



Investment Details

Address: 2841 Hartland Road, Falls Church, VA 22043

Square Footage: Approx 3,500 SF

Suites: 401B

Sales Price: \$1,277,500.00 (\$365 PSF)

Taxes: \$10,735.99

Lease Rate: Call Broker

Property Highlights

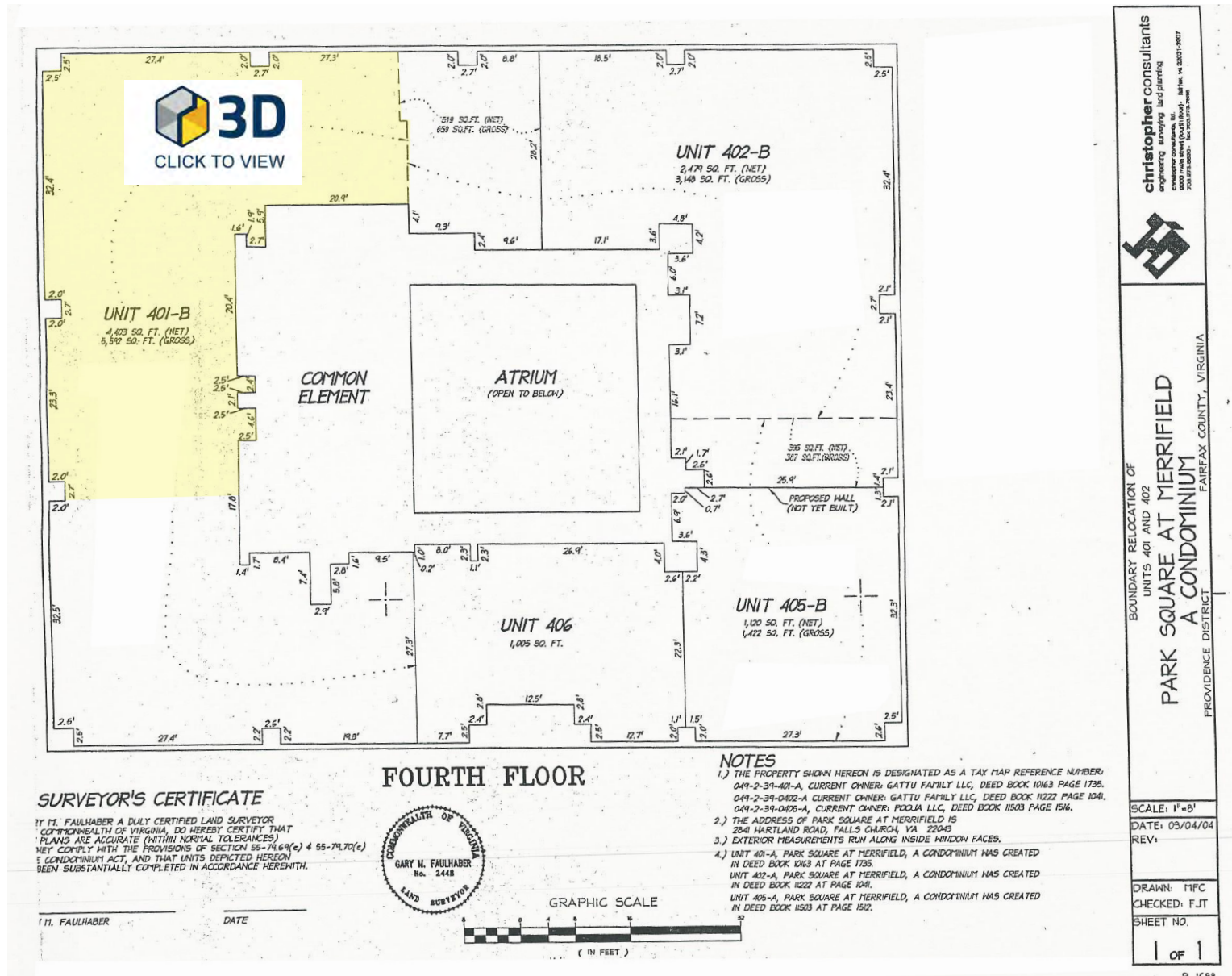
- ▶ Prime location in the center of Merrifield, easy access to I-495, I-66, Lee Highway, and Route 50.
- ▶ Two Elevators
- ▶ Built out with Large Reception Area, Waiting Room, Treatment Rooms, X-Ray Room, Bathroom, and Conference Room.
- ▶ Ample surface parking.
- ▶ C-3 Zoning
- ▶ Parcel: 0492 39 0401B

Location Details

- ▶ Close to Dunn Loring Metro Station
- ▶ Approximately 1 mile from Inova Hospital.
- ▶ A few blocks from the Mosaic District



Floor Plan - 4th Floor (Proposed Division)



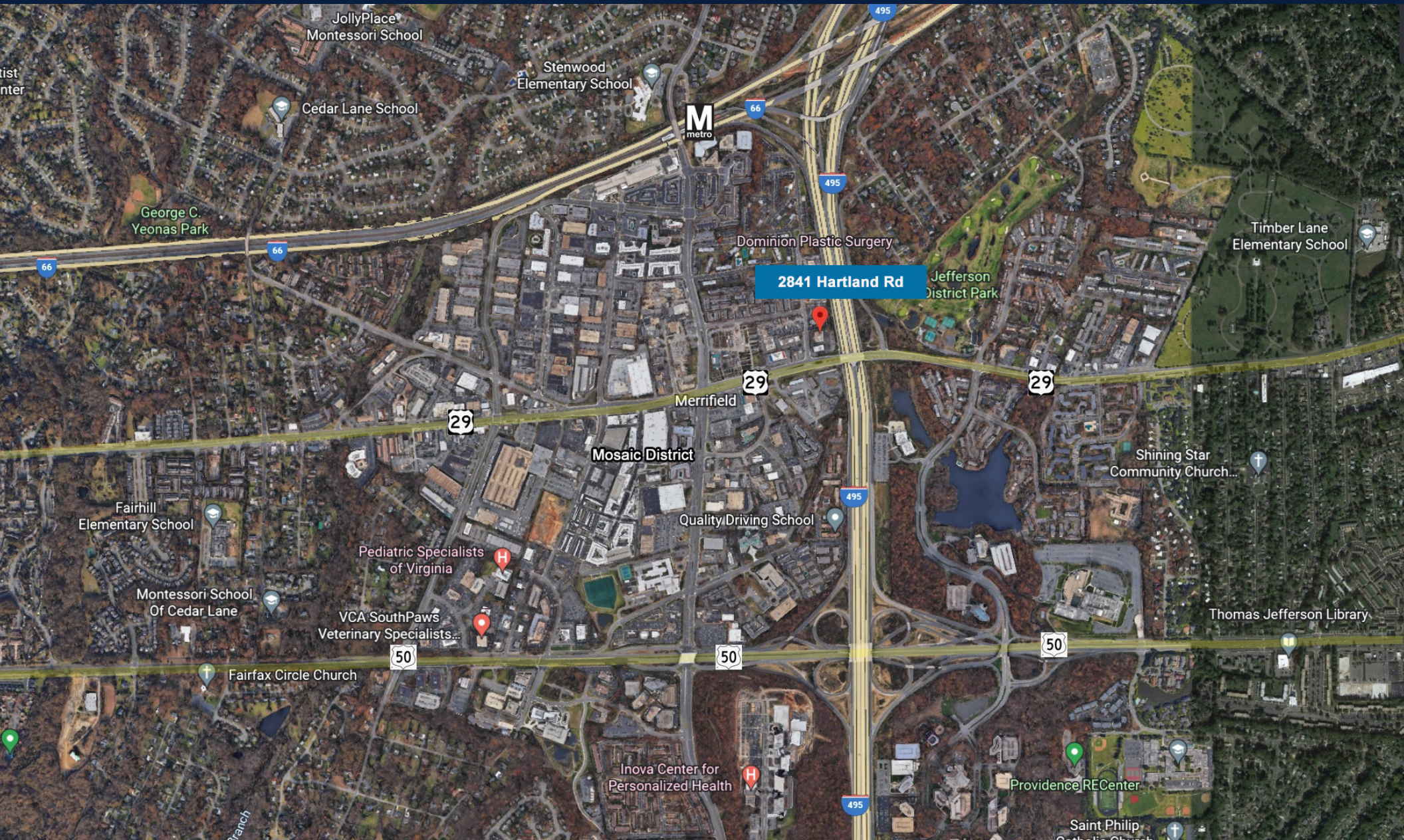
*All images and dimensions are for illustrative purposes and are not intended to form part of any contract or warranty.

Please Contact:
703.873.5706
admin@ulsakergroup.com

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Aerial Map

LONG & FOSTER
COMMERCIAL DIVISION



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