

**7272 WISCONSIN AVENUE MIXED USE**

BETHESDA, MD



**Total lbs. of Telling Steel:** 412,781 lbs  
**Sales Manager:** Scott Richards  
**Distributor:** Capital Building Supply (GMS)  
**Contractor:** Manganaro Mid Atlantic, LLC

**PROJECT DESCRIPTION:**

7272 Wisconsin Avenue, in the heart of Bethesda at the prime intersection of Wisconsin Avenue and Elm Street, is one of the most prominent development sites in Montgomery County, Maryland.

The site received first-stage entitlement approvals in early 2016 that provide for approximately 937,000 SF of total density, allocated across a 358,000 SF office building with ground-floor retail, two residential towers housing 456 luxury units and a shared above and below-grade parking garage. 7272 Wisconsin sits above the existing Bethesda Metro Rail Station and will also house the future Bethesda Purple Line station. In addition, the highly-used Capital Crescent Trail will pass through the property.

Insight Property Group is the sole residential developer of this project, chosen by master developer Carr Properties. Construction of this project began in 2017.

Initial Occupancy of the residential component is expected to occur in August of 2020. Substantial Completion is expected in November of 2020.



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