

DULLES FLEX
43720 TRADE CENTER PLACE, UNIT 140
DULLES, VIRGINIA 20166



LEASE

5,666 SF

\$9.50 NNN
(NNN=\$3.00 PSF)

- 4,367 SF FLOOR, 1,299 SF MEZZANINE
- BUILT OUT FIRST AND SECOND FLOOR OFFICE AREA
- WAREHOUSE A FULLY AIR CONDITIONED AND HEATED
- UPGRADED ELECTRIC SERVICE
- TWO ADA APPROVED RESTROOMS
- REAR DOUBLE DOOR LOADING

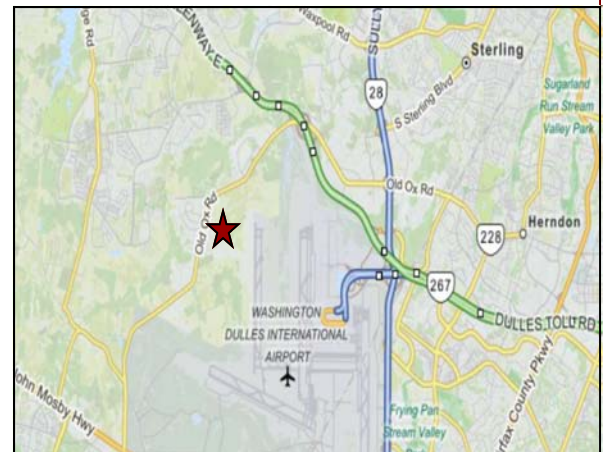
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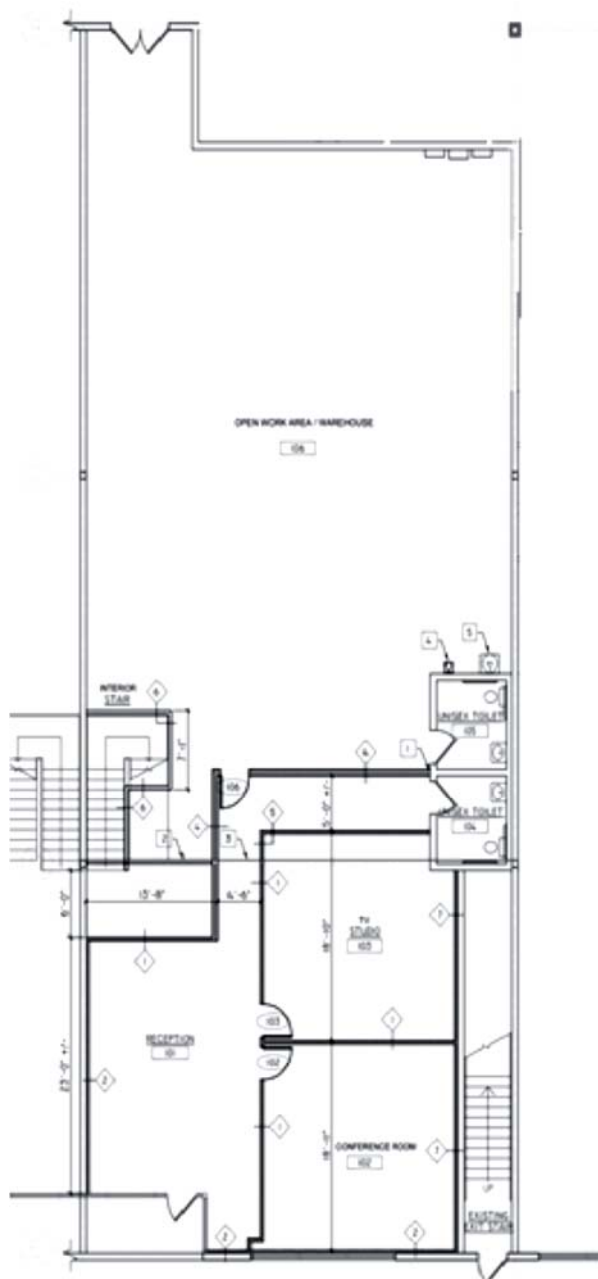
CENTRALLY LOCATED IN DULLES TRADE CENTER, MID WAY BETWEEN ROUTE 28 AND ROUTE 50, THIS PROPERTY IS TWO MILES FROM THE GREENWAY, FIVE MILES FROM DULLES INTERNATIONAL AIRPORT AND

43671 TRADE CENTER PLACE, STE 106
DULLES, VIRGINIA 20166

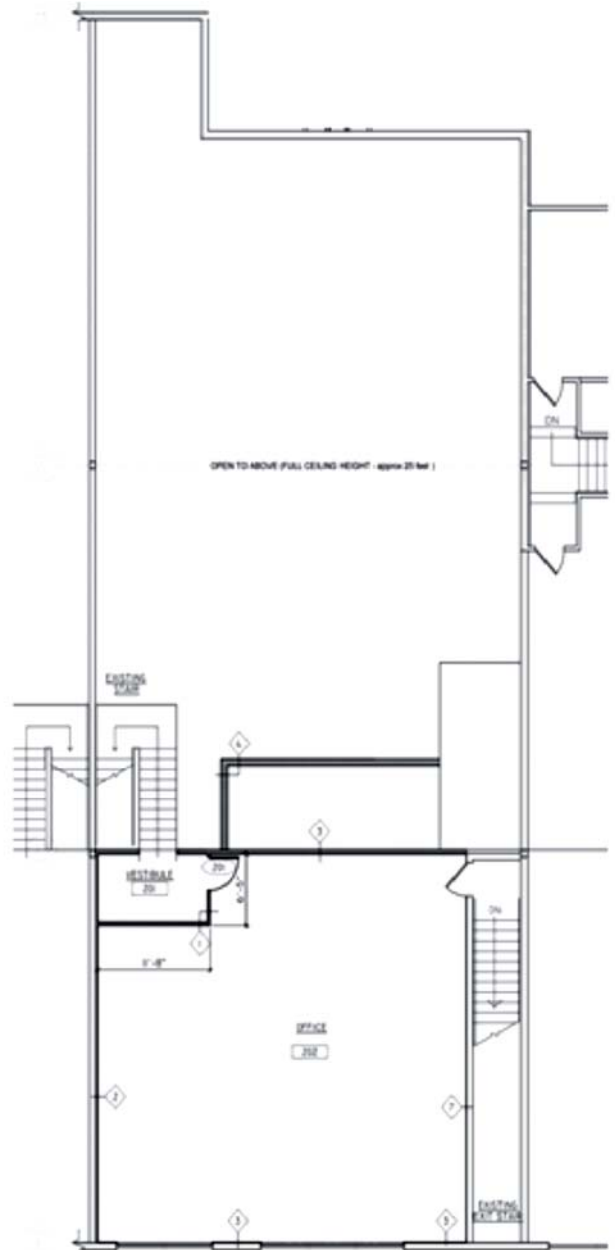
www.cgr-inc.com

703-544-1013





First Floor



Second Floor



703-544-1013