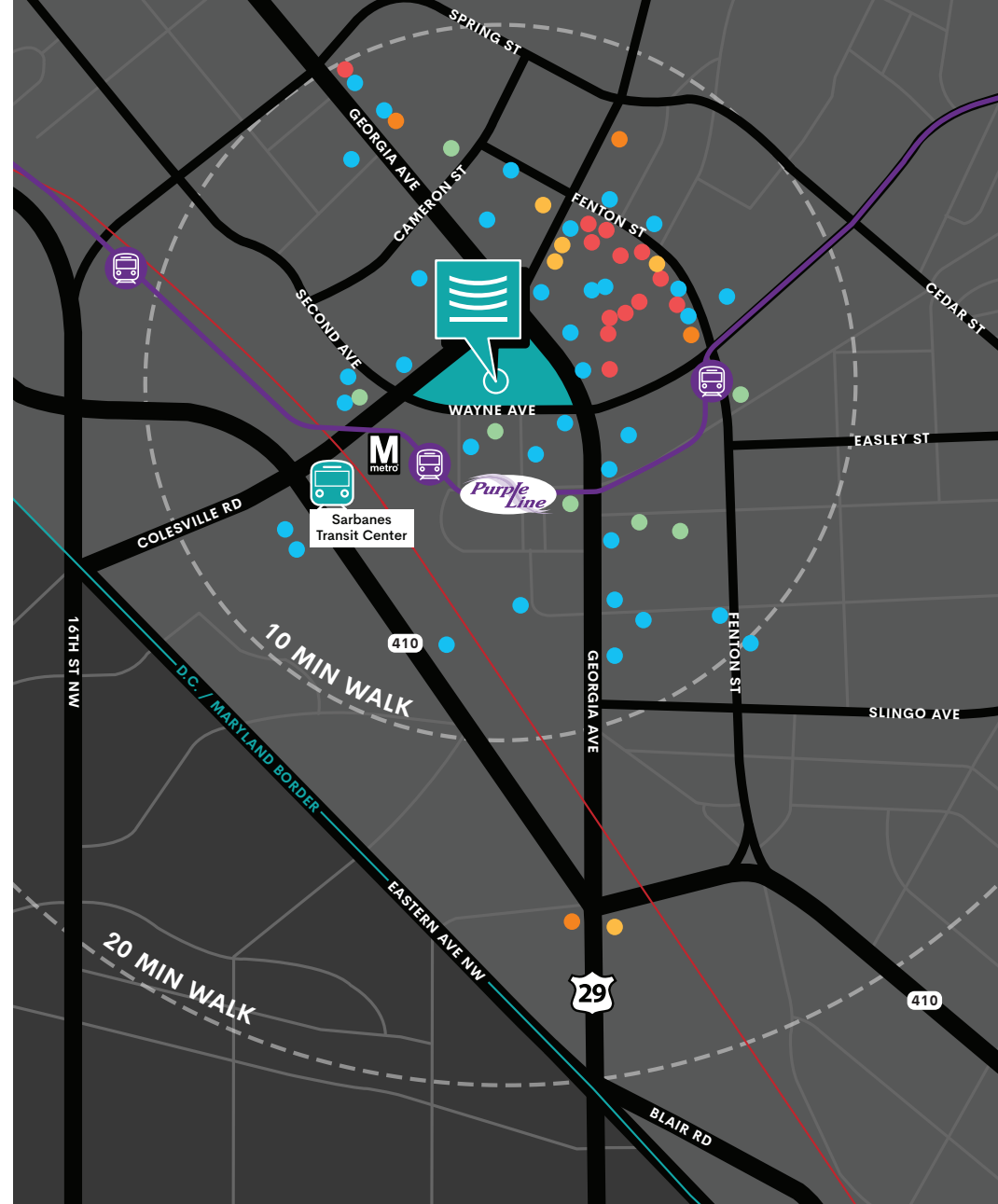
- Holiday Inn Express
- DoubleTree by Hilton
- Hotel Silver Spring
- Courtyard Silver Spring Downtown

Arts & Culture

- Regal Majestic
- The Fillmore Silver Spring
- Silver Spring Black Box Theatre
- AFI Silver Theatre & Cultural Center
- Cultural Arts Center - Montgomery College

Purple Line

Arriving 2027



Building Signage Opportunity



HQ SIGN

HQ SIGNAGE

**HQ
SIGNAGE**



INVENTA TOWERS

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