

CENTER SQUARE

Northern Virginia Market

At Centersquare, we put our Northern Virginia customers at the center of everything we do. We build infrastructure around your business so it can flex and grow alongside you, not only as the technology landscape changes, but as your business needs evolve.

We have you covered.

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Market Snapshot

774k+

More than 774,000 sq.ft.


65MW


Combined 65MW of utility power


44

44 unique networks

IAD1

 45901 Nokes Boulevard
Sterling, VA 20166
[View map online](#)

 45845 Nokes Boulevard
Sterling, VA 20166
[View map online](#)

 21110 Ridgetop Circle
Sterling, VA 20166
[View map online](#)

Our IAD1 campus, located 7 miles from Dulles International Airport and 30 miles from Reagan National Airport., comprises enterprise-class, carrier-neutral data centers engineered to meet the demands of enterprise customers with the highest levels of flexibility, connectivity, security and power.

Quick Facts

- 355,513 sq.ft.
- Utility Power (MW): 33.5MW
- 100% SLA on power, network and bandwidth
- Planning assistance – layouts, rack elevations, power, network and more
- Remote hands available 24/7
- Structured cabling service
- Meeting rooms and dedicated work areas for customer use
- Loading dock for equipment deliveries

Campus Specifications

Power and Cooling

- Utility Capacity: 33.5MW
- UPS Capacity: 25.1MW (N+1)
- Generator Capacity: 41.8MW (N+1)
- Cooling Capacity: 6,910 Tons (N+1)
- VESDA provides early warning detection
- Data center areas: Pre-action dry pipe

Connectivity

- Highly available internet connectivity
- 44 service providers, carrier neutral
- Cloud and point-to-point connectivity
- Visit marketplace.centersquaredc.com for full service provider listing

Compliance

- SOC 1 Type II
- SOC 2 Type II
- PCI-DSS
- NIST 800-53 PE High
- ISO 27001
- Energy Star Certified

Security

- 24x7 video surveillance
- 90-day video storage
- Gated security fence
- Two-factor authentication required to access
- Biometric scanners and badge readers
- Entrance mantraps
- Ballistic paneling in lobby
- Ballistic glass

Whatever you need,
we are here to help.

If you need any assistance with pricing or scheduling a tour, please email us at or call us. We look forward to working with you.

sales@centersquaredc.com

1-855-699-8372

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IAD2



22810-22860 International Drive
Sterling, VA 20166

[View map online](#)

Our IAD2 campus, located 4 miles from Dulles International Airport and 30 miles from Reagan National Airport, comprises enterprise-class, carrier-neutral data centers engineered to meet the demands of enterprise customers with the highest levels of flexibility, connectivity, security and power.

Quick Facts

- 118,541 sq.ft.
- Utility Power (MW): 16.6MW
- 100% SLA on power, network and bandwidth
- Planning assistance – layouts, rack elevations, power, network and more
- Remote hands available 24/7
- Structured cabling service
- Meeting rooms and dedicated work areas for customer use
- Loading dock for equipment deliveries

Campus Specifications



Power and Cooling

- Utility Capacity: 16.6MW
- UPS Capacity: 11.2MW (N+1)
- Generator Capacity: 16.8MW (N+1)
- Cooling Capacity: 3,691Tons (N+1)
- VESDA provides early warning detection
- Data center areas: Pre-action dry pipe



Connectivity

- Highly available internet connectivity
- 44 service providers, carrier neutral
- Cloud and point-to-point connectivity
- Visit marketplace.centersquaredc.com for full service provider listing



Compliance

- SOC 1 Type II
- SOC 2 Type II
- PCI-DSS
- NIST 800-53 PE High
- ISO 27001
- Energy Star Certified



Security

- 24x7 video surveillance
- 90-day video storage
- Two-factor authentication required to access
- Biometric scanners and badge readers
- Entrance mantraps
- Ballistic paneling in lobby
- Ballistic glass
- Cleared support personnel

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IAD3

 22995 Wilder Court
Dulles, VA 20166
[View map online](#)

Our IAD3 campus, located 4 miles from Dulles International Airport and 30 miles from Reagan National Airport, comprises enterprise-class, carrier-neutral data centers engineered to meet the demands of enterprise customers with the highest levels of flexibility, connectivity, security and power.

Quick Facts

- 135,243 sq.ft.
- Utility Power (MW): 4.8MW
- 100% SLA on power, network and bandwidth
- Planning assistance – layouts, rack elevations, power, network and more
- Remote hands available 24/7
- Structured cabling service
- Meeting rooms and dedicated work areas for customer use
- Loading dock for equipment deliveries

Campus Specifications

Power and Cooling

- Utility Capacity: 4.8MW
- UPS Capacity: 3.6MW (N+1)
- Generator Capacity: 4.8MW (N+1)
- Cooling Capacity: 1,000 Tons (N+1)
- VESDA provides early warning detection
- Data center areas: Pre-action dry pipe

Connectivity

- Highly available internet connectivity
- 44 service providers, carrier neutral
- Cloud and point-to-point connectivity
- Visit marketplace.centersquaredc.com for full service provider listing

Compliance

- SOC 1 Type II
- SOC 2 Type II
- PCI-DSS
- NIST 800-53 PE High
- ISO 27001
- ICD 705
- Energy Star Certified

Security

- 24x7 video surveillance
- 90-day video storage
- Two-factor authentication required to access
- Biometric scanners and badge readers
- Entrance mantraps
- Ballistic paneling in lobby
- Ballistic glass

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IAD4

 21571 Beaumeade Circle
Ashburn, VA 20147
[View map online](#)

 21561 Beaumeade Circle
Ashburn, VA 20147
[View map online](#)

Our IAD4 campus, located less than 10 miles from Dulles International Airport, comprises enterprise-class, carrier-neutral data centers engineered to meet the demands of enterprise customers with the highest levels of flexibility, connectivity, security and power.

Quick Facts

- 164,453 sq.ft.
- Utility Power (MW): 10MW
- Standard Cage Density: Up to 300W/sq.ft.
- 100% SLA on power, network and bandwidth
- Planning assistance – layouts, rack elevations, power, network and more
- Remote hands available 24/7
- Structured cabling service
- Meeting rooms and dedicated work areas for customer use
- Loading dock for equipment deliveries

Campus Specifications

Power and Cooling

- Utility Capacity: 34MW
- UPS Capacity: 9MW (N+1)
- Generator Capacity: 22MW (N+1)
- Cooling Capacity: 6,150 Tons (N+1)
- VESDA provides early warning detection
- Data center areas: Pre-action dry pipe

Connectivity

- Highly available internet connectivity
- 24 service providers, carrier neutral
- Cloud and point-to-point connectivity
- Visit marketplace.centersquaredc.com for full service provider listing

Compliance

- SOC 1 Type II
- SOC 2 Type II
- ISAE 3402
- PCI-DSS

Security

- 24x7 video surveillance
- 90-day video storage
- Two-factor authentication required to access
- Biometric scanners and badge readers
- Entrance mantraps
- Ballistic paneling in lobby
- Ballistic glass

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