

1803 research blvd rockville md

1803 research blvd rockville md is a prominent address located in Rockville, Maryland, known for its strategic importance in the region's commercial and technological landscape. This location is part of a thriving business district that hosts a variety of companies ranging from innovative tech startups to established enterprises. The vicinity offers excellent accessibility, modern office spaces, and proximity to key transportation hubs, making it a preferred destination for businesses seeking growth and connectivity. In this article, the multifaceted aspects of 1803 Research Blvd Rockville MD will be explored, including its geographic significance, commercial real estate offerings, local amenities, and the broader economic environment of Rockville. Understanding these elements provides valuable insight for investors, tenants, and professionals interested in this dynamic part of Maryland. The following sections will delve into detailed information about the location, its infrastructure, business environment, and community features.

- Location and Accessibility of 1803 Research Blvd Rockville MD
- Commercial Real Estate and Office Space
- Business Environment and Key Industries
- Local Amenities and Services
- Economic Impact and Development Trends

Location and Accessibility of 1803 Research Blvd Rockville MD

Situated in the heart of Rockville, Maryland, 1803 Research Blvd benefits from a prime geographic position that enhances its accessibility and appeal. The address lies within the Montgomery County corridor, a region recognized for its strong economic performance and connectivity to the Washington, D.C. metropolitan area. Its proximity to major highways such as Interstate 270 and Maryland Route 355 facilitates convenient commutes and efficient logistics for businesses operating in the area.

Additionally, public transportation options near 1803 Research Blvd Rockville MD include bus routes and the Rockville Metro station, providing accessible transit alternatives for employees and visitors. The location's connection to the wider transit network supports workforce mobility and reduces travel time, which is a significant advantage for companies prioritizing employee convenience and operational efficiency.

Nearby Transportation Networks

1803 Research Blvd Rockville MD is well-served by a range of transportation infrastructure:

- Interstate 270 - A major artery connecting Rockville to the broader Maryland and D.C. region.
- Maryland Route 355 (Rockville Pike) - A primary local corridor lined with commercial and retail establishments.
- Rockville Metro Station - Part of the Washington Metro's Red Line, facilitating public transit access.
- Montgomery County Ride On Bus Service - Local bus routes providing additional transit coverage.

Proximity to Key Regional Hubs

In addition to transportation, 1803 Research Blvd's location provides strategic access to several important regional centers such as downtown Rockville, Bethesda, and the central business district of Washington, D.C. This proximity supports business collaborations, client meetings, and networking opportunities across the metropolitan area.

Commercial Real Estate and Office Space

The commercial real estate landscape surrounding 1803 Research Blvd Rockville MD is characterized by modern office buildings and flexible leasing options tailored to various business needs. This area has attracted developers who focus on creating contemporary work environments equipped with state-of-the-art amenities to meet the demands of today's workforce.

Office spaces here range from small suites ideal for startups to large floors suitable for established corporations. The availability of Class A office space ensures tenants benefit from high-quality construction, efficient layouts, and professional property management. Moreover, the area continues to see ongoing development projects aimed at expanding commercial capacity and enhancing tenant experience.

Types of Office Spaces Available

The diversity of office space options at 1803 Research Blvd Rockville MD caters to different organizational requirements:

- Co-working spaces - Flexible, shared environments for freelancers and small teams.
- Traditional leased offices - Private suites with customizable features for growing businesses.
- Executive suites - Premium office settings with full-service support and amenities.
- Multi-tenant buildings - Facilities housing various companies, fostering networking opportunities.

Building Features and Amenities

Buildings within the 1803 Research Blvd vicinity typically include advanced technological infrastructure, security systems, and environmentally friendly designs. Common amenities often found include:

- High-speed internet connectivity and IT support.
- Secure parking facilities and controlled access.
- Conference and meeting rooms equipped with modern AV technology.
- On-site fitness centers and dining options.

Business Environment and Key Industries

1803 Research Blvd Rockville MD is embedded in a robust business ecosystem that supports a variety of industries. The area's economic base is diversified, with strong representations in technology, life sciences, government contracting, and professional services sectors. This diversity contributes to a resilient local economy and a dynamic business climate.

Many companies located here benefit from the region's skilled workforce, proximity to federal agencies, and access to research institutions. The presence of incubators and innovation hubs in Rockville also fosters entrepreneurship and collaboration among businesses at various stages of growth.

Technology and Innovation

The technology sector thrives in the Rockville area, with 1803 Research Blvd serving as a hub for software development, cybersecurity, and IT services companies. The concentration of tech firms encourages networking and knowledge sharing, contributing to rapid innovation and competitive advantage for businesses.

Life Sciences and Healthcare

Rockville is recognized as a center for life sciences, including biotechnology, pharmaceuticals, and medical device manufacturing. Businesses in these fields benefit from access to research facilities and partnerships with local universities and healthcare providers.

Government Contracting and Professional Services

Due to its proximity to Washington, D.C., many government contractors have offices near 1803 Research Blvd Rockville MD. These firms provide a range of services including consulting, defense, and technology solutions to federal agencies, enhancing the economic activity in the area.

Local Amenities and Services

The area surrounding 1803 Research Blvd Rockville MD offers a wide array of amenities that support both business operations and the well-being of employees. The neighborhood is equipped with dining establishments, retail outlets, fitness centers, and professional services that contribute to a convenient and balanced work environment.

Access to quality amenities is a key consideration for businesses when selecting office locations, as it impacts employee satisfaction and productivity. Rockville's community infrastructure complements the commercial setting by providing options for dining, recreation, and essential services.

Dining and Retail Options

Employees and visitors at 1803 Research Blvd enjoy numerous dining choices ranging from casual cafes to full-service restaurants. Retail centers nearby offer a variety of shopping options, including convenience stores, specialty shops, and service providers.

Health and Wellness Facilities

Maintaining employee health is supported by the presence of fitness centers, wellness clinics, and parks in close proximity. These facilities encourage a healthy lifestyle and work-life balance for professionals working in the area.

Support Services

The vicinity also includes banking institutions, postal services, and professional offices such as legal and financial advisors, enabling businesses to efficiently manage their operational needs.

Economic Impact and Development Trends

1803 Research Blvd Rockville MD plays a significant role in the economic development of Rockville and Montgomery County. Investments in infrastructure and commercial real estate at this location have contributed to job creation, increased tax revenues, and enhanced regional competitiveness.

Development trends indicate a continuing focus on mixed-use projects and sustainable building practices, aiming to create vibrant, walkable communities that integrate work, living, and recreational spaces. These trends align with broader urban planning objectives to foster smart growth and economic vitality.

Recent and Upcoming Developments

Several projects in and around 1803 Research Blvd are underway or planned, including office expansions, technology parks, and community amenities. These developments are designed to meet the evolving needs of businesses and residents, ensuring that Rockville remains an attractive location for investment.

Economic Benefits to the Community

The growth at 1803 Research Blvd contributes to:

- Increased employment opportunities across multiple sectors.
- Enhanced public infrastructure and services funded by local revenues.
- Strengthened partnerships between private businesses and public institutions.
- Promotion of sustainable and inclusive economic development strategies.

Frequently Asked Questions

What is located at 1803 Research Blvd, Rockville, MD?

1803 Research Blvd in Rockville, MD is a commercial office building known for housing various businesses and organizations.

Are there any tech companies based at 1803 Research Blvd, Rockville, MD?

Yes, 1803 Research Blvd hosts several tech companies and startups, as Rockville is a hub for technology and biotech firms.

Is 1803 Research Blvd, Rockville, MD accessible by public transportation?

Yes, 1803 Research Blvd is accessible by several public transportation options, including nearby bus routes and proximity to the Rockville Metro station.

What amenities are available near 1803 Research Blvd, Rockville, MD?

The area around 1803 Research Blvd offers amenities such as restaurants, cafes, fitness centers, and retail shops, convenient for employees and visitors.

Are there any parking facilities at 1803 Research Blvd, Rockville, MD?

Yes, 1803 Research Blvd provides on-site parking facilities for tenants and visitors, including surface and garage parking options.

Can I rent office space at 1803 Research Blvd, Rockville, MD?

Office spaces at 1803 Research Blvd are available for lease through commercial real estate brokers and property management companies.

What is the typical lease rate for office space at 1803 Research Blvd, Rockville, MD?

Lease rates at 1803 Research Blvd vary but generally range from \$25 to \$40 per square foot annually, depending on the suite size and amenities.

Is 1803 Research Blvd, Rockville, MD suitable for biotech companies?

Yes, given Rockville's reputation as a biotech hub, 1803 Research Blvd is suitable for biotech companies seeking modern office and lab space.

Are there any recent renovations or upgrades at 1803 Research Blvd, Rockville, MD?

Recent reports indicate that 1803 Research Blvd has undergone renovations to modernize office interiors and improve energy efficiency and technology infrastructure.

Additional Resources

1. Innovation Hubs: The Rise of Research Blvd in Rockville, MD

This book explores the development of Research Blvd as a critical center for innovation and technology in Rockville, Maryland. It delves into the history of the area, highlighting key companies, research institutions, and government agencies that have shaped its growth. Readers will gain insight into how this hub has influenced regional economic development and technological advancements.

2. Biotech Breakthroughs at 1803 Research Blvd

Focusing on the biotech companies located around 1803 Research Blvd, this book examines pioneering research and groundbreaking products developed in the area. It includes interviews with leading scientists and entrepreneurs who have contributed to the biotech boom in Rockville. The book also discusses the challenges and opportunities within the biotech industry.

3. Rockville's Research Blvd: A History of Science and Innovation

This comprehensive history traces the evolution of Research Blvd from its early days to its current status as a science and technology corridor. It covers major milestones, influential figures, and the impact of federal research funding on local institutions. The narrative provides context for understanding the broader scientific landscape of Montgomery County, Maryland.

4. Startups and Success Stories on Research Blvd

Highlighting entrepreneurial ventures that began or flourished at Research Blvd, this book chronicles stories of innovation, perseverance, and success. It profiles a diverse array of startups in

fields such as software development, pharmaceuticals, and environmental technology. Readers will find practical lessons and inspiration from these business journeys.

5. The Economic Impact of Research Blvd on Rockville

This analytical book investigates how the concentration of research and development firms at 1803 Research Blvd has influenced the local economy. It uses data and case studies to demonstrate job creation, real estate development, and shifts in the city's economic profile. The work is valuable for policymakers, economists, and community planners.

6. Collaborative Spaces: Science Parks and Offices at Research Blvd

Exploring the physical and social infrastructure that supports innovation, this book examines the design and function of science parks, labs, and office buildings near 1803 Research Blvd. It highlights how collaborative environments foster creativity and cross-disciplinary work. The book includes architectural insights and future trends in workspace design.

7. Federal Agencies and Research Blvd: A Partnership for Progress

This title focuses on the role of federal agencies in shaping the research landscape around 1803 Research Blvd. It details partnerships, funding programs, and joint initiatives that have propelled scientific discovery in Rockville. The book also considers the implications of government involvement for regional innovation ecosystems.

8. Green Technologies Emerging from Research Blvd

This book covers the environmental and sustainability-focused companies and projects based near 1803 Research Blvd. It discusses innovations in renewable energy, waste reduction, and eco-friendly materials developed in the area. The narrative emphasizes how Rockville is contributing to global green technology efforts.

9. Future Visions: The Next Decade for Research Blvd, Rockville

Looking ahead, this forward-thinking book speculates on the future developments and trends that will shape Research Blvd over the next ten years. It incorporates expert opinions, emerging technologies, and urban planning perspectives. The book aims to inspire readers about the continued potential of this dynamic research corridor.

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