A CONNECTED DESTINATION

1676 INTERNATIONAL



1676 INTERNATIONAL DR | TYSONS VA 22102

CUSHMAN & WAKEFIELD

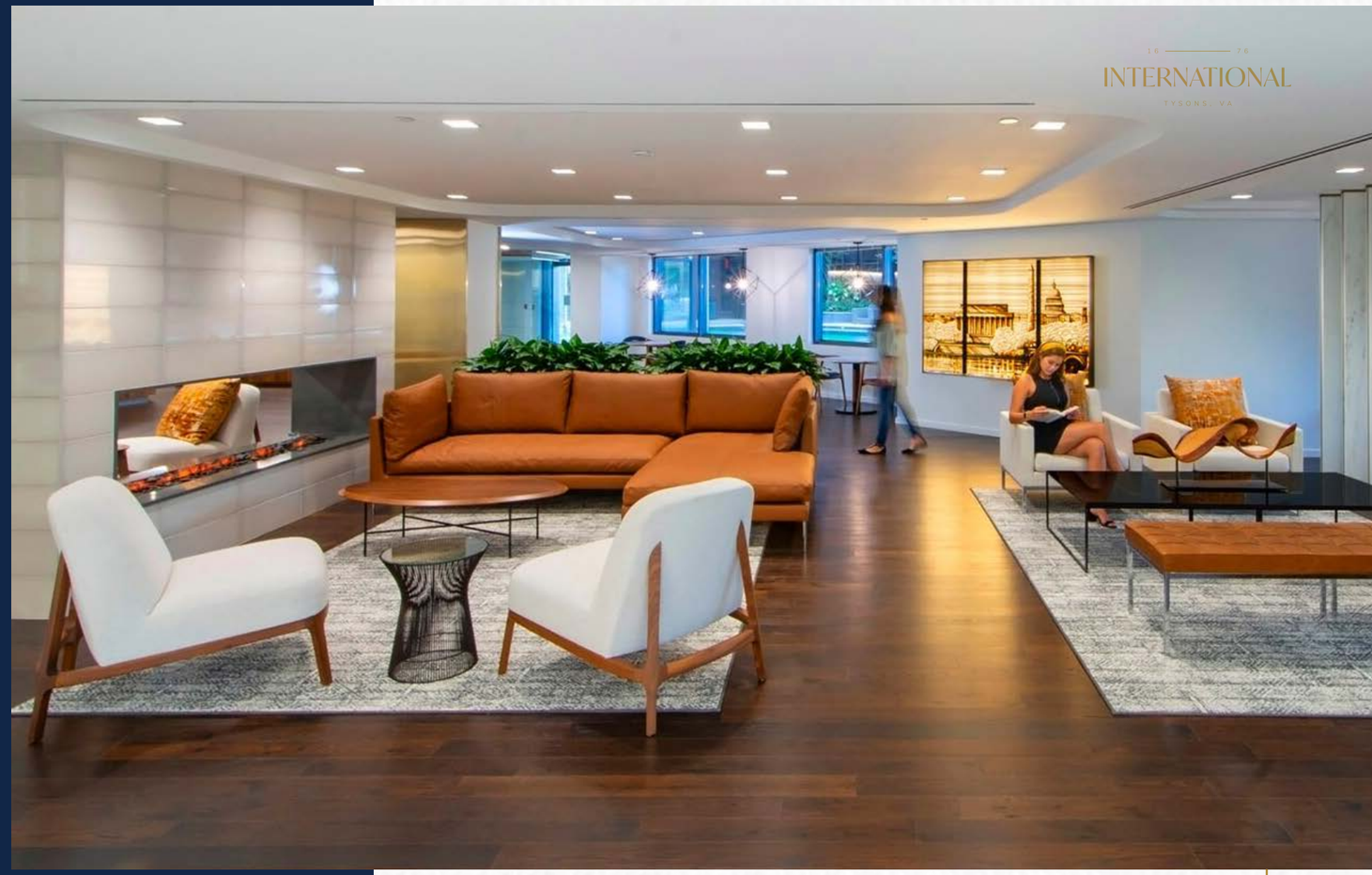
CUMMINGS CAPITAL PARTNERS

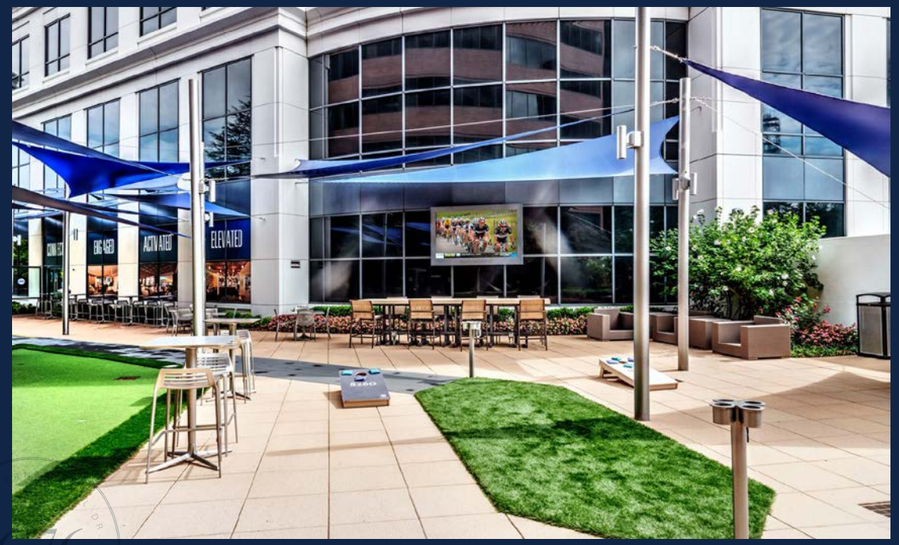
ESTABLISH

YOUR PRESENCE

In the heart of Tysons, 1676 International Drive offers companies the rare opportunity to establish a signature footprint in one of the DC Metro's premier business districts. With hospitality-forward amenities and full floor availability, occupants have the space and flexibility to support long term growth, while enjoying direct access to the region's most connected live-work environment.

- Signage opportunities available
- Direct proximity to The Boro, Tysons Galleria & Tysons Corner Center
- Quick access to Dulles Toll Road, VA-123, VA-7 & I-495
- Access to The Summit, a 15,000 SF penthouse amenity floor







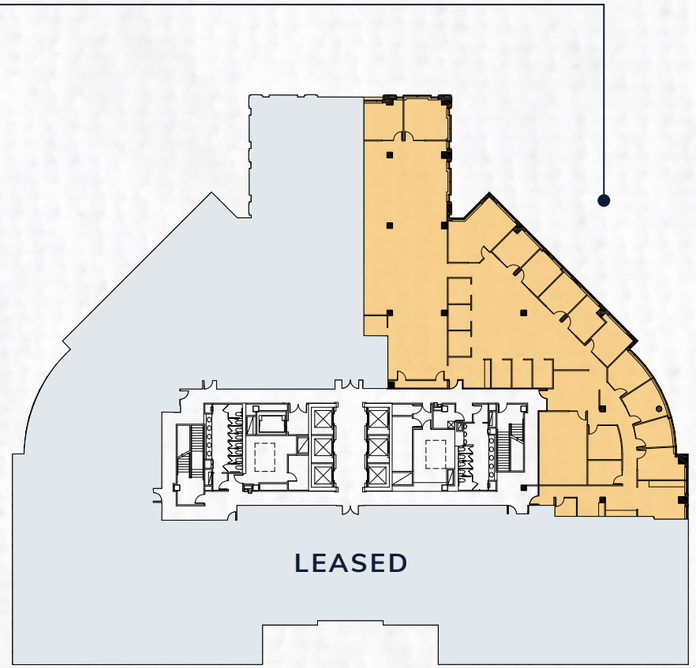
BUILT-IN BALANCE

From the lobby to The Alley outdoor plaza, 1676 International Drive delivers a trophy amenity program designed around the full arc of the workday.

SUITE

500

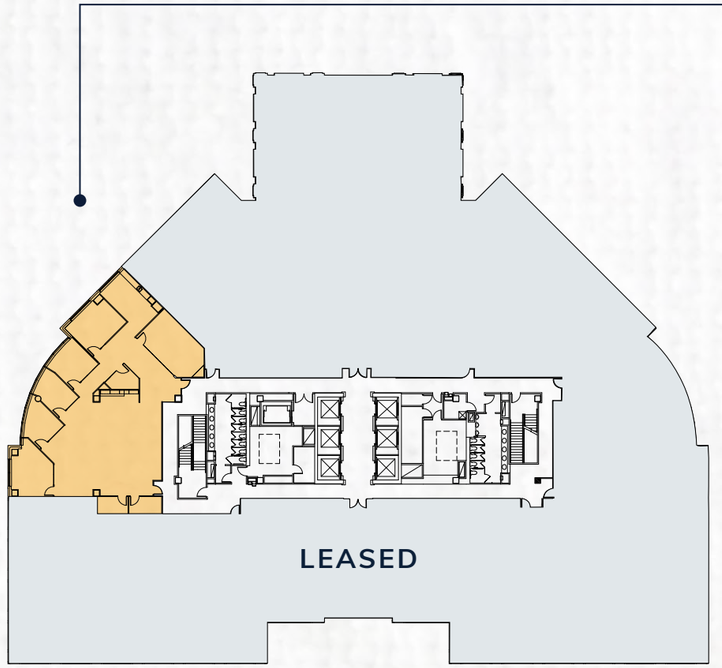
10,554 RSF



SUITE

520

4,603 RSF



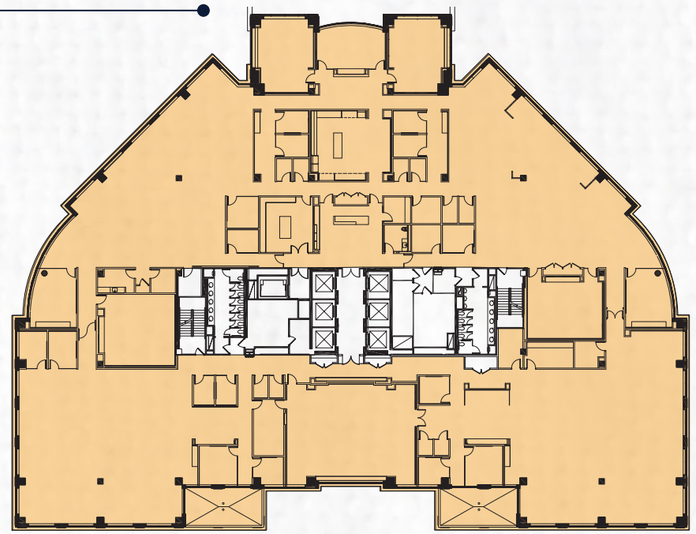
SUITE

1000

36,296 RSF

FULL FLOOR OPPORTUNITY

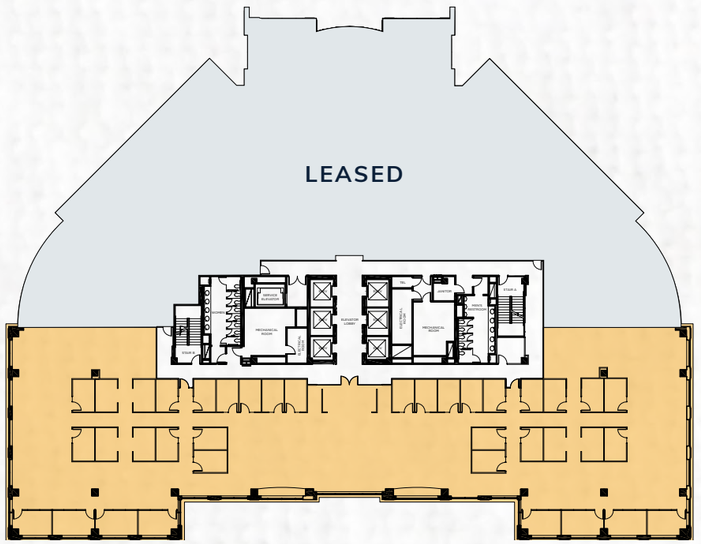
AVAILABLE JULY 2027

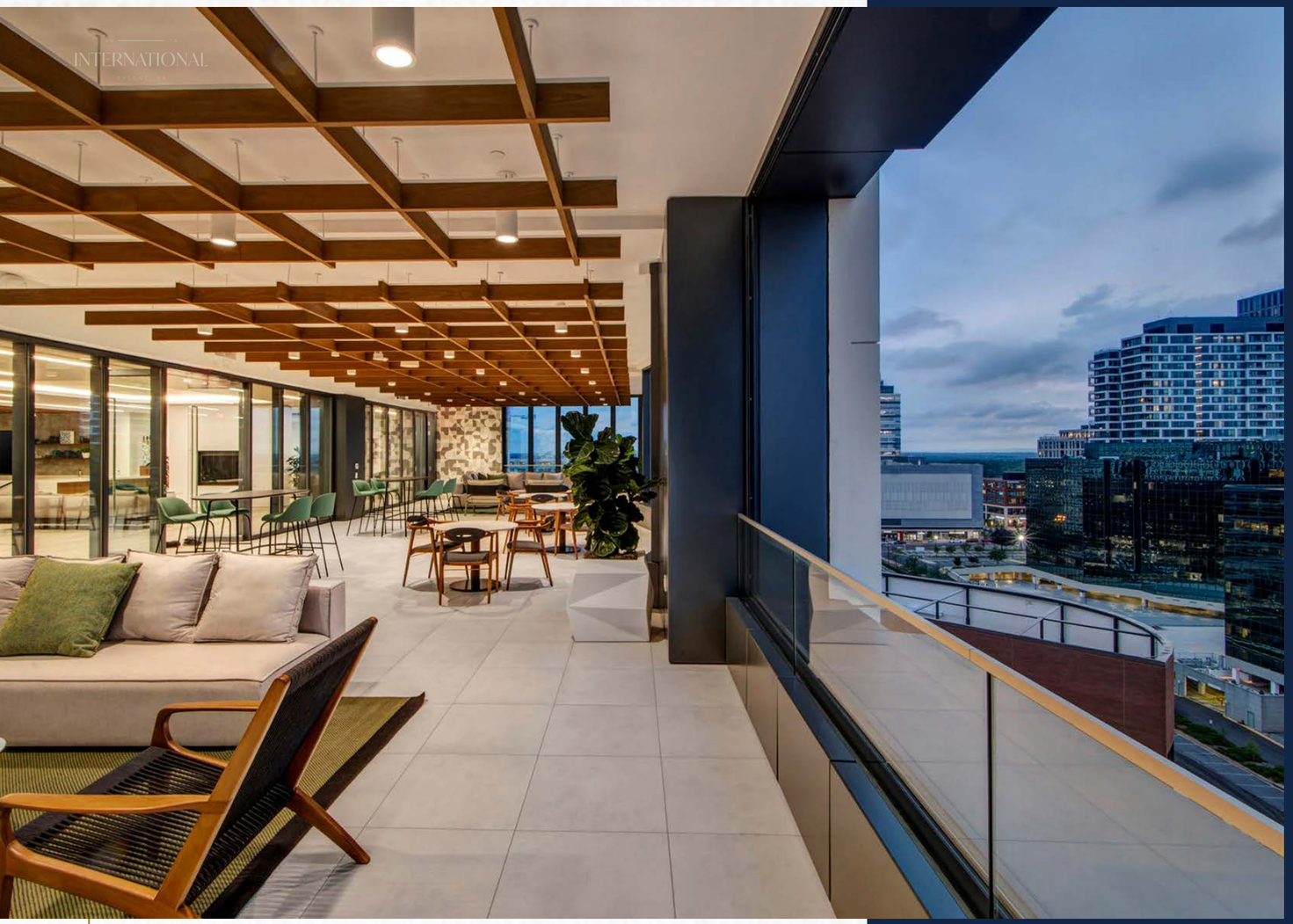


SUITE

1150

17,371 RSF



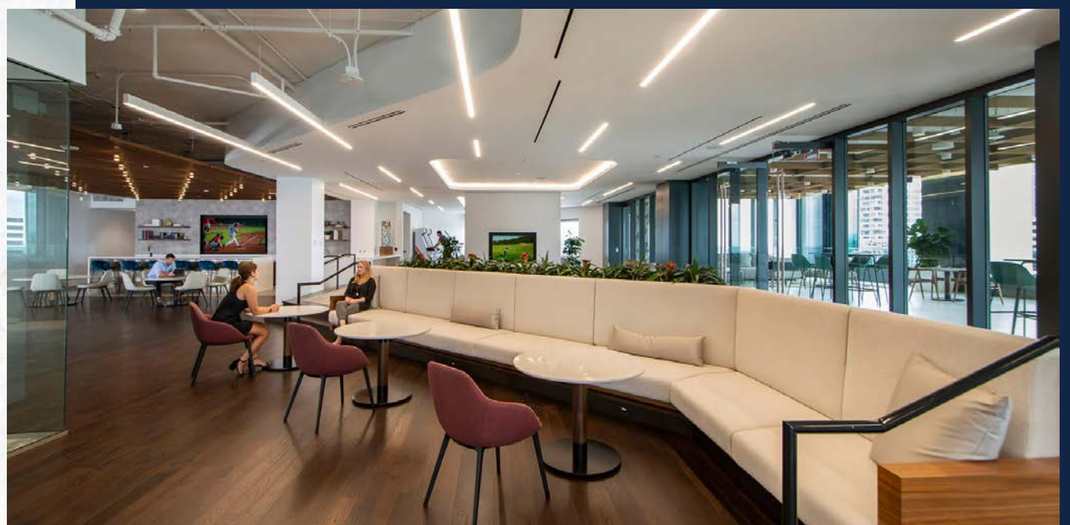


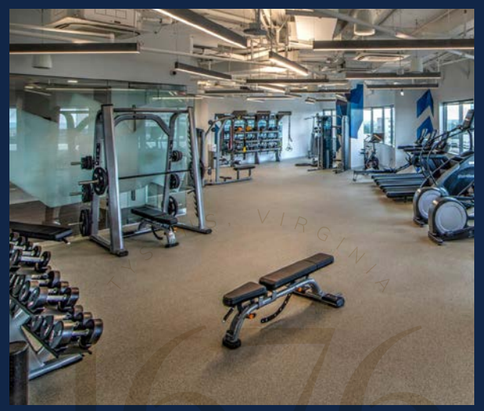
WELCOME
TO THE SUMMIT

Perched at the top of 1676 International Drive, The Summit is a 15,000-square-foot penthouse floor that elevates every workday.



- Open-air conservatory
- Arcade games
- Lounge
- 120-person conference center
- Fitness center





POSITIONED AT THE CENTER

Situated in the center of one of Tysons' most connected corners, 1676 International Drive gives tenants seamless commuter access by train, car, foot or bike. A short walk puts tenants at the Greensboro Silver Line station, while I-495 and the Dulles Toll Road connect the building to D.C., Reston and both major airports.



THE BEST OF TYSONS
BY FOOT

1676 International Drive sits in the heart of Tysons' most dynamic, walkable district. The Boro, Tysons Galleria, and a curated mix of restaurants, shops and entertainment are all within a short walk, giving tenants an address where the workday naturally extends into an activated, surrounding environment.

1 mile
MCLEAN
1676 INTERNATIONAL
TYSONS GALLERIA
RAGLAN ROAD PARK
THE BORO
FREEDOM HILL PARK
TYSONS CORNER CENTER
DUNN LORING
INTERSTATE 495

128	42	12	05
RETAIL	DINING	HOTELS	ENTERTAINMENT



VA-7	0.5 miles	4 minutes
VA-123	1.2 miles	5 minutes
Dulles Toll Road	1.5 miles	4 minutes
I-495	1.6 miles	5 minutes

16 — 76

INTERNATIONAL

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CUSHMAN & WAKEFIELD

CUMMINGS CAPITAL PARTNERS

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