

# Downtown COLUMBIA

It's **All** Here

 CUSHMAN &  
WAKEFIELD

*Howard Hughes*



# Our Story So Far.

## 1963-64

The Rouse Company acquires 14,000 acres in Howard County, MD to build a city. They recruit nationally known experts, known collectively as “The Work Group,” to outline the city’s development based on 4 main goals:

- Build a complete, diverse city that meets all basic needs (housing, jobs, recreation, education, culture)
- Respect the land with a strong infusion of nature
- Provide for the growth of people
- Make a profit

## 1967

Columbia’s first baby is born to Charles and Barbara Russell, an interracial couple, symbolizing Columbia’s values of a community that embraces progress and racial harmony.

## 1966

Construction begins!  
Renowned architect Frank Gehry is hired to build several buildings, including an exhibit center, Merriweather Post Pavilion, Rouse Company Headquarters, and a fire station.

## 1970-90

Rouse builds out 9 neighborhoods or “villages” founded on community with housing and neighborhood amenities. These villages surround Downtown Columbia, which Rouse always envisioned to be the vibrant urban core.

## 2010

Adoption of Downtown Columbia plan unanimously adopted by Howard County council providing up to 14 MSF of net new density.

## 2014

Frank Gehry’s Rouse Co. HQ building is adaptively re-used into a Whole Foods, signaling progress in adhering to the city’s original goals. Merriweather Row is acquired, adding nearly 1 MSF of existing office product.

## 2015-17

The Metropolitan and Ten.M.Flats, deliver adjacent to The Mall in Columbia adding Howard Hughes’ first 817 apartments with 42,000 SF of retail across three buildings.

## 2016-19

The 1st buildings in the Merriweather District deliver including a complete renovation of Merriweather Post Pavilion, Inner Arbor (a wooded, curated art space celebrating nature), One Merriweather, Two Merriweather and 6100, trophy class mixed-use office buildings.

## 2020-22

Howard Hughes continues development of the Merriweather District with the delivery of Juniper (382 apartments with 56,000 SF of retail), Marlow (472 apartments with 32,000 SF of retail) and standalone retailer Bus Boys and Poets.

## 2023

Construction begins on 10285 Lakefront (Columbia’s 1st medical building), Lakefront North (a brand-new luxury residential neighborhood) is approved by Howard County and the new Lakefront library designed by Thomas Heatherwick is introduced.

## 2025

Howard Hughes has over 4 MSF of commercial density and over 4,000 apartments remaining to join the existing 3 MSF of operating commercial property, 1,700 apartments, 200,000 SF of retail, and trails and parks.

## 2024

Direct access exit from route 29 delivered. Bark Social to open in the Merriweather District.





# Howard County: *Where We Live.*



COLUMBIA OFFERS A WIDE RANGE OF LIVING OPTIONS FROM FOR SALE SINGLE-FAMILY AND ATTACHED HOMES TO BOTH AFFORDABLE AND NEW LUXURY APARTMENTS.



4th  
Highest  
Medium Income  
in the U.S.

9th  
Best Quality of  
Life  
-American  
Business  
Journal 2022

Howard County effortlessly blends tradition and vibrance to form a true destination city. With access to 50 federal agencies, universities, Fortune 500 companies, local employees can join strong teams in the technology, defense, and healthcare industries. Outside the office, upscale retail, outstanding recreation and entertainment, and top-rated educational and healthcare institutions keep residents thriving. Outside of the city, a close proximity to Washington D.C. and Baltimore, Maryland have helped attract large city amenities such as Baltimore/ Washington Airport.

## EMPLOYERS





# Downtown Columbia

## *Where We Grow.*

Located in the heart of Columbia, Maryland, Downtown Columbia is a 391-acre hub of activity where established and fresh faces mingle every day. Offering over 100 miles of connected pathways leading to the district center, Merriweather Row offers an ideal walkable lifestyle. Choice of stunning apartments, delectable dining, and retail experiences means that no two days are alike, and each day offers inspiration and opportunity.

### Retail

Busboys & Poets, The Food Market, Medium Rare, Banditos, Blackwall Barn & Lodge, Mighty Quinn's BBQ, Angry Jerk, Smashing Grapes, Cured and 18&21st, The Collective Offshore, Gyusan Japanese Grill, Coldstone, Shake Shack, Akira Ramen, Bonchon, Toastique, Dok Khao Thai Eatery, Peter Chang, Sushi Sono, Allure Nail & Spa, eggspectations

### Entertainment

GameOn (arcade), The Collective Encore (a music venue), Merriweather Post Pavilion

### Fitness

Mayweather Boxing, Yoga6, Title Boxing, The Pearl

### Residential

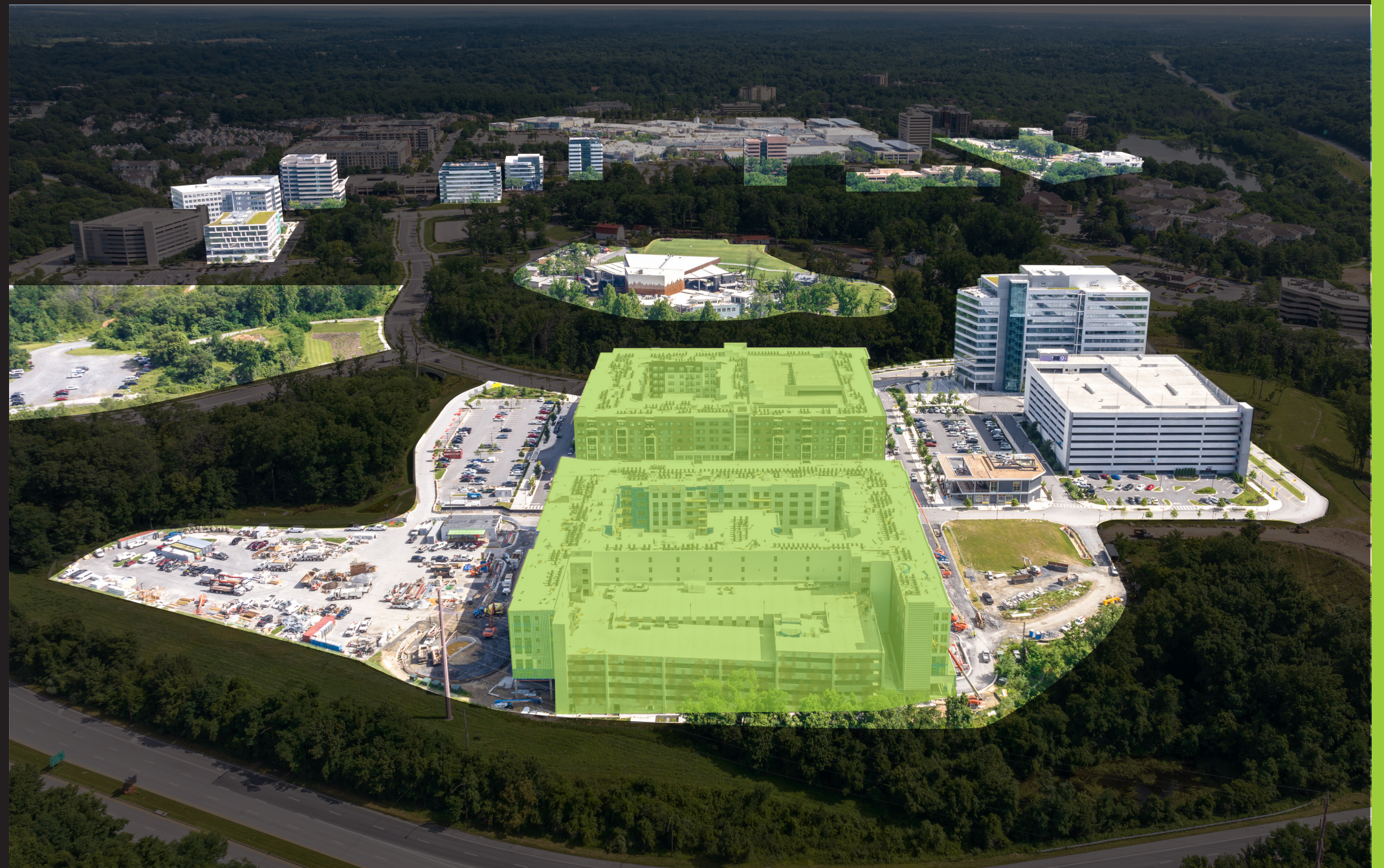
The Metropolitan, Ten.M.Flats, Juniper, Marlow, Lakehouse, The Gramercy, The Whitney, Tenx Living

### Hotels

WhyHotel at Marlow, Marriot Autograph Collection (on Lake Kittamaqundi)

### Grocery

Whole Foods, LIDL





# Living Our Best Life in Downtown Columbia.

12:00 PM

Choose between dozens of options for quick and leisurely bites such as BIBIBOP, Shake Shack, The Food Market and more



3:00 PM

Rejuvenate the senses with a quick walk to Lake Kittamaqundi or by taking care of a quick errand at The Mall in Columbia



6:00 PM

Celebrate the end of the day while dining at Seasons 52, Blackwall Barn or sipping a cocktail at Banditos



8:00 PM

Catch a performance at the Merriweather Post Pavilion, The Chrysalis or The Collective Encore



6:00 AM

Start the day with a refreshing walk, run or bike along the 100+ miles of trails or recenter with a class at Yoga6



8:00 AM

Power through the day with a refreshing beverage from Toastique or Jrip Coffee & Croissanterie



10:00 AM

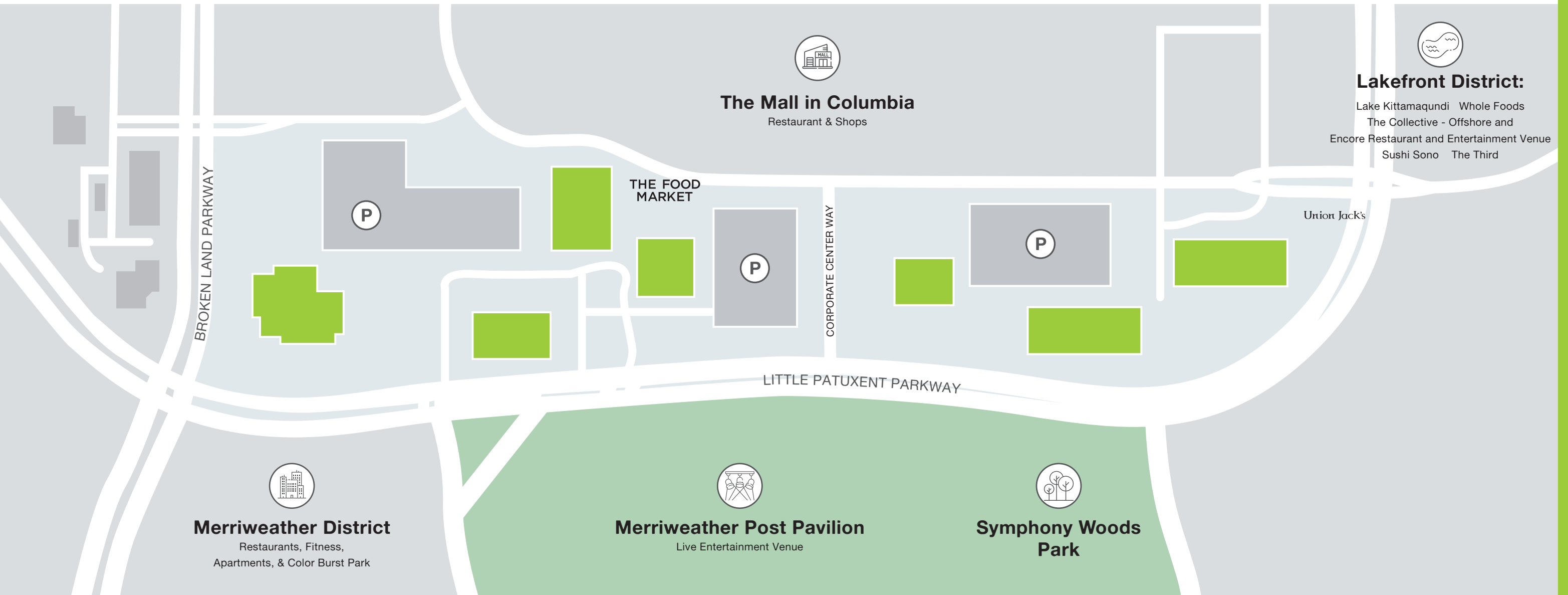
Collaborate with peers in one the many outdoor gathering spaces or take in the waterviews at Lakefront Pier





# Join Our Community.

 Click on thumbnails to see Availabilities





# Your Perfect Trophy Space Suited to Fit Your Needs.

 Click on thumbnails to see Availabilities

**MERRIWEATHER SQUARE -**  
6.5 Acres with Up To 900,000 SF  
of Office Space



**6300  
Merriweather**

**6100  
Merriweather**

**ONE  
Merriweather**

**TWO  
Merriweather**



LEASING:



**CUSHMAN &  
WAKEFIELD**

*Howard Hughes*