

ZOM Living is planning to transform the 7500 block of Arlington Road in Bethesda from a series of primarily outdated single family homes used for commercial purposes to a beautifully designed multi-family six-story residential community.



*View from west side of Arlington Road and Moorland Lane*

Located between Edgemoor and Moorland Lanes across from Bethesda Elementary School's playing fields, this new community will create a pleasant transition from the taller buildings on Wisconsin and Woodmont Avenues to the residential community in Edgemoor.



## Enhancing the Pedestrian Experience

**Wider sidewalks** with beautiful landscaping featuring street trees, plantings and areas to sit and relax

**New paved walking path** in the middle of the block from Moorland Lane to Edgemoor Lane

**Elimination of all existing curb cuts** on Arlington Road, making the sidewalk safer for pedestrians

All **vehicular access to building on Moorland Lane**

**Glass features on the ground level** put more eyes on the street to enhance a sense of safety

**Pedestrian entrances into ground level units** on Arlington Road and on walking path provide interest for passersby

## Building Features

- Studio, one, two and three-bedroom units
- Café lobby
- Fitness center
- Landscaped terraces
- Underground parking for residents & visitors
- Quality appliances, fixtures and bathrooms



*Sustainable features include a green roof with screening to ensure resident and neighbor privacy*

## Smart Growth Community Consistent with the Bethesda Downtown Sector Plan

- Only a five-minute walk to the Bethesda Metro and transit center
- Mid-level building height creates a transition from neighboring high-rises near Woodmont Avenue to the residential community to the west
- Complies with the 60-foot height recommendation of the Sector Plan
- Replaces aging primarily single family homes currently used for commercial purposes
- Designates 15% of the units for the County's Moderately Priced Dwelling Unit (MPDU) program

## Take Our Online Survey

We are interested in hearing what community members have to say. Please visit [ZOMBethesda.com](http://ZOMBethesda.com) to take our brief survey. We are looking forward to working with our neighbors throughout this process.



[community@ZOMBethesda.com](mailto:community@ZOMBethesda.com)



[www.ZOMBethesda.com](http://www.ZOMBethesda.com)

## About ZOM

Founded in Florida in 1977, ZOM has a strong reputation as a builder of quality communities with great attention to detail in all of our work. We have garnered more than 120 industry awards, including National Multi-family Development Firm of the Year.

On a local level, 1919 Clarendon and The Beacon Clarendon are two excellent examples of the quality communities created by ZOM Living.

ZOM's "Art in Real Estate" initiative proactively works to incorporate art into our communities and their surroundings.