

COMMERCIAL GROUP REALTY, INC. - SERVING THE DULLES CORRIDOR

# LEASE

## OFFICE, WAREHOUSE, STORAGE YARD

105 EXECUTIVE DRIVE | STERLING | VA | 20166



OFFICE BUILDING - \$15.00 FS NET OF UTILITIES

- SUITE 230 - 1,500 SF  
240 - 2,400 SF
- SUITE 120 APPROXIMATELY 3,157 SF

PDGI ZONING  
AMPLE PARKING



DAVID AUSTIN, CCIM EXT 114  
AUSTIN@CGR-INC.COM  
DAVE GUNTER, CCIM EXT 111  
DEG@CGR-INC.COM  
THOMAS HERTEL, EXT 118  
THERTEL@CGR-INC.COM

**703-544-1013**

Exclusive Listing By:



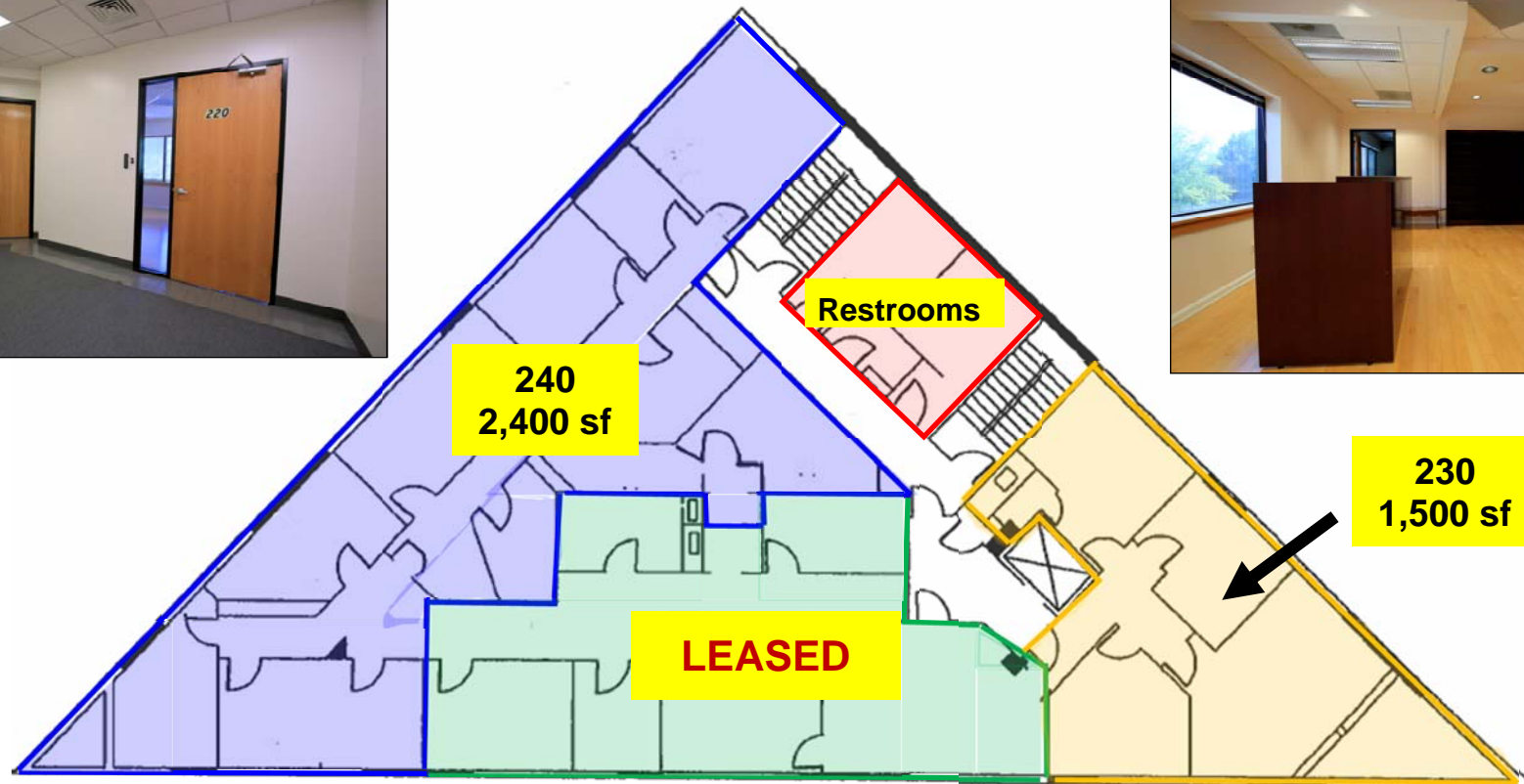
*Minutes from Dulles Airport, Route 28,  
the Greenway and the Toll Road*

**Commercial Group Realty, Inc.**

43671 Trade Center Place  
Suite 106  
Dulles, Virginia 20166

[www.cgr-inc.com](http://www.cgr-inc.com)

Information contained herein was obtained from sources deemed to be reliable but accuracy thereof is not warranted. Property is offered subject to prior sale or lease. Change of terms or withdrawals without notice.



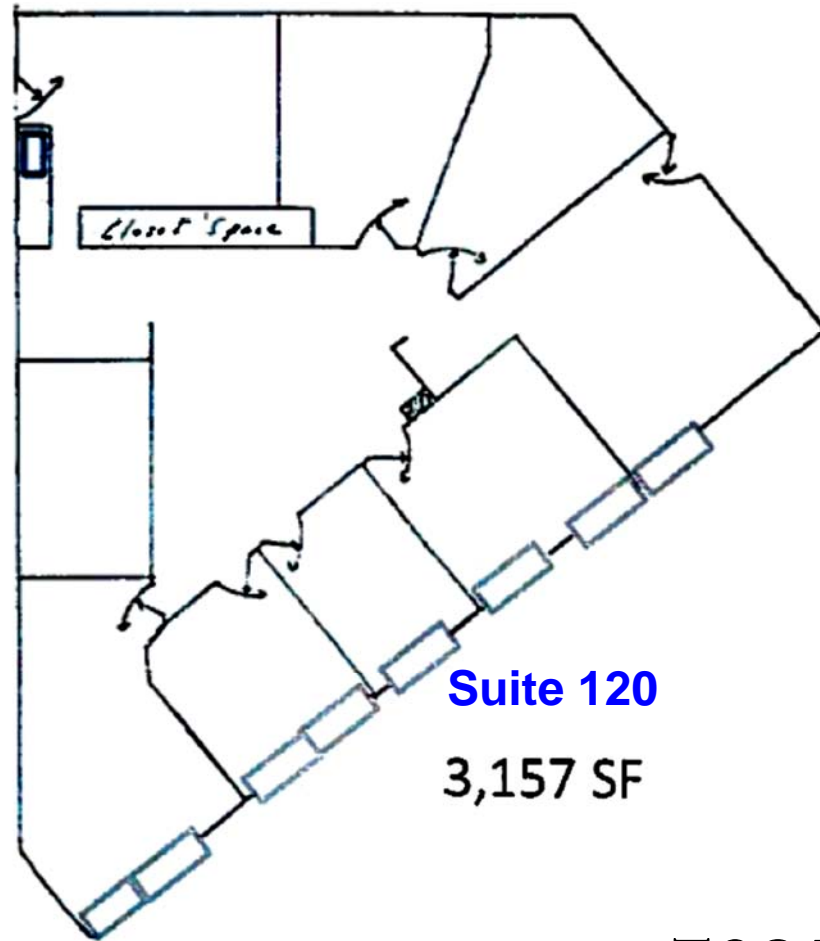
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**Suite 120**

**3,157 SF**

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