

projects

Gross Area:

396,000 SF

Retail - 21,000 SF

Fitness Center - 75,000 SF

Developer:

The Meridian Group

Services:

Master Planning

Architecture

Interior Architecture

Construction Administration

Project Description:

National Gateway I & II consists of 396,000 SF office space with 21,000 SF of retail space and a 75,000 SF fitness space combined in a 10-story structure with three levels below-grade parking, set within the National Gateway mixed-use development.

The buildings are designed as mirror-images of each other, including the lobbies, and are efficient floorplates well within industry accepted standards. The use of post-tensioning eliminates columns other on the periphery of the building or within the core providing maximum flexibility to tenants. Retail spaces also configured for maximum utility and flexibility.

The buildings adjacent to a large public park and new public transit that will shuttle residents to Arlington metro stations. The projects proximity to residential and retail spaces make this a true live / work community.

Although Arlington County only required that the buildings be LEED Silver, through careful cooperation on the part of the design team and at the direction of Meridian Group, National Gateway I & II received LEED Gold certification.

National Gateway I & II (aka Potomac Yard Land Bay E) Arlington, Virginia

