900 BESTGATE

900 BESTGATE RD, ANNAPOLIS, MD 21401



CUSHMAN & WAKEFIELD

THE BERNSTEIN COMPANIES

CLASS A OFFICE FOR LEASE

ANNAPOLIS' BUSINESS ADDRESS



HIGHLIGHTS

58,384 TOTAL SQUARE FEET

OWNED BY THE BERNSTEIN COMPANIES

4-STORY, CLASS A OFFICE BUILDING

UPDATED FINISHES AND ENHANCED LANDSCAPING

ACCESS TO THE COMMONS ON-SITE AMENITY CENTER

5.00/1,000 SF PARKING 300 TOTAL SPACES

Positioned within Annapolis Commerce Park, 900 Bestgate Road offers a distinctive Class A office setting with the convenience of one of Annapolis' most connected business and lifestyle locations.

Owned by The Bernstein Companies, one of Washington, D.C.'s most established commercial real estate firms, the property features flexible suite sizes, enhanced landscaping and 300 on-site parking spaces.




ANNAPOLIS
COMMERCE PARK


900
Burke & Herbert Bank
Northrop
REALTY

THE COMMONS



Designed to enhance the workday, The Commons offers tenants of Annapolis Commerce Park a welcoming environment to meet, collaborate and unwind, bringing added convenience and flexibility beyond the traditional office.

AMENITIES

ON-SITE CONFERENCE CENTER

KITCHEN

INDOOR & OUTDOOR WI-FI

LOUNGE & PATIO AREAS

ANNAPOLIS COMMERCE PARK SITE PLAN

VIEW 900 BESTGATE AVAILABILITIES



BUILDING 5
2006 INDUSTRIAL DR

BUILDING 4
900 - 912 COMMERCE RD (EVEN)
2010 - 2016 INDUSTRIAL DR

BUILDING 3
901 - 913 COMMERCE RD (ODD)
2020 INDUSTRIAL DR

BUILDING 2
2026 - 2032 INDUSTRIAL DR
2021 RESEARCH DR

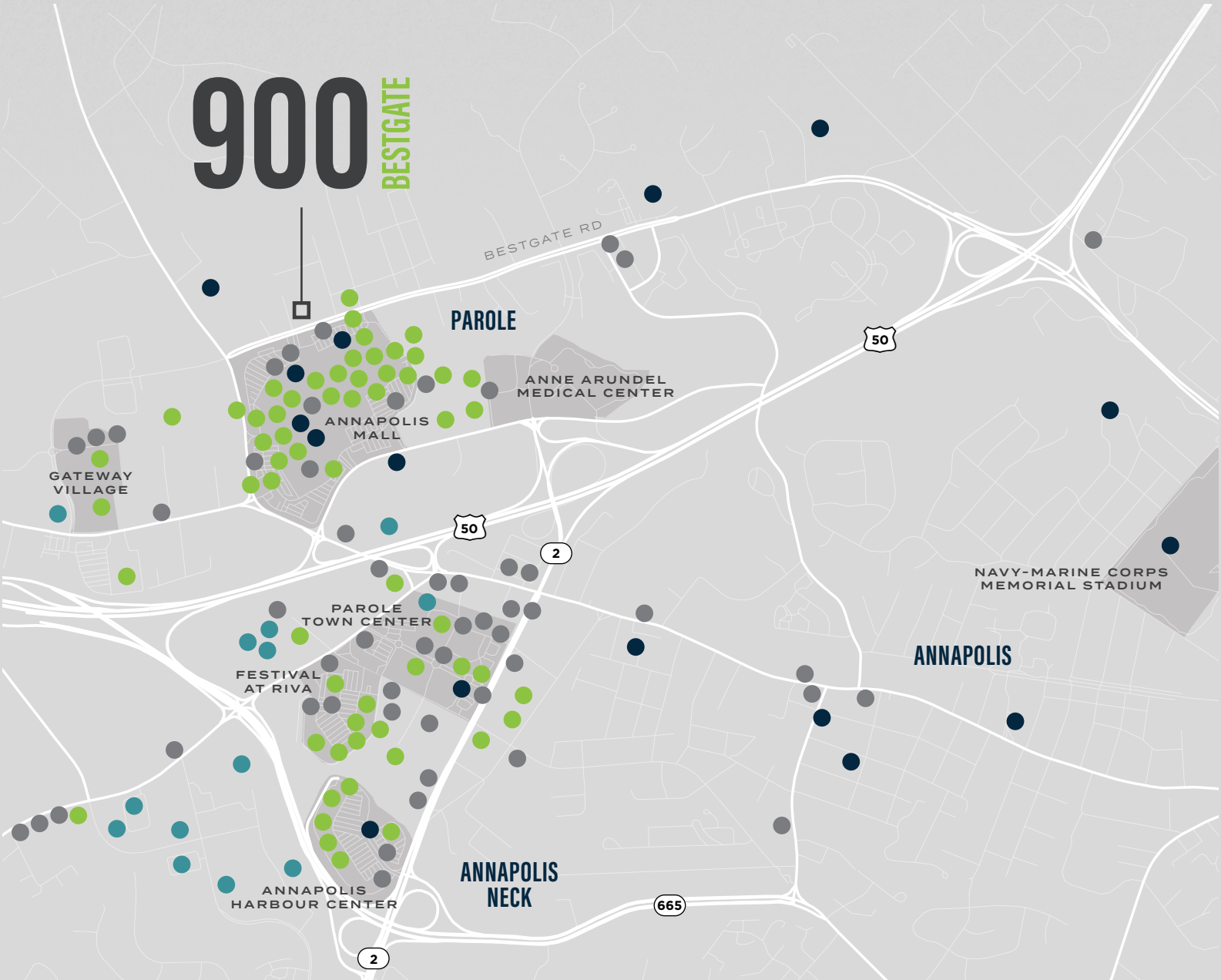
BUILDING 1
901 BESTGATE RD

900 BESTGATE

ANNAPOLIS AMENITIES

Situated directly across from Annapolis Mall, **900 Bestgate Road** offers immediate access to an exceptional mix of casual and high-end dining, abundant retail and experiential attractions—including the new DICK'S Sporting Goods World of Sport—with additional retail centers nearby, providing even more options for a quick bite, daily errands or dinner with clients and colleagues.

60	53	16	13
RETAIL	RESTAURANTS	ENTERTAINMENT	HOTELS



CONVENIENTLY CONNECTED

900 Bestgate Road provides convenient access to key destinations throughout Annapolis and beyond, with easy connections to major regional highways, Anne Arundel Medical Center, BWI Airport and other major employment and lifestyle destinations.

DRIVE TIMES

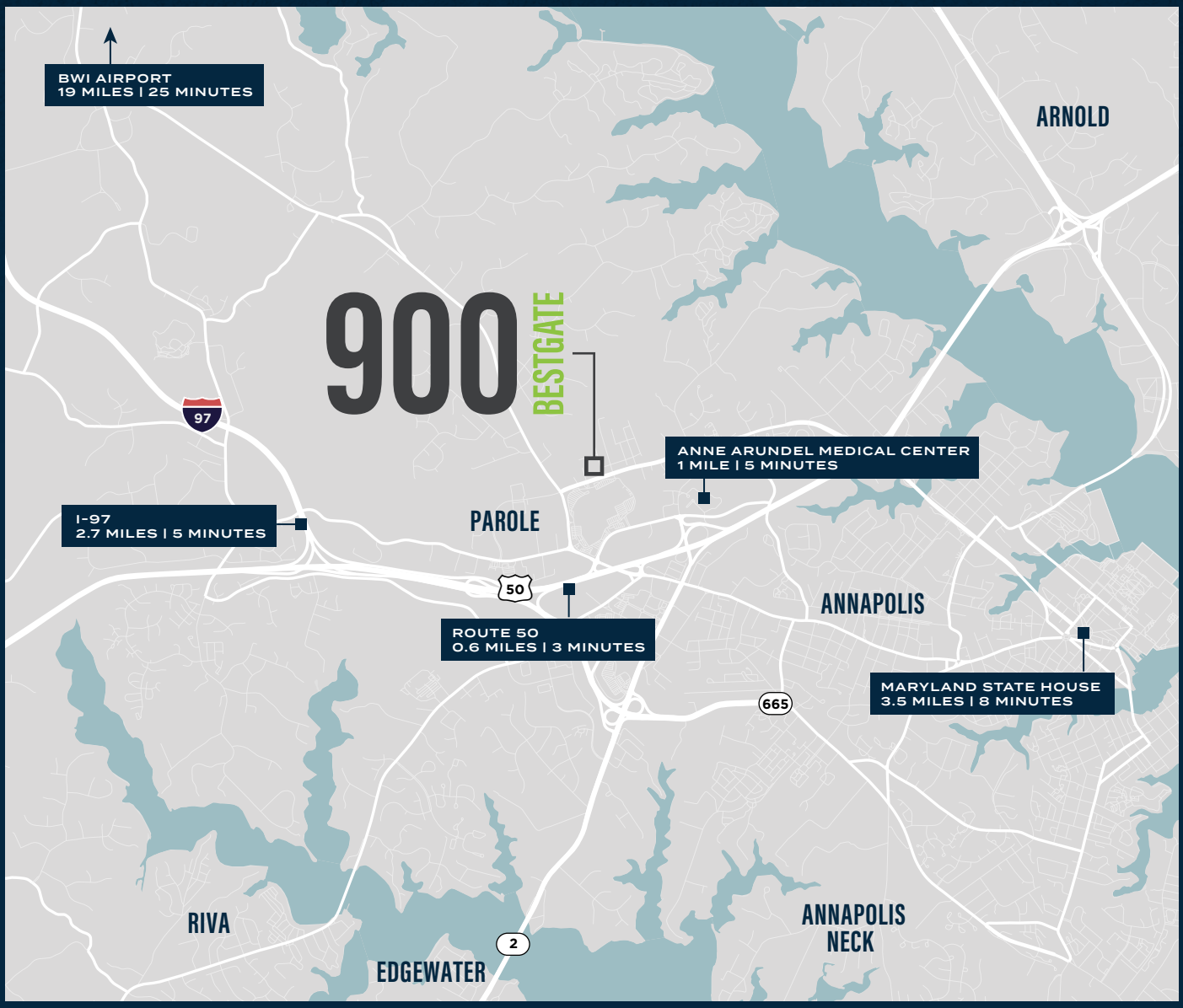
ROUTE 50
3 MINUTES

ANNE ARUNDEL MEDICAL CENTER
5 MINUTES

BWI AIRPORT
25 MINUTES

I-97
5 MINUTES

MARYLAND STATE HOUSE
8 MINUTES



900 BESTGATE

FOR LEASING INFORMATION, PLEASE CONTACT:

SCOTT MATTHEWS
Senior Director
+1 410 953 6697
scott.matthews@cushwake.com

ALEX LIGHT
Senior Associate
+1 410 864 3552
alex.light@cushwake.com

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