

FOUNTAINHEAD ONE

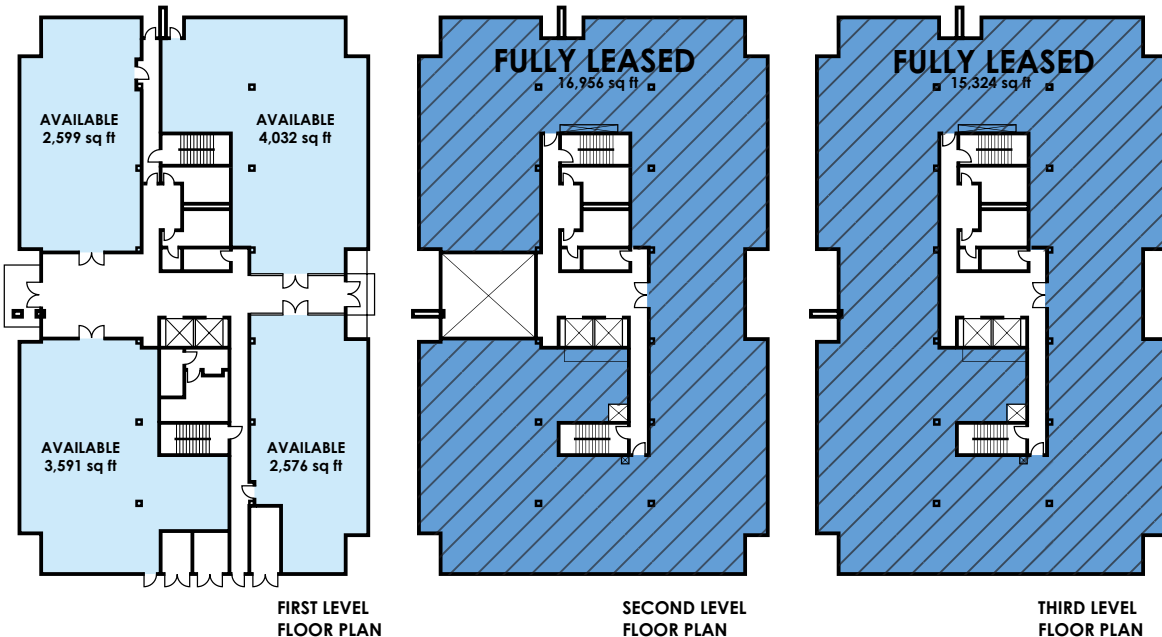
13200 FOUNTAINHEAD PLAZA, HAGERSTOWN, MD 21742



DESCRIPTION:
Three-Story, Class A, Office Building
55,555 sq ft Total Leasable Area
555 Parking Spaces

LEASE AVAILABILITY:
4 vacant spaces of 2,576 to 4,032 sq. ft. - 1st floor

Fountainhead One offers state of the art office space in an innovative and environmentally-friendly facility. The building has achieved **Gold LEED*** Certification by the U.S. Green Building Council making it the first LEED Gold office building in Hagerstown. LEED-certified, high performance buildings are designed to: lower operating costs, reduce waste sent to landfills, optimize energy efficiency and water efficiency, improve health and safety standards for occupants, and reduce harmful greenhouse gas emissions. Fountainhead One will offer tenants the optimum indoor environment to provide personal comfort and support productivity. Fountainhead One is situated on a prime site within Fountainhead Plaza in the north end of Hagerstown, Maryland. The new building shares plaza space with a bank, financial and legal services, restaurants, a gym, as well as other professional offices. The Fountainhead Country Club and golf course are nearby and the Hagerstown Regional Airport is just five minutes to the north. The location affords easy access to Hagerstown's public transportation network and to the I-81 corridor.



GREEN BUILDING HIGHLIGHTS

- Use of Recycled Construction Materials from Rapidly Renewable Resources
- Minimal Use of Any Materials Emitting Volatile Organic Compounds (VOCs)
- Double-Glazed, Low E, Tinted Glass
- Energy Efficient Lighting Throughout
- Motion Sensor Lighting Control
- Low-Flow, Water-Saving, Plumbing Fixtures
- High-Efficiency Water Heating Boilers
- Advanced Air-Quality Management System



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*The Leadership in Energy and Environmental Design Green Building Rating System™ encourages and accelerates global adoption of sustainable green building and development practices through the creation and implementation of universally understood and accepted tools and performance criteria.