



Strathmore Square

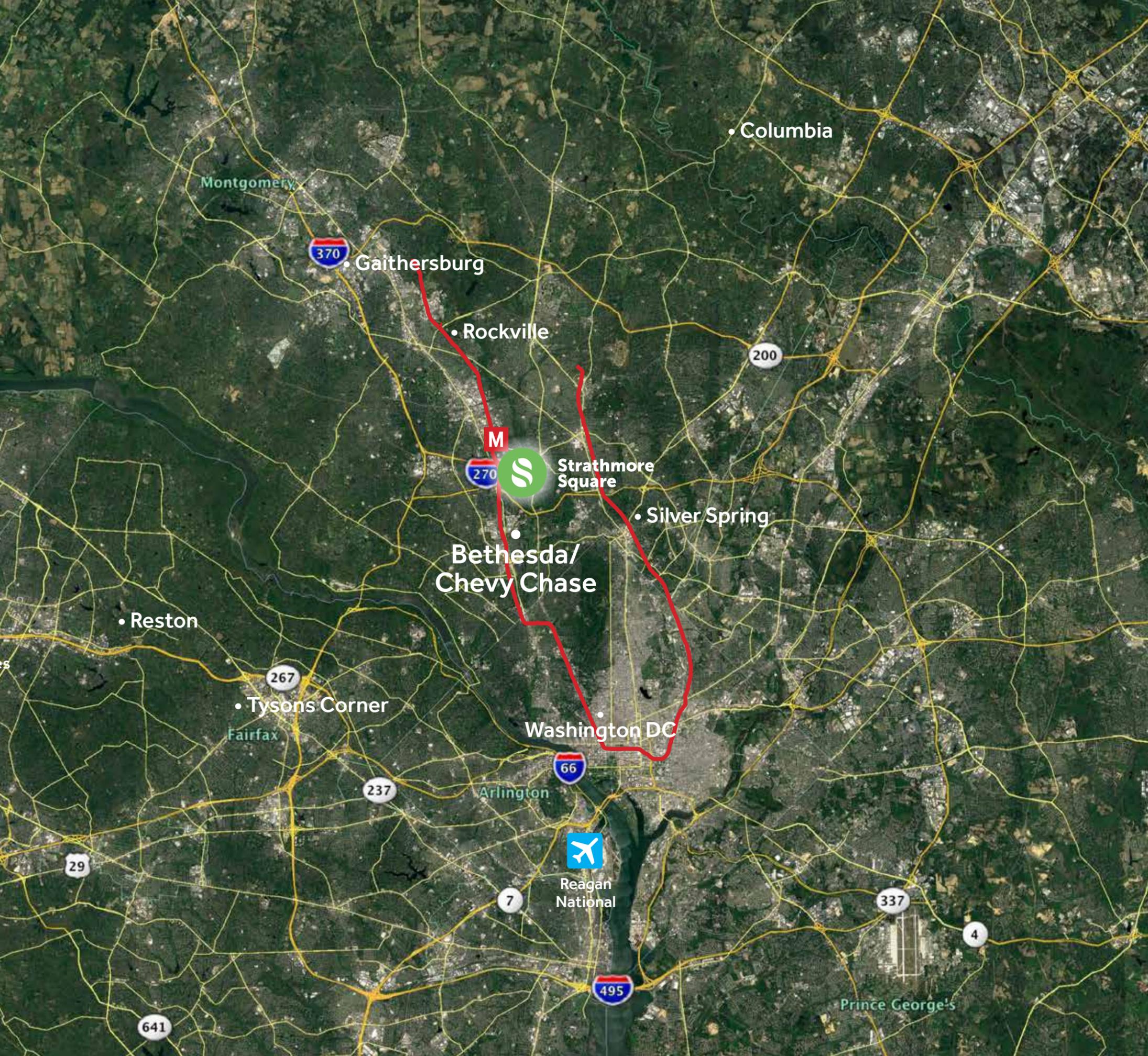


FIVESQUARES
DEVELOPMENT

We are Strathmore Square.

We are an arts focused community that inspires engaged, healthy living with Strathmore Music Center, Rock Creek Park and Metro—at our door.

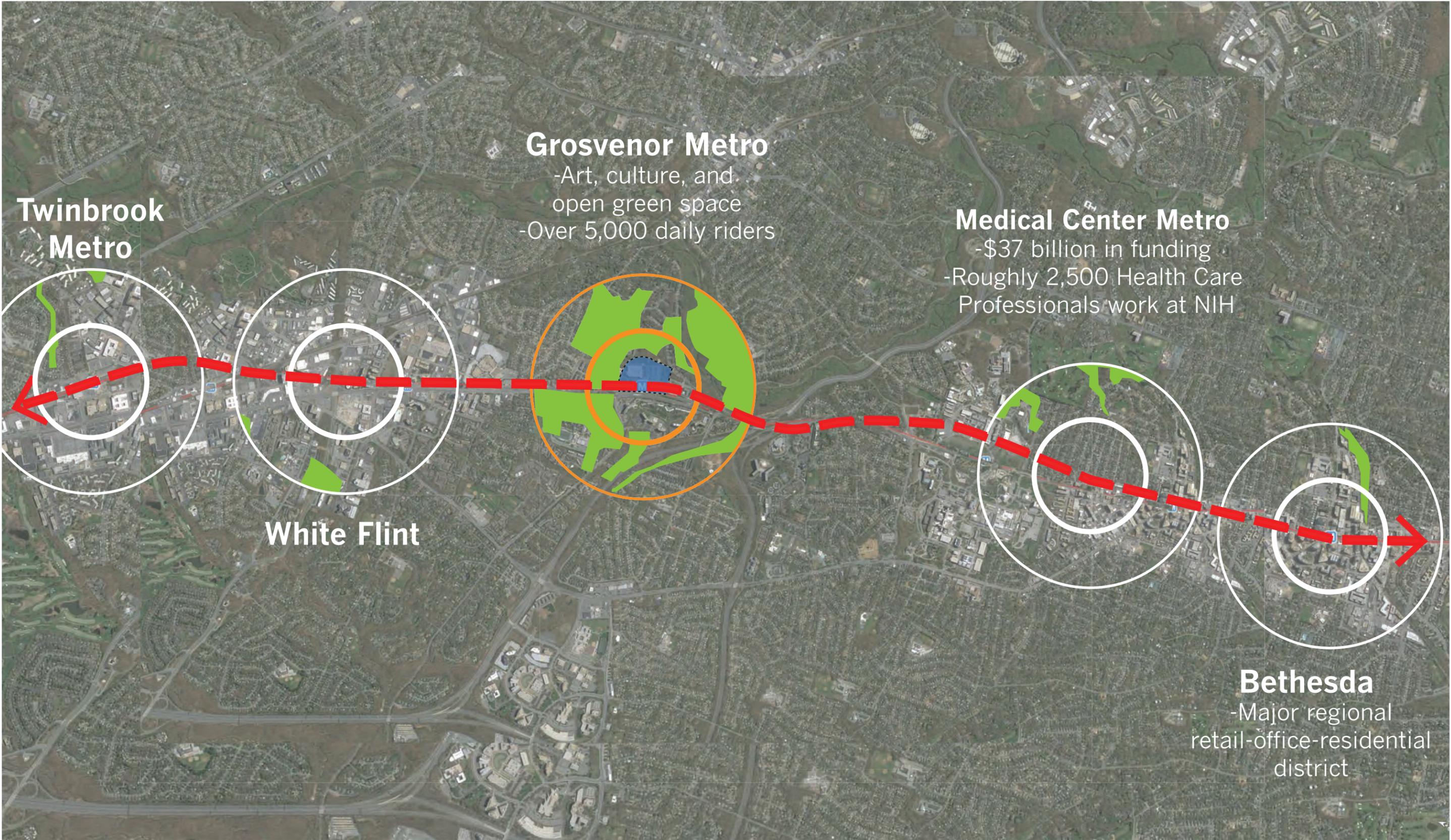
Strathmore Square is focused on wellness and “quality of life” at the highest level—nourishing mind, body, and spirit through culture, connection, and exhilarating outdoor experiences.



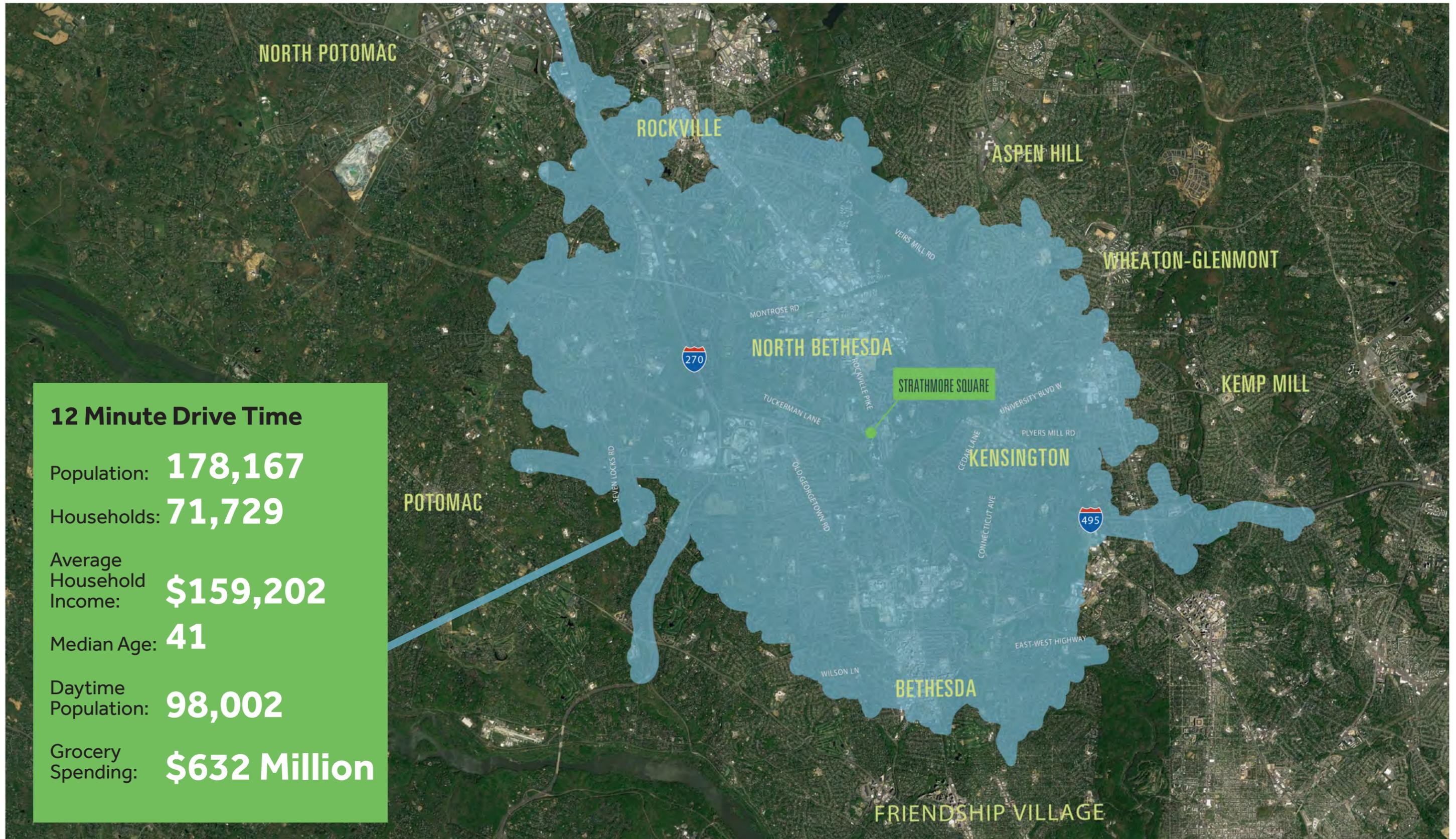
Irreplaceable Site

8.9 Acres Atop Red Line
Metro in Bethesda

Green Stop on the Red Line



Powerful Demographics





Art & Culture
Strathmore Music Center
and Artists in Residence



Green Space
Rock Creek Park—
1,754 Acre City Park



Transit
Grosvenor-Strathmore
Red Line Metro Station

A One-of-a Kind Community

Fivesquares Development is transforming the Grosvenor-Strathmore Metro station in North Bethesda adjacent to the renowned Strathmore Music Center from a surface parking lot into a visionary community centered on the arts, culture, a beautiful central open space and bikeways for engaged, healthful living.

Strathmore Square will:

- Offer a vast array of immersive culture, music, and learning permeating the project through a partnership with Strathmore Music Center.
- Provide immediate access to a diversity of outdoor experiences (adjacent to over 500 acres of trails and surrounding green space) and extensive programming.
- Feature a dynamic 1.25 civic green with ongoing activities, performances, and serene spaces for connection and enjoyment, designed by the world-renowned landscape architect Hargreaves Jones.
- Include local neighborhood shops, cafes, and services.
- **All atop Grosvenor -Strathmore Metro, two stops from downtown Bethesda and within 20 minutes of downtown DC.**

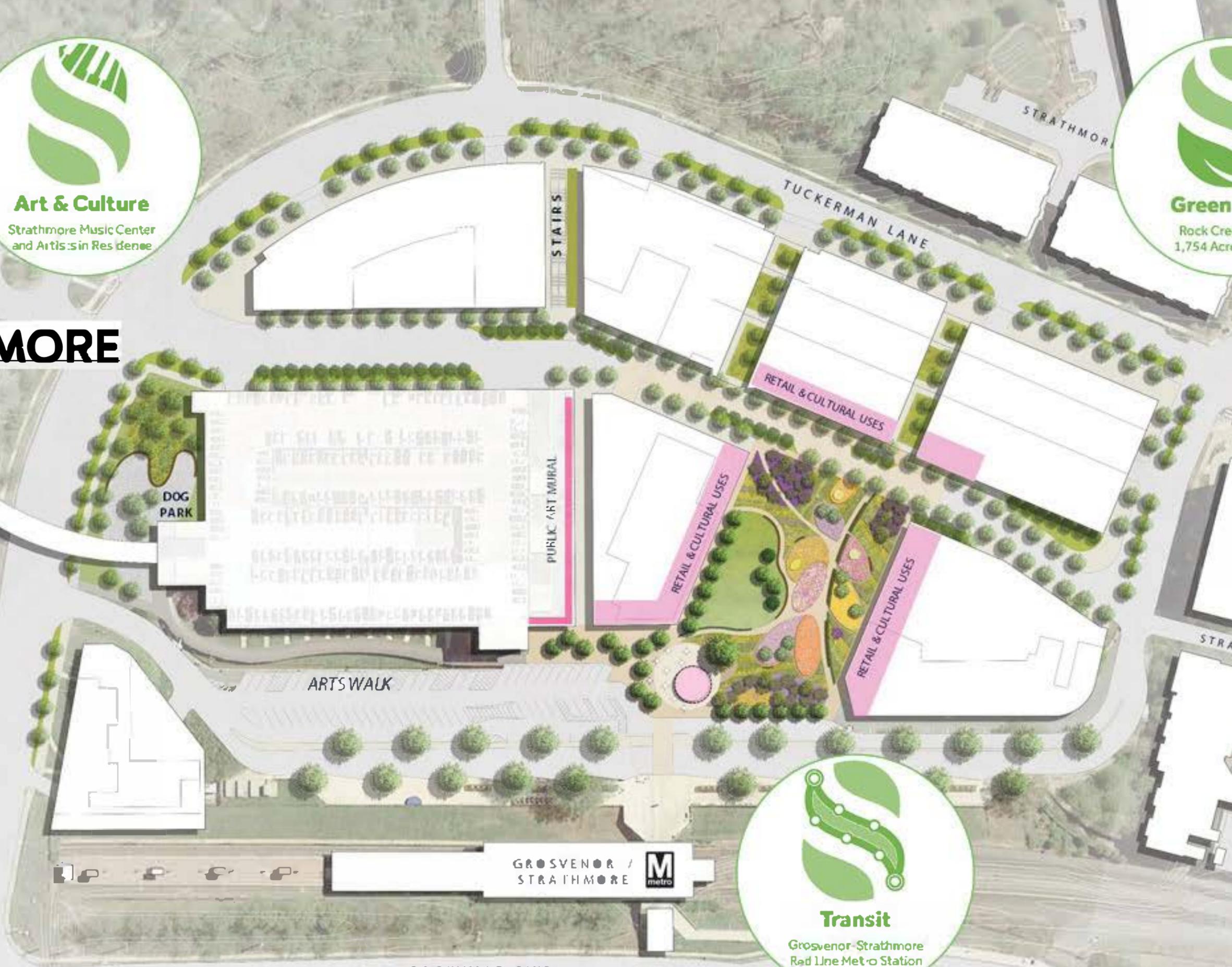
Strathmore Square will provide up to 2200 multifamily units (with 15% MPDU's) in six buildings surrounding the Central Green. Seen as an innovative model for arts-centric, transit-oriented development, Strathmore Square has received steady unanimous support from the surrounding community, Montgomery County Council and the Montgomery County Department of Parks and Planning at every step:

- The Master Plan was approved in December 2017
- The Sketch Plan was approved in November 2018.
- The Preliminary Plan was approved in June 2019

Art & Culture
Strathmore Music Center
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Green Space
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STRATHMORE



Transit
Grosvenor-Strathmore
Red Line Metro Station







AIR SPACE
STRATHMORE ARTIST IN RESIDENCE

MÉTRO
STRATHMORE-
GROSVENOR

↑

STRATHMORE
MUSIC CENTER

→

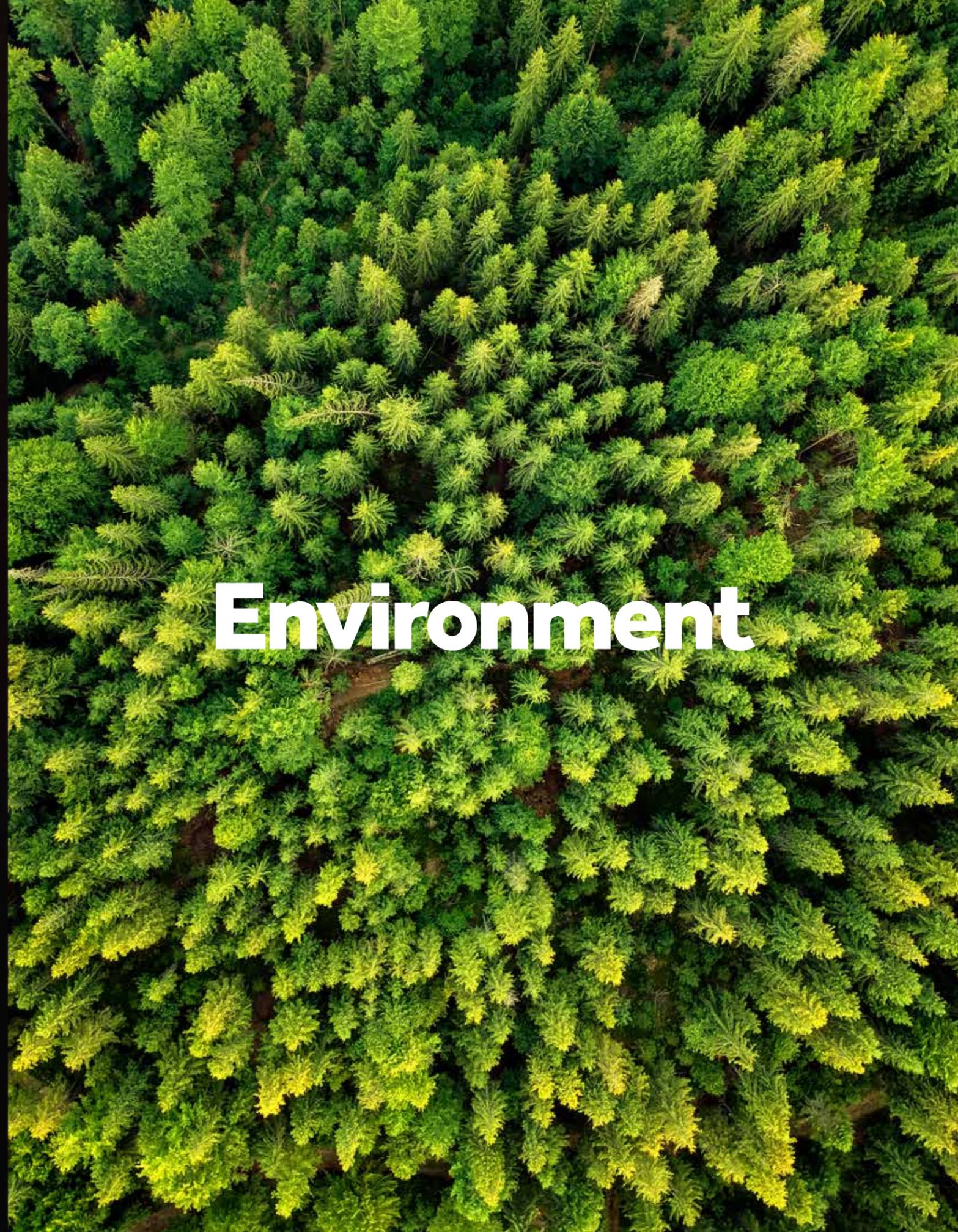
ARTIST-IN-
RESIDENCE

↓





Creative



Environment



Art & Culture

Strathmore Music Center

World renowned performing arts center
2,000 seat venue operates year round

250,000 attendees
(performances/programs/classes)

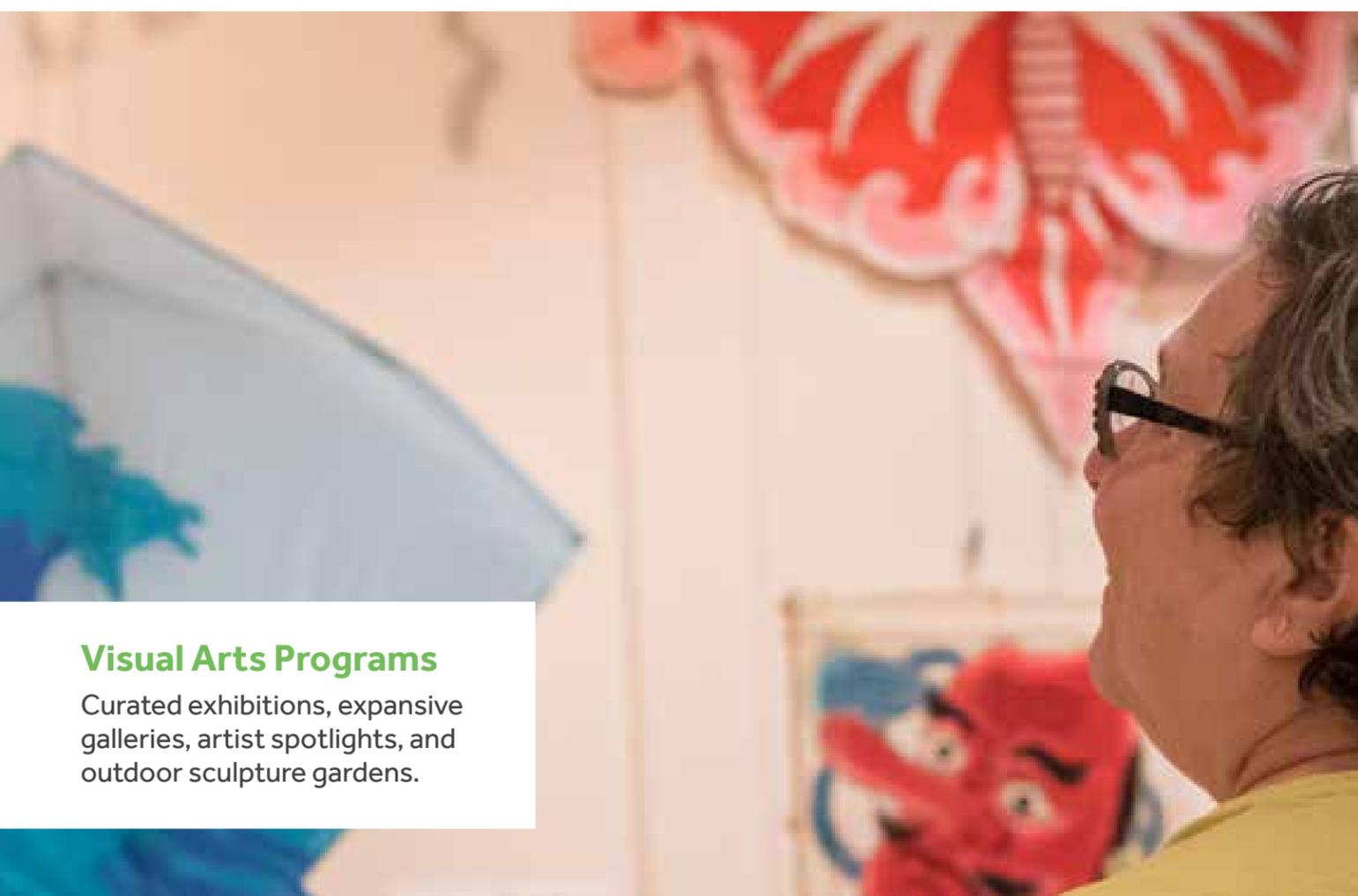


Programs & Activities for Engaged Living



Adult Education Programs

Artistic discussions, lectures, creative writing workshops, book clubs, happy hours and more.



Visual Arts Programs

Curated exhibitions, expansive galleries, artist spotlights, and outdoor sculpture gardens.



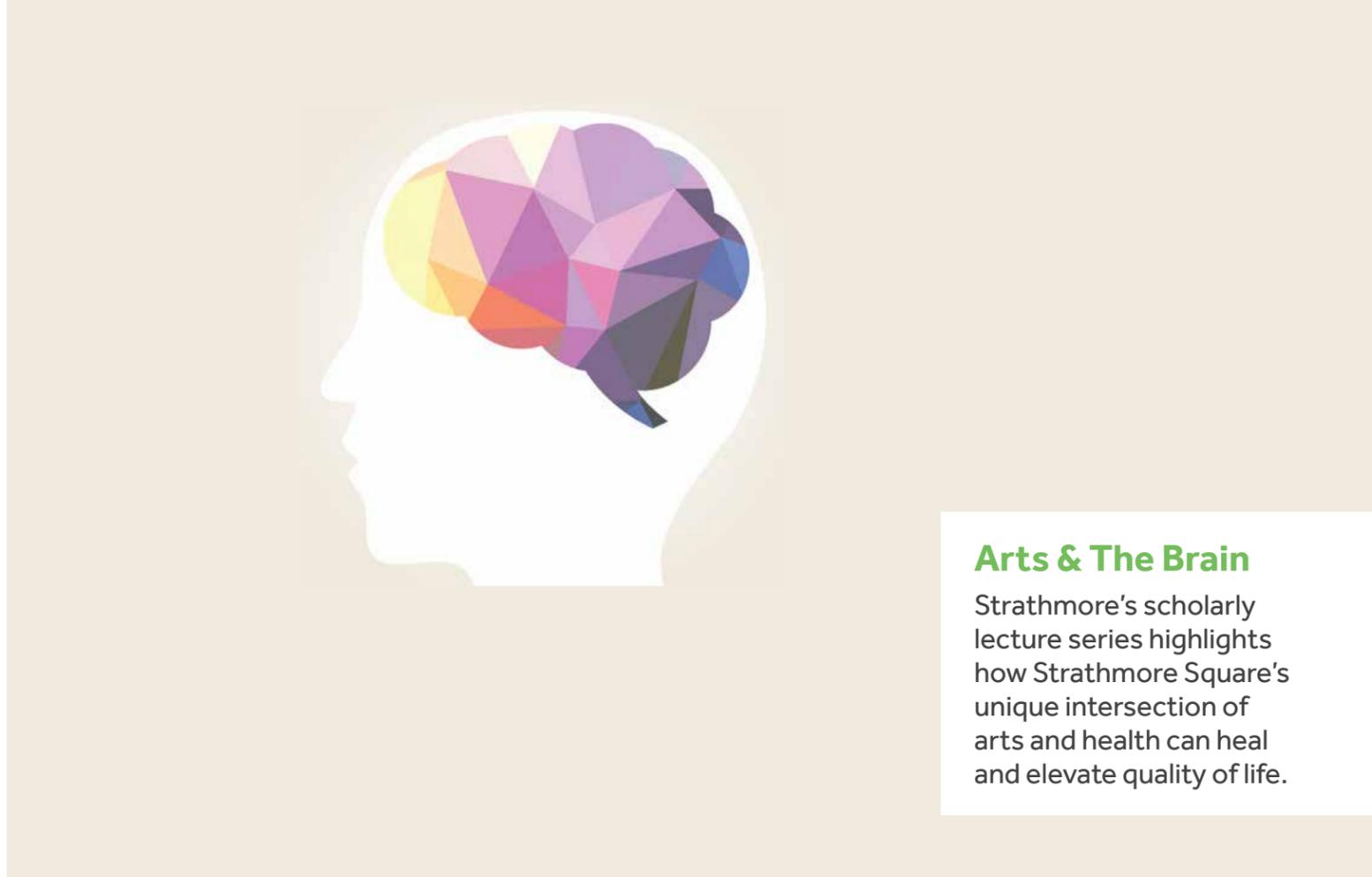
Strathmore Tea Room

Afternoon Tea on Tuesday, Wednesdays and Saturdays.



Institute for Artistic & Professional Development

Supporting budding artists with mentoring, performance and learning opportunities.



Arts & The Brain

Strathmore's scholarly lecture series highlights how Strathmore Square's unique intersection of arts and health can heal and elevate quality of life.



Year-Round Events

Festivals, performances, and programming.



CityDance at Strathmore

Offering Dance and Tai Chi classes.

Monday

AFTERNOON TEA

2pm | Mansion

WATERCOLOR BEGINNER

2 pm | AIR Space

WINE & GUITAR ARTIST-IN- RESIDENCE, Calista Garcia

7 pm | Lobby

Tuesday

WEDNESDAY WALKERS CLUB

8am | Lobby

TAI CHI

1pm | CityDance

MUSIC HISTORY LECTURE

7pm | Mansion

Wednesday

GALLERY TALK

2pm | Mansion

JAZZ JAM

3pm | Levine School of
Music

JEFFREY ZIEGLER, CELLIST

7pm | Mansion

Thursday

PUPS AND PASTRIES

11am | Club Room

AFTERNOON TEA

2pm | Mansion

IMPROV BASICS

7pm | AIR Space

GIPSY KINGS

8pm | Concert Hall
[Docent Opportunity]

Friday

MORNING MEDITATION

9am | Club Room

BOOK CLUB

2pm | Mansion

WATERCOLORS I

2pm | AIR Space

SCREEN ON THE GREEN

8pm | Park

Saturday

ART IN THE PARK

12-3pm

DIANA ROSS

8pm | Concert Hall
[Docent Opportunity]

Sunday

FARMERS MARKET

7-11am | Park

STRING ENSEMBLE REHEARSAL

5pm | AIR Space

CHILDRENS CHORUS

7pm | Concert Hall

Strathmore Square living.

Your Creative Environment

May 1 through May 7





AHEAD



An aerial photograph of a dense forest of evergreen trees, likely spruce or fir, showing a variety of green shades from deep forest green to bright yellow-green. The trees are packed closely together, creating a textured canopy. The lighting suggests a bright day, with some trees appearing more vibrant than others.

Green Space

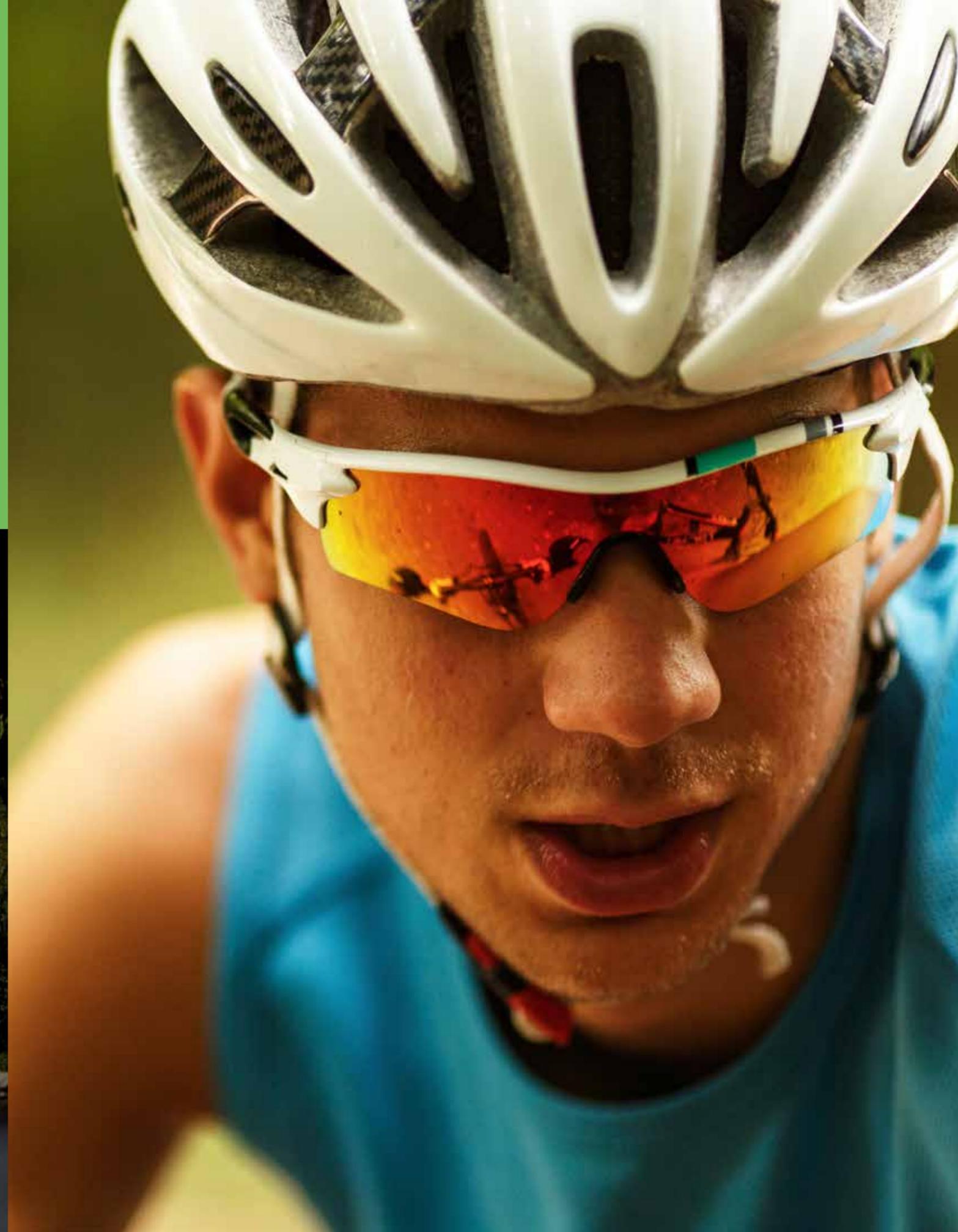
A group of three cyclists in professional gear are riding their road bikes down a wide set of concrete stairs. They are leaning forward in an aerodynamic position, gripping the handlebars. A silver metal handrail runs along the edge of the stairs. The background is a lush green landscape with trees. The overall scene conveys a sense of speed and athletic performance.

Bikers This Way.



Strathmore
Square

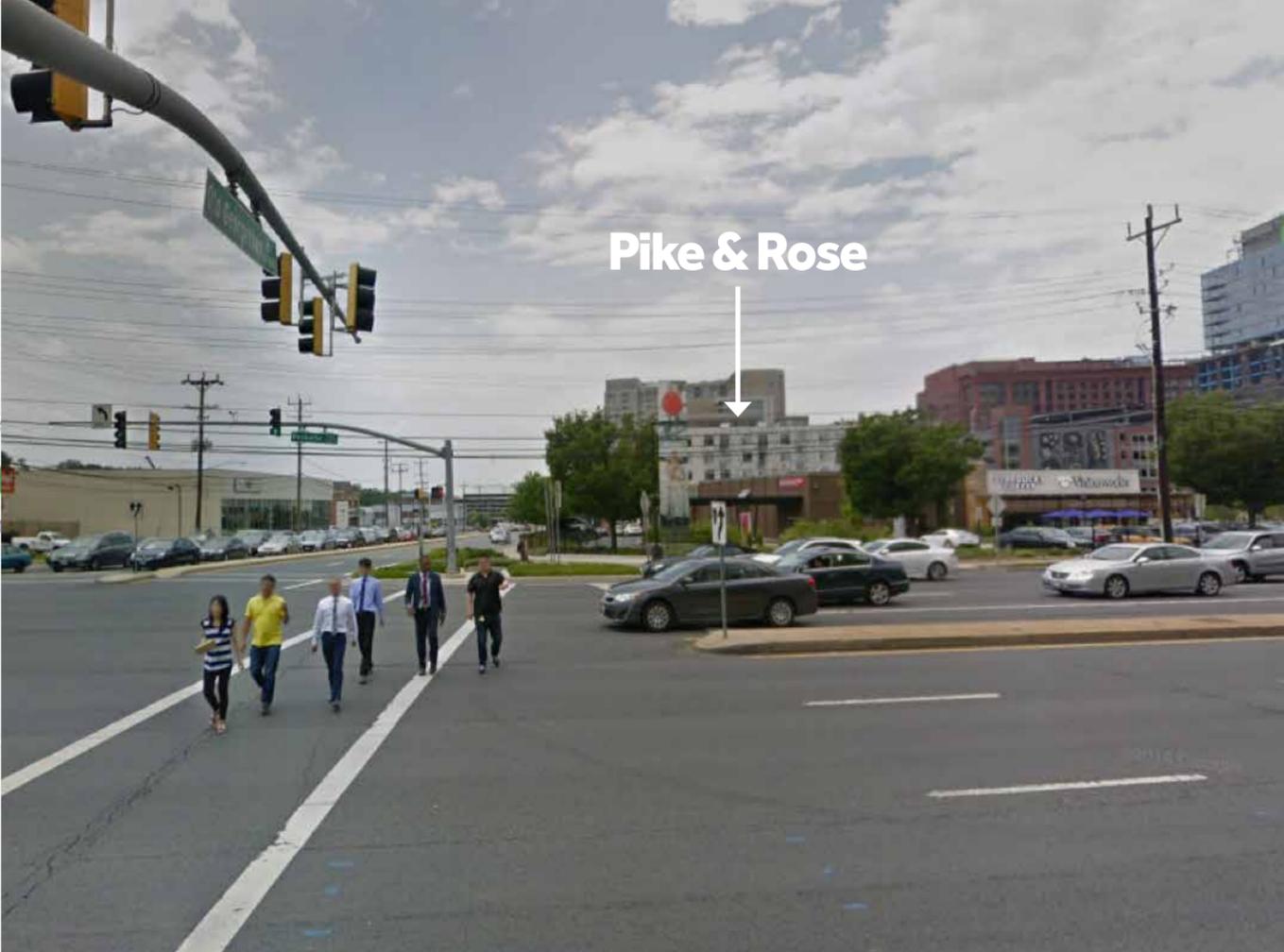
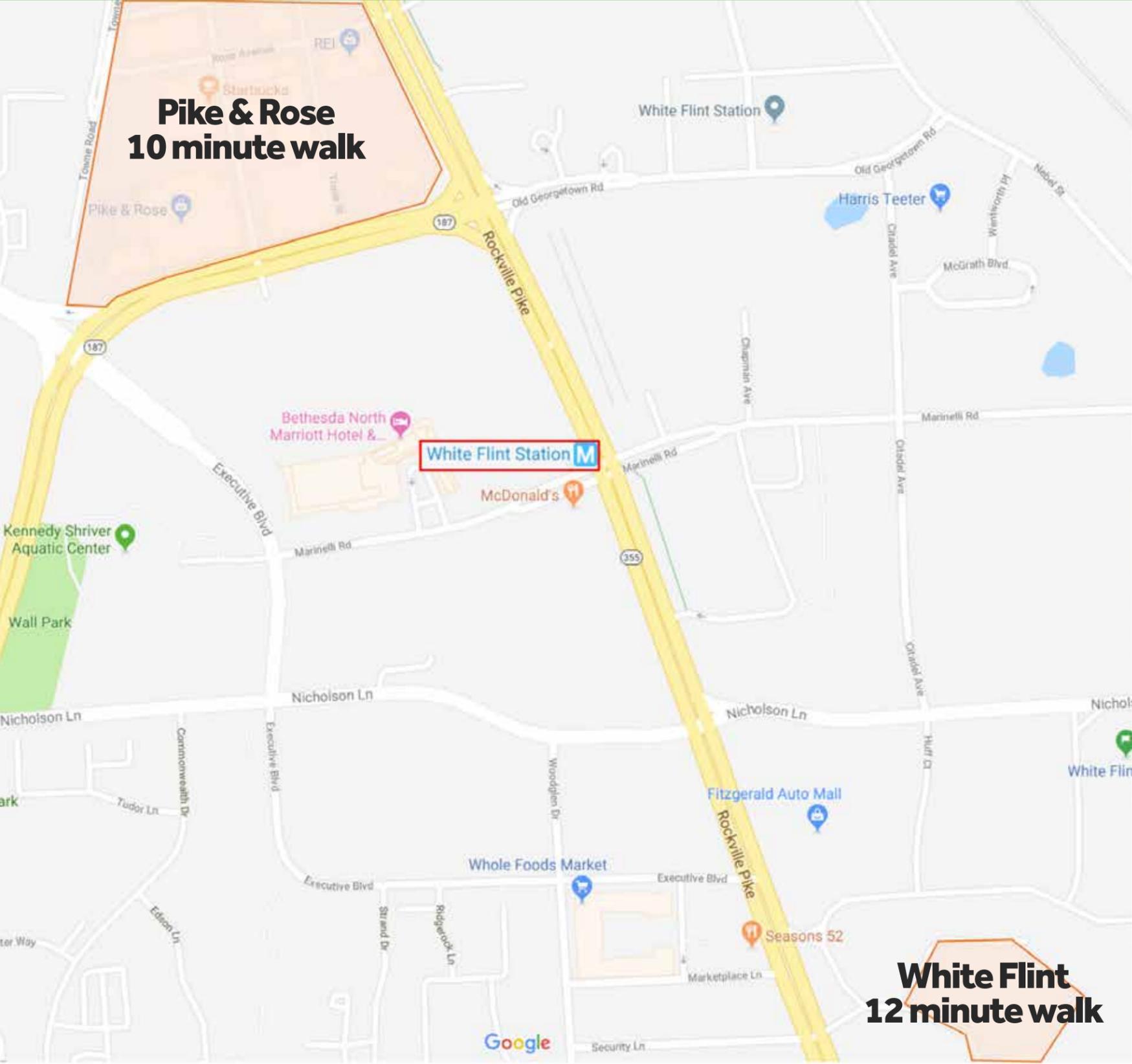
**32 Miles of Running &
Biking Trails**



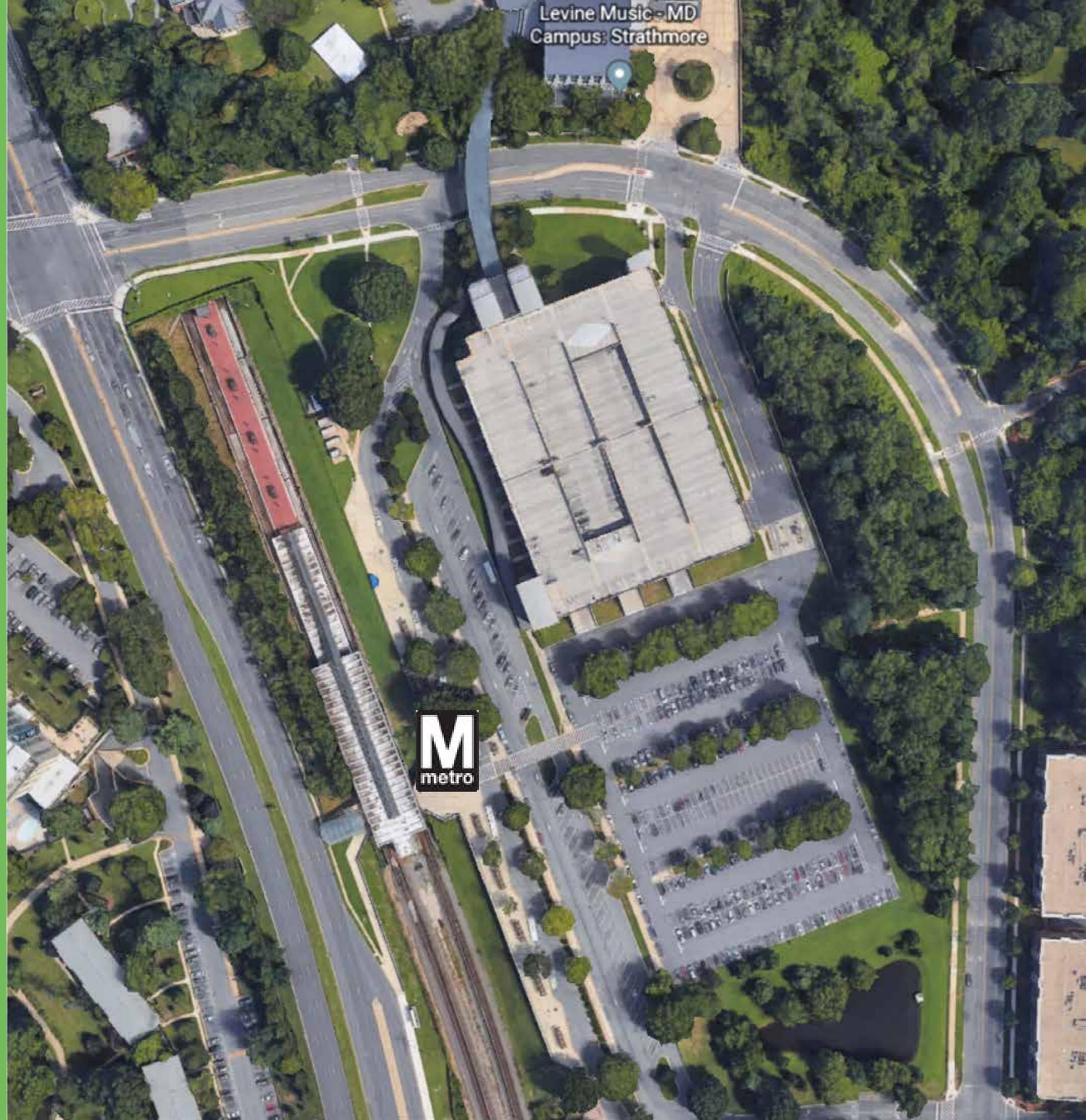
Transit



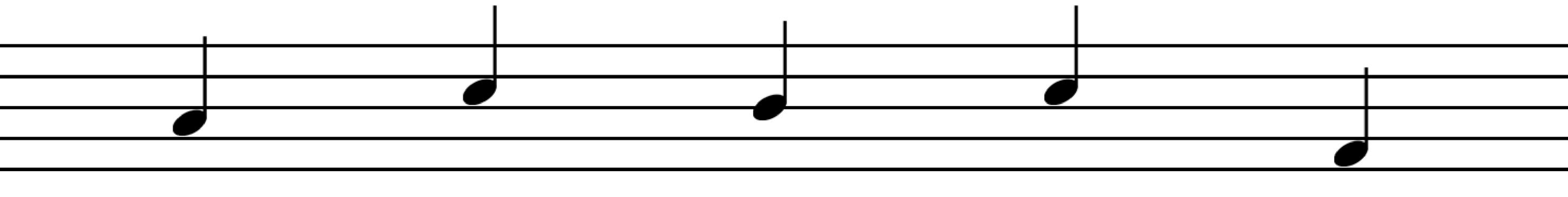
Competitive Advantage: Not Just "Near Metro"



**Strathmore
Square is
At Metro**



Our Progress



A horizontal timeline graphic consisting of five musical staves. The first four staves each have a single eighth note with a solid black oval head. The fifth staff has a single eighth note with a hollow white oval head. The notes are positioned at regular intervals along the staves, representing a sequence of events over time.

September 2014

Fivesquares selected as joint development partner. Approved for 550 units.

July 2016

Grosvenor Strathmore Metro Area Minor Master Plan (MMPA) launched.

December 2017

Montgomery County approves MMPA for 2,100 units and 175 room hotel or office plus 160,000sf of retail and cultural uses.

April 2018

Montgomery County approves Sectional Map Amendment.

November 2018

Sketch Plan Approved

June 2019

Preliminary Plan Approval

July 2019

Garage Expansion Began

October 2020

Garage Expansion Complete

Q4 2022

Building Permit

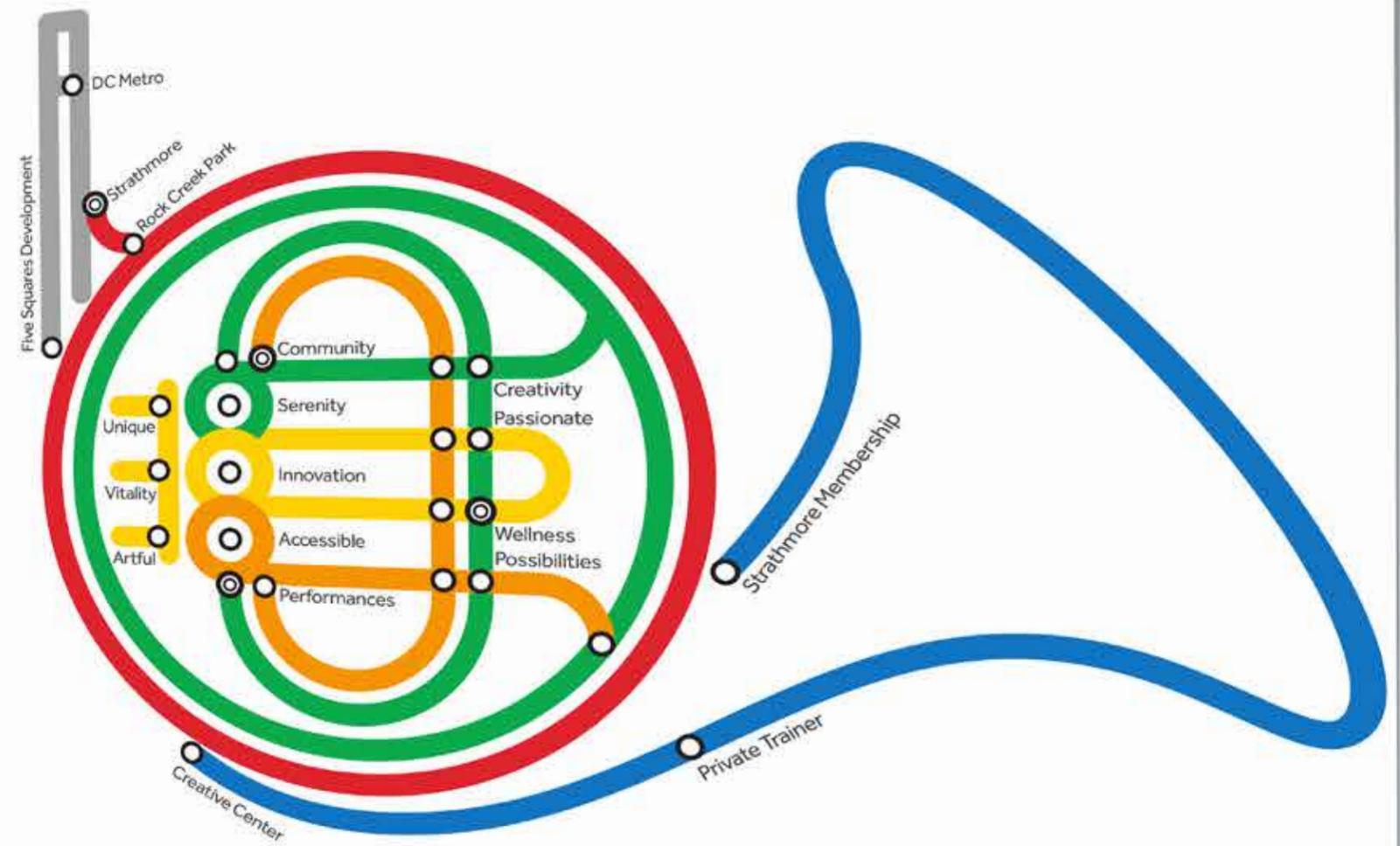


We're making a scene.

If you have never experienced a musical performance at Strathmore, we'd love to take you. It's one of the great activities this area has to offer, and we help bring it all together.

- Attractions
- Benefits
- Amenities
- Values
- Differentiators
- Partners

www.mta.com
Customer Information Service 202-687-7000
TTY Voice 1-800-654-5199



- Key value
- ⊙ Symbiotic Relationship