



Avocet Tower

7373 Wisconsin Avenue • Bethesda, MD 20814

A vocet Tower is a LEED Platinum, 23-story, 586,638 SF mixed-use office building connected to the AC Hotel by Marriott Bethesda Downtown. Built on a former brownfield corner site, the design allows for separate entrances for the offices, hotel, and porte cochere, while prioritizing accessibility to the metro and local bike lane network.

The office features an offset core, allowing light to penetrate the floor plates on three sides of glass while mitigating heat gain by limiting glazing. The View Glass windows enhance natural light, reduce energy requirements for interior lighting, and maintain thermal comfort. Electrical voltage is applied to the glass, causing ions to move between metal oxide layers, making the glass tint. Solar radiation and glare deflect off the exterior surface, reducing extreme daylight exposure and heat gain and can vary between the different façades depending on the sun's location. Avocet Tower promotes genuine mixed-use spaces that enhance occupant's connection to the environment.

PROJECT TEAM

Developer or Owner: Stonebridge

Architect and Design: Cooper Carry, Inc.

Construction Contractor: Balfour Beatty

Public Financing Entities: Buvermo Investments, Inc.

Other Key Team Members: Cagley & Associates, Inc.; Dewberry Engineers Inc.; Geo-Technology Associates, Inc.; Jensen Hughes; VIKI Incorporated