

45000 UNDERWOOD LANE



45064 UNDERWOOD LANE

WASHINGTON-DULLES INTERNATIONAL AIRPORT
 (Approx. 12,000 Acres)
 135 Airline Gates
 22.8M Annual Passengers (2017)
 79 Nonstop US Destinations
 47 Nonstop International Destinations

WAREHOUSE AND OFFICE SPACES FOR LEASE

TYLER CUMBERLAND
 tcumberland@klnb.com
 703-268-2720

JEFF TARAE
 jtarae@klnb.com
 703-268-2741

CHASE STEWART
 cstewart@klnb.com
 703-268-2732

RYAN GOELLER, CCIM
 rgoeller@klnb.com
 703-268-2731

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AVAILABLE

45000 Underwood Lane

Warehousing

- Unit H - 5,000 SF - \$16.00/SF NNN
 - Available
 - Dock Loading

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Office

- Suite E - 4,500 SF
 - Available
 - 1st Floor
 - Open Office

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HIGHLIGHTS

- PD-GI zoning
- Small industrial bays with drive-in & dock loading (not suitable for 53' trailers)
- 24' ft clear height
- Great visibility on Route 606

PROPERTY HIGHLIGHTS

INDIAN CREEK CENTER

TYLER CUMBERLAND
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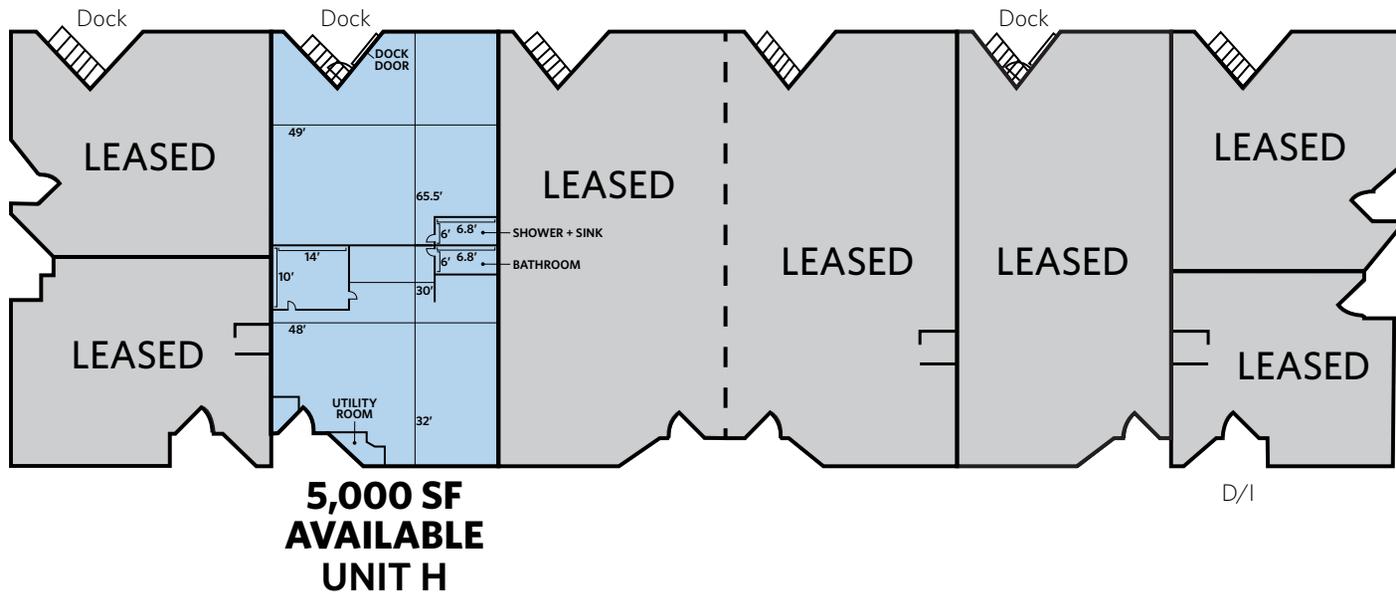
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45000 UNDERWOOD LANE

Warehouse Complex



LEASE PLAN

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INDIAN CREEK CENTER

45000-45064 Underwood Ln, Sterling, VA 20166

45000 UNDERWOOD LANE - SUITE H



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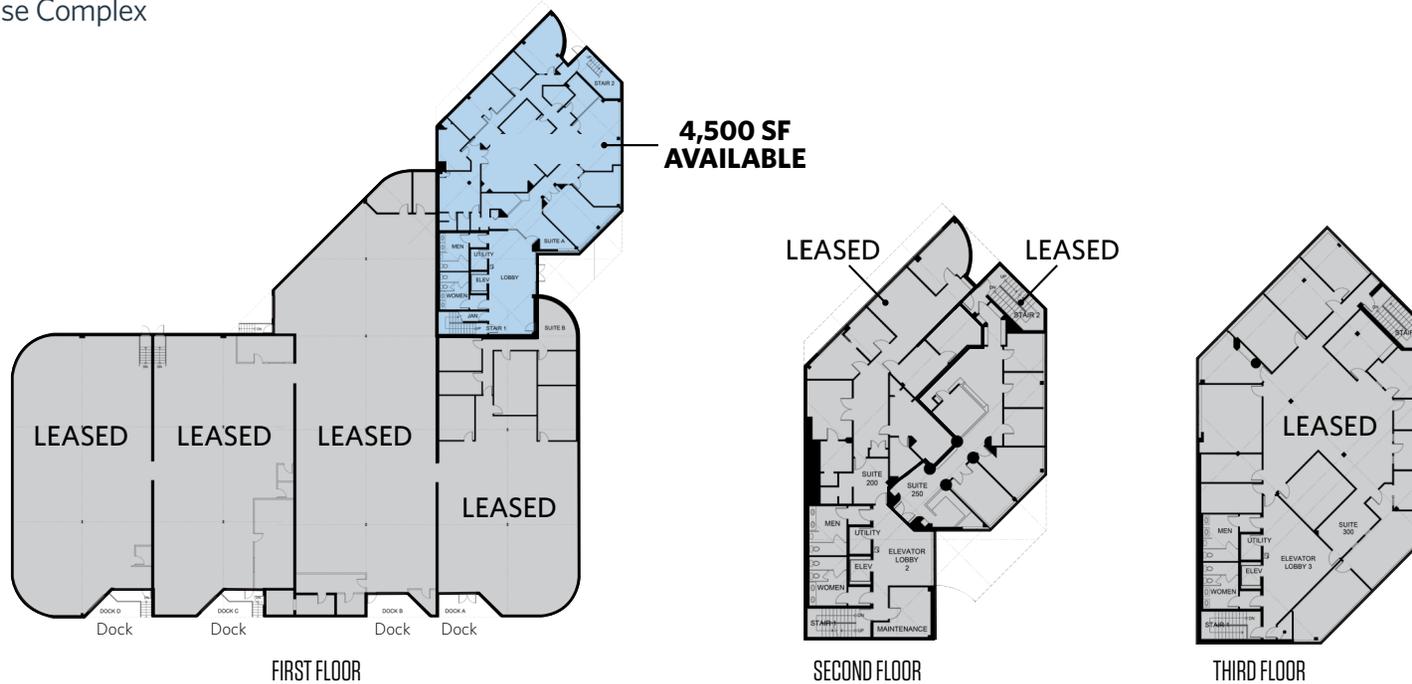
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45064 UNDERWOOD LANE

Office & Warehouse Complex



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45064 UNDERWOOD LANE - SUITE E



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VISIT PROPERTY WEBSITE



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