

CHASE TOWER

4445 Willard Avenue



JBG SMITH



TRANSWESTERN®



BUILT FOR SUCCESS,

Transcending Expectations

WELCOME TO CHASE TOWER—

a high performance workplace that offers a wide range of space types to meet multi-tenant needs. The building is one block from the Friendship Heights Metro Station and within walking distance to an incredible array of retailers and an extensive selection of restaurants.

Ideally located, no matter how you choose to commute.



3 MIN

Walk to Friendship Heights Station—Red Line—and Bus Bay (Metrobus, RideOn)



3.3 MI

Drive to I-495 via Connecticut Avenue, and

4.0 MI

Drive to I-495 via Wisconsin Avenue or River Road



2 MIN

Walk to Capital Bikeshare

CHASE TOWER

5 MILE RADIUS

North
Bethesda

M MEDICAL CENTER STATION

Bethesda

M BETHESDA STATION

Chevy
Chase

MARYLAND
WASHINGTON DC

Silver
Spring

Takoma

M FRIENDSHIP HEIGHTS STATION



TENLEYTOWN-
AU STATION



VAN NESS-UDC STATION

Tenleytown

To Downtown
▽

McLean

Arlington



Expansive views from the heart of Chevy Chase.

Chase Tower features 241,000 square feet of light-filled Class A/Trophy office space spread over 12 floors, a multi-story lobby, high end finishes, and a LEED Gold accreditation.



Building
concierge



Electric Vehicle
Charging
Stations



Energy Star
label for
operating
efficiency



LEED Gold
rated



FitWell Viral
Response
Certified

A photograph of a modern fitness center. The ceiling is made of horizontal wooden slats with recessed linear lighting. In the foreground, there are three elliptical machines with large white flywheels. In the background, a person is running on a treadmill. To the left, there are exercise balls and other gym equipment. A large blue circular graphic is on the right side of the image, containing the title and a paragraph. A purple abstract shape is in the bottom left corner.

Best-in-Class Fitness Center

To promote a healthy work/life balance, Chase Tower offers a state-of-the-art fitness center. Tenants have access to the latest in treadmills, ellipticals, cycles, Peloton, climber, as well as towel service, lockers, and showers.



JUST BLOCKS FROM EVERYTHING—

The epicenter
of modern
urban lifestyle.

Chevy Chase's vibrant and evolving retail mix showcases the best of urban living, including:



45 Restaurants & Eateries



5 Retail Stores

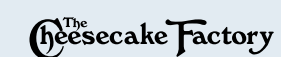
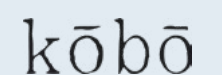


15 Grocery Stores



5 Fitness Facilities

Long-standing and new restaurants and retail include:





**THE
HEIGHTS**

Lunch Never Looked So Good

Located just around the corner from Chase Tower, The Heights, is an international dining destination featuring renowned chefs and the best of DC's culinary scene under one roof.

 **10,000**
square feet food
hall concept

 **9 Food Stalls**
featuring some of DC's top
chefs and rising stars

 **2 Bars**
including a
speak-easy





**Light-filled office
space for the
modern tenant.**

It's never been easier to break out of the Zoom box with bright and airy collaboration areas and 360 degrees of premium skyline.



Modern design



High-end finishes

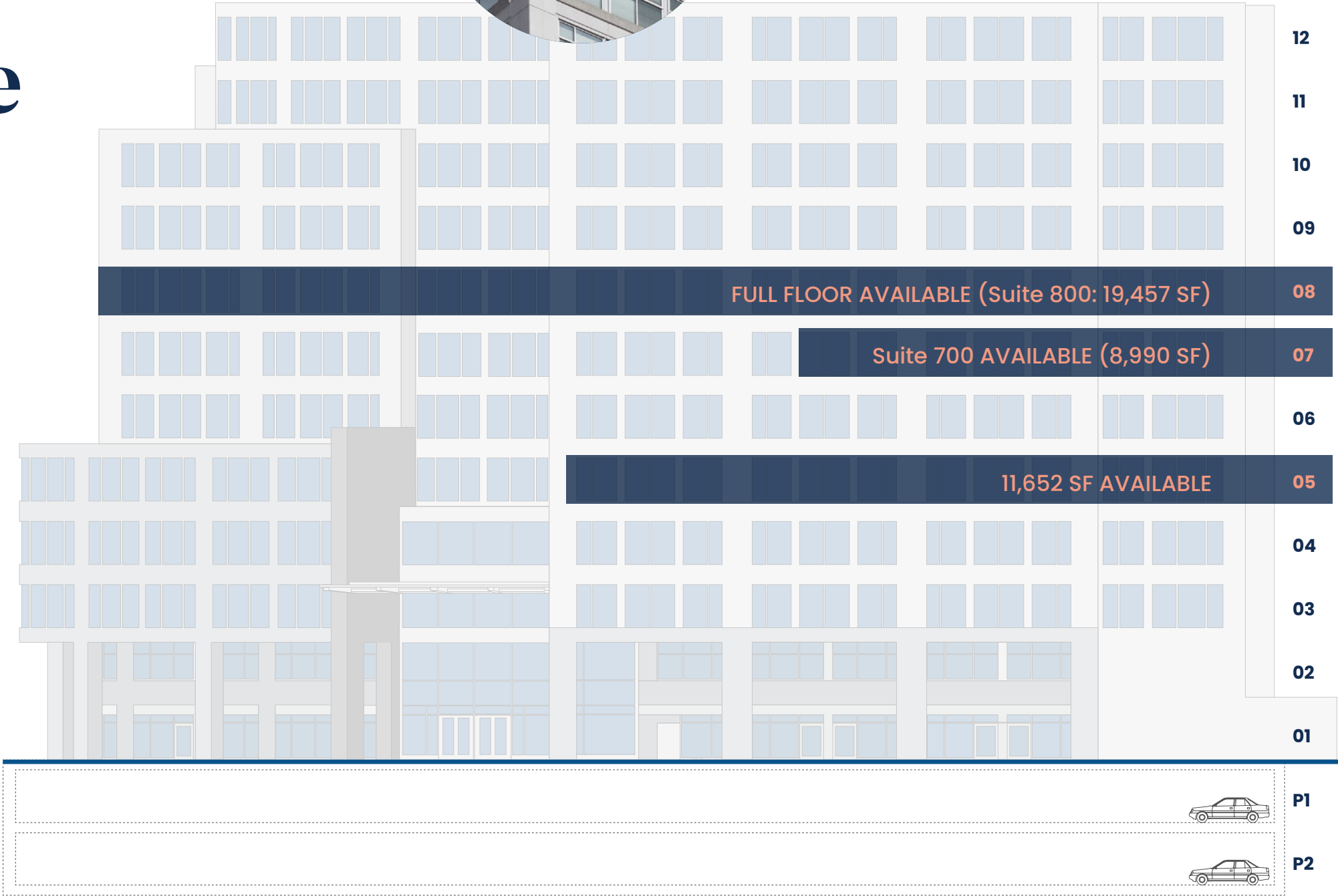


Panoramic views

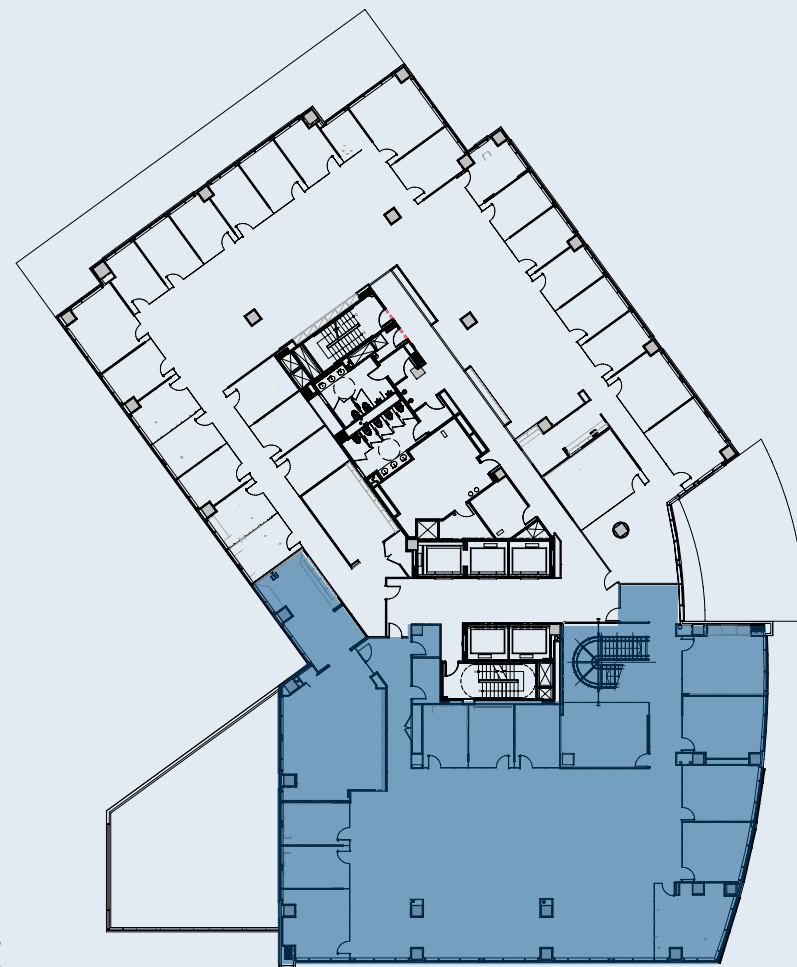
The right space
for your team
is right here at
Chase Tower.



**EXCITING BUILDING
SIGNAGE OPPORTUNITY—**
Make your mark on Chase
Tower and Chevy Chase.

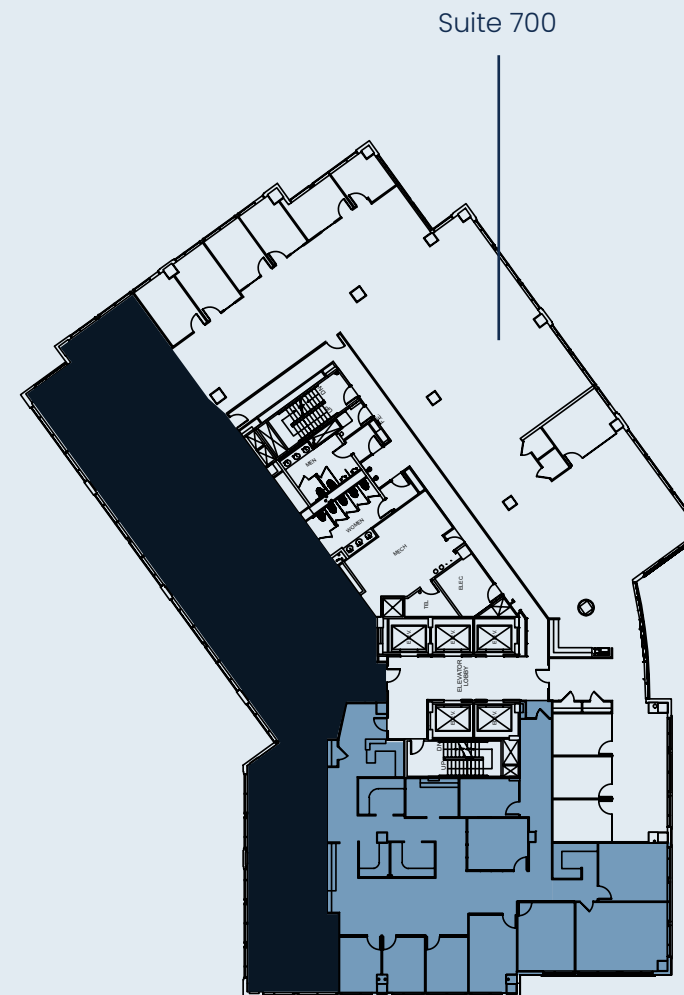


Floor Plans

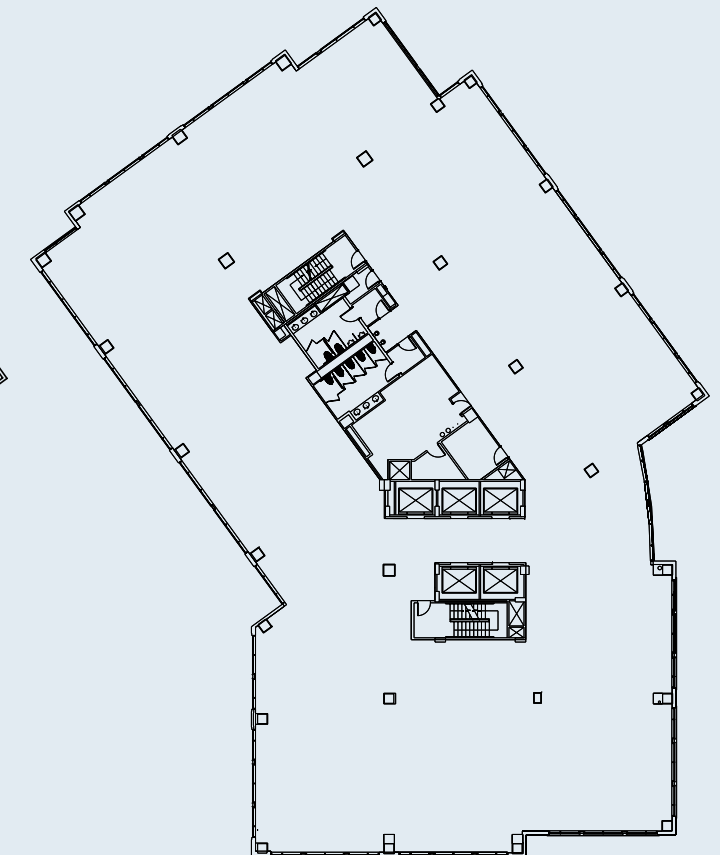


5th Floor – 11,652 SF

- 21 external offices
- 2 conference rooms



7th Floor
Suite 700 – 8,990 SF



8th Floor
Suite 800 – 19,457 SF

CHASE TOWER

SET YOUR EXPECTATIONS HIGH WITH US

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