

OFFICE SPACE FOR LEASE

PRIME LOCATION IN THE HEART OF FAIRFAX CITY

4084 University Drive, Fairfax, VA 22030

OPPORTUNITY

- Suite 102: 1,500 SF - 5,993 SF



HIGHLIGHTS

BUILDING HIGHLIGHTS

- Class B+ Office Building
- High end lobby finishes
- Professionally managed by local management
- Generous Build-out available
- Professional office environment
- Convenient underground parking
- Brokers protected
- Abundant free reserved parking
- Reserved parking available
- Available space is a good mix of open plan and executive offices
- Served by mass transit bus line

LOCATION HIGHLIGHTS

- Close to Rt. 50, Rt. 29, I-66 and I-495, and Rt. 236
- Easy access to Old Town shops
- Walk to Judicial Center
- Short walk to restaurants, banking and other amenities

RENTAL RATE

- \$25 PSF

TERMS

- 3-10 Years



LEGAT
COMMERCIAL REAL ESTATE, LLC

JAMES LEGAT
Principal

📞 | 703.677.0101

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AUDREY WALLACE
Senior Vice President

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AERIAL MAP



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AMENITY MAP



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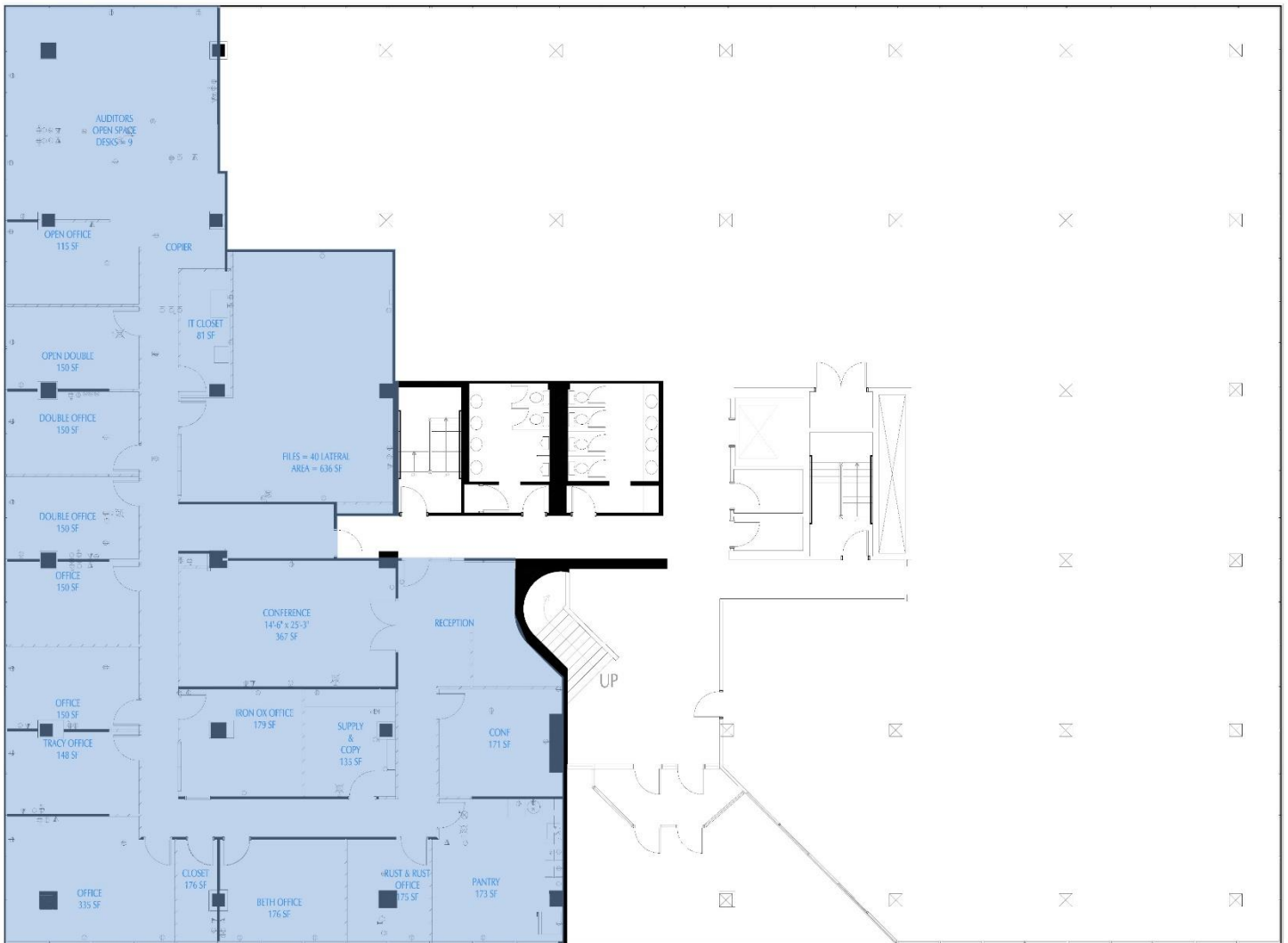
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SUITE 102



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EXTERIOR PHOTOS



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INTERIOR PHOTOS



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