

Alban Station

7405 / 7406 / 7411 Alban Station Court
7420 / 7426 / 7432 Alban Station Boulevard, Springfield, VA

Public Storage **COMMERCIAL**
REAL ESTATE

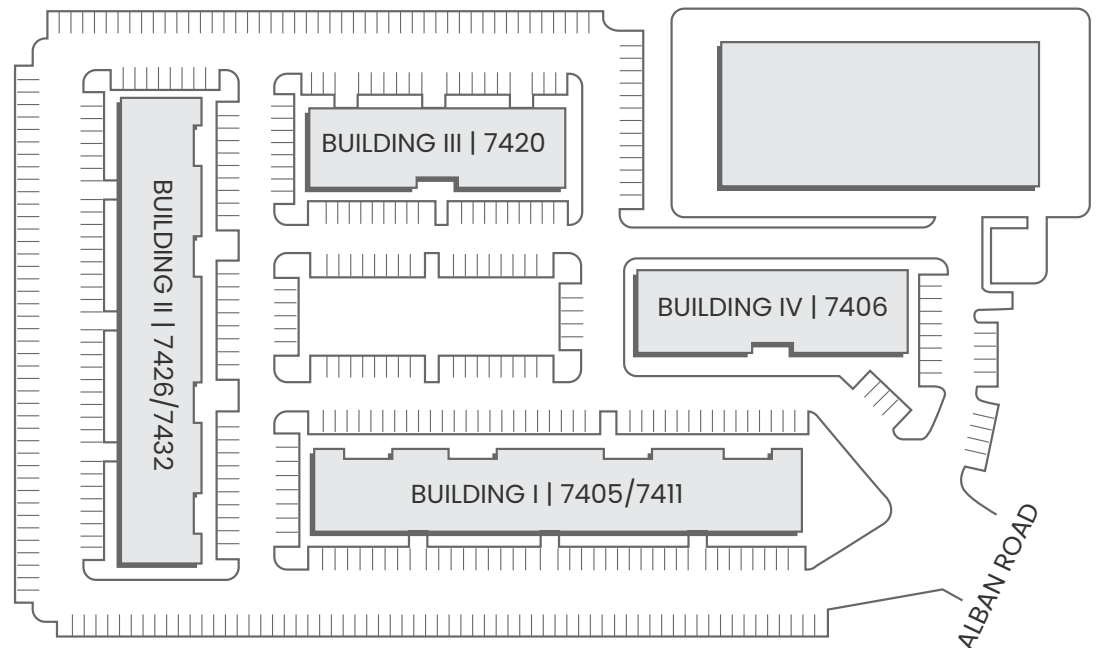
LEASING INFORMATION: 703.522.4600

CORRELL CAULFIELD

ccaufield@lpc.com
703.284.5886

JACK REDMOND

jredmond@lpc.com
703.284.5880

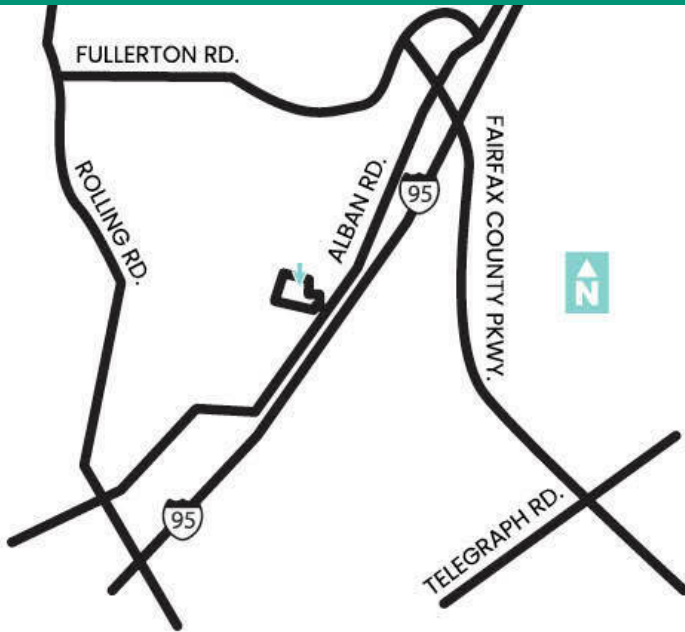


Lincoln

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AVAILABLE SPACE SUMMARY



PROPERTY HIGHLIGHTS

- Ideally located near major commuting routes I-95 (0.5 miles), Fairfax County Parkway (0.5 miles), and Fort Belvoir (3 miles)
- Proximity to downtown Washington D.C. (14 miles) and Washington Reagan National Airport (12 miles)
- Mini warehouse on-site
- Conference facilities
- Locker and shower facilities
- Gym/Exercise facility
- Rear access for truck loading & unloading
- Ample free on-site parking
- Flexibility in sizes ranging from 200 SF to 7,200 SF
- On-site ownership/management and leasing

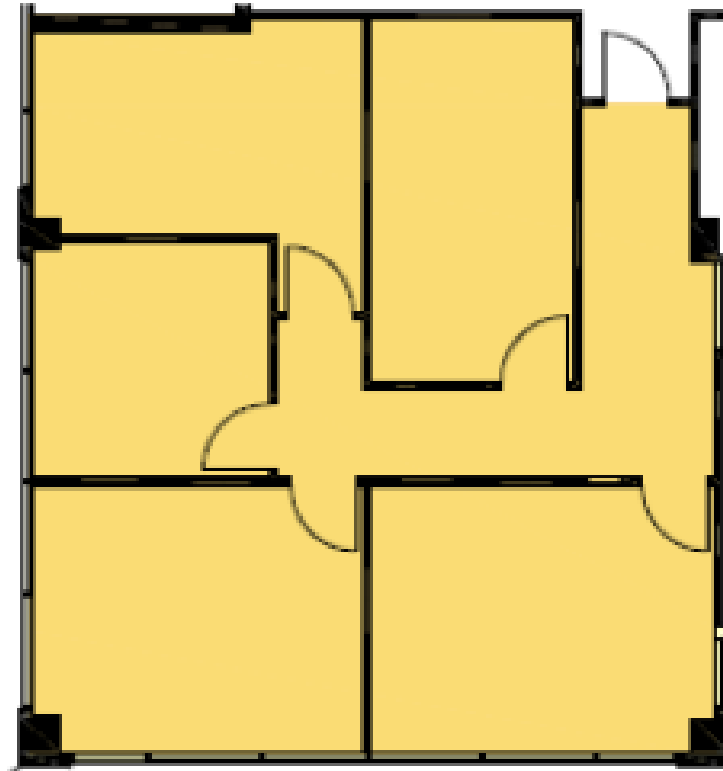
AVAILABILITIES

AVAILABILITIES	SF	DATE AVAILABLE
7405 Alban Station Court Suite B201	2,022 SF	Office Available Immediately
7405 Alban Station Court Suite B200	1,208 SF	Office Available Immediately
7405 Alban Station Court Suite B230	1,135 SF	Office Available Immediately
7406 Alban Station Court Suite B205	1,154 SF	Office Available Immediately
7406 Alban Station Court Suite B206	1,319 SF	Office Available Immediately
7406 Alban Station Court Suite B207	785 SF	Office Available Immediately
7406 Alban Station Court Suite B212	758 SF	Office Available Immediately
7406 Alban Station Court Suite B213	946 SF	Office Available Immediately
7420 Alban Station Blvd Suite B200	1,228 SF	Office Available Immediately
7420 Alban Station Blvd Suite B204	594 SF	Office Available Immediately
7420 Alban Station Blvd Suite B206	547 SF	Office Available Immediately
7420 Alban Station Blvd Suite B212	1,582 SF	Office Available Immediately
7420 Alban Station Blvd Suite B216	2,079 SF	Office Available Immediately
7420 Alban Station Blvd Suite B218	892 SF	Office Available Immediately
7426 Alban Station Blvd Suite B200	1,892 SF	Office Available Immediately
7426 Alban Station Blvd Suite B208	1,443 SF	Office Available Immediately
7432 Alban Station Blvd Suite B226	2,149 SF	Office Available Immediately
7432 Alban Station Blvd Suite B228	767 SF	Office Available Immediately
7432 Alban Station Blvd Suite B232	2,452 SF	Office Available Immediately
7432 Alban Station Blvd Suite B234	840 SF	Office Available Immediately
7432 Alban Station Blvd Suite B258	1,500 SF	Office Available Immediately
7432 Alban Station Blvd Suite B252	1,809 SF	Office Available Immediately
7432 Alban Station Blvd Suite B258	1,500 SF	Office Available Immediately

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7405 Alban Station Court
SUITE B200 | 1,208 SF



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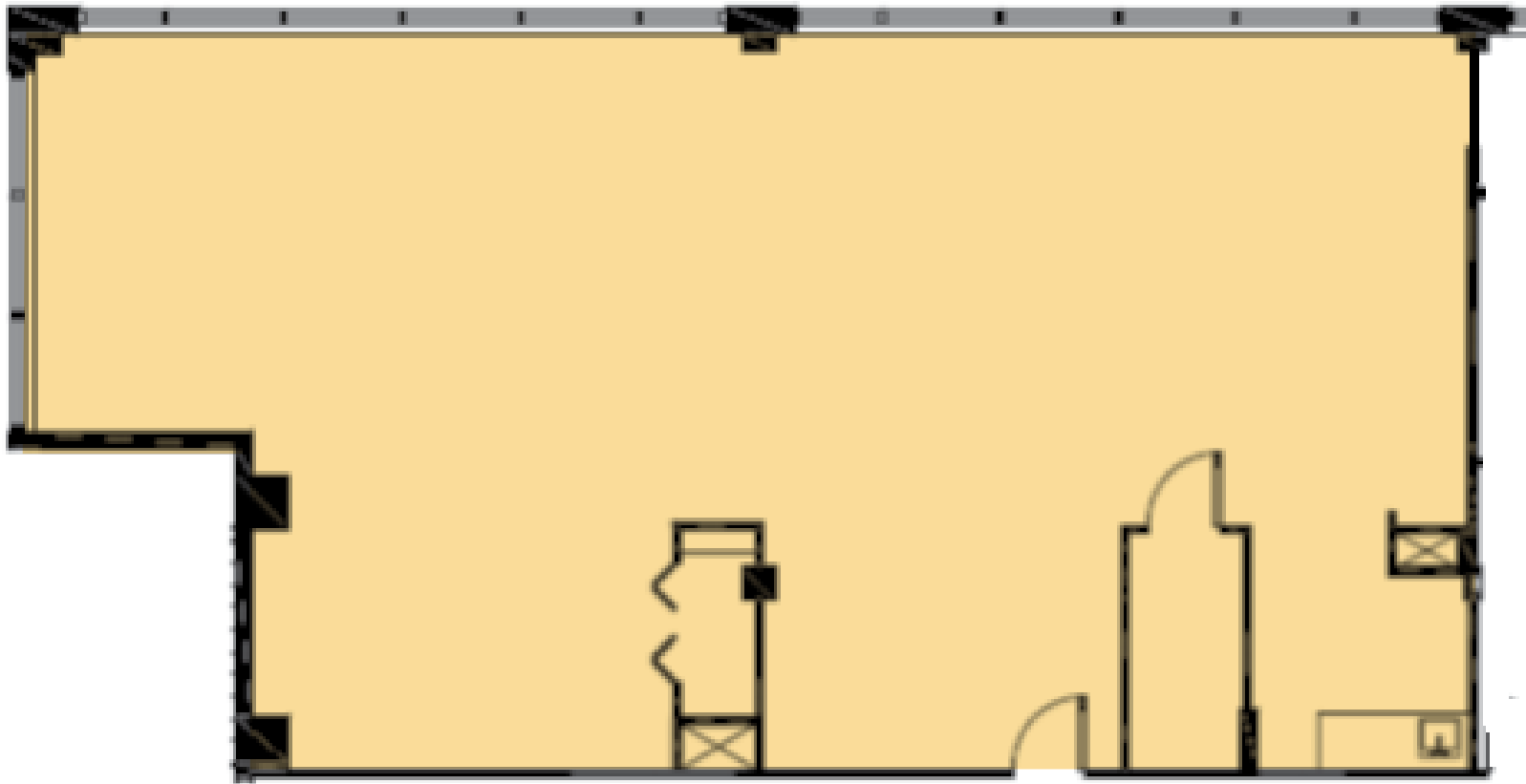
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7405 Alban Station Court
SUITE B201 | 2,022 SF



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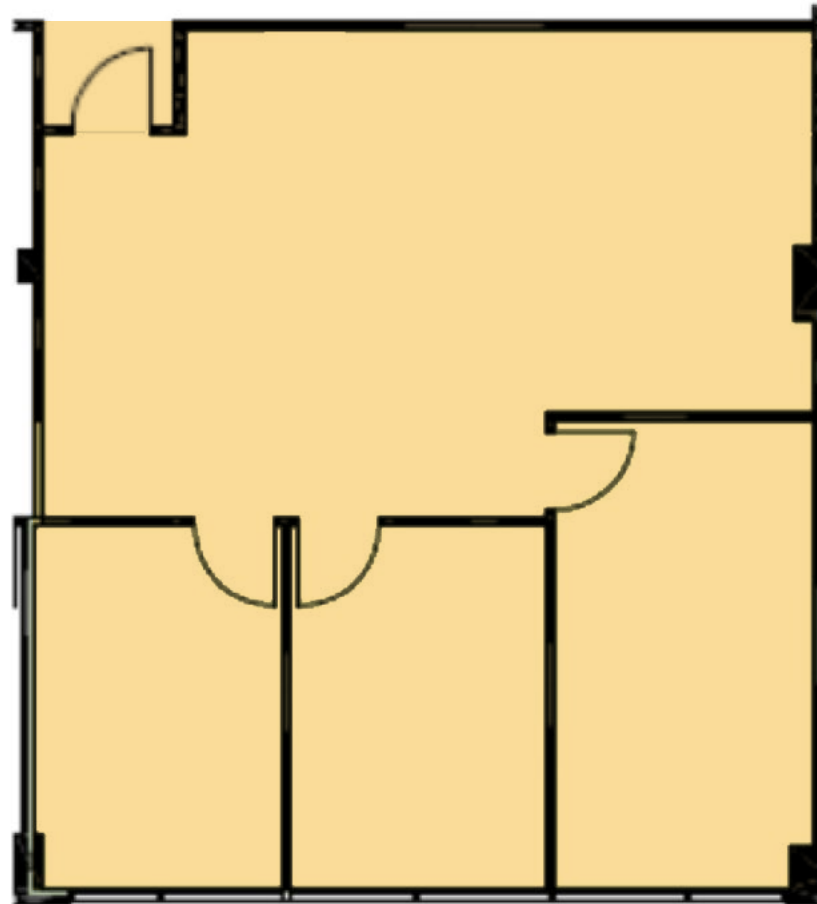
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7405 Alban Station Court
SUITE B230 | 1,135 SF



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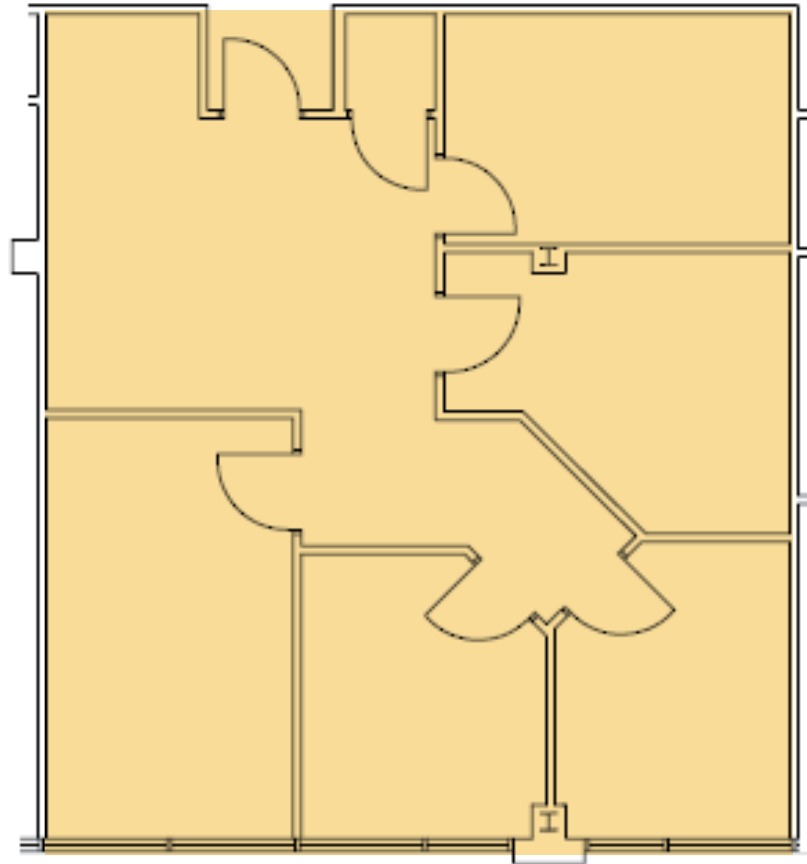
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Public Storage **COMMERCIAL**
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Alban Station

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7406 Alban Station Court
SUITE B205 | 1,154 SF



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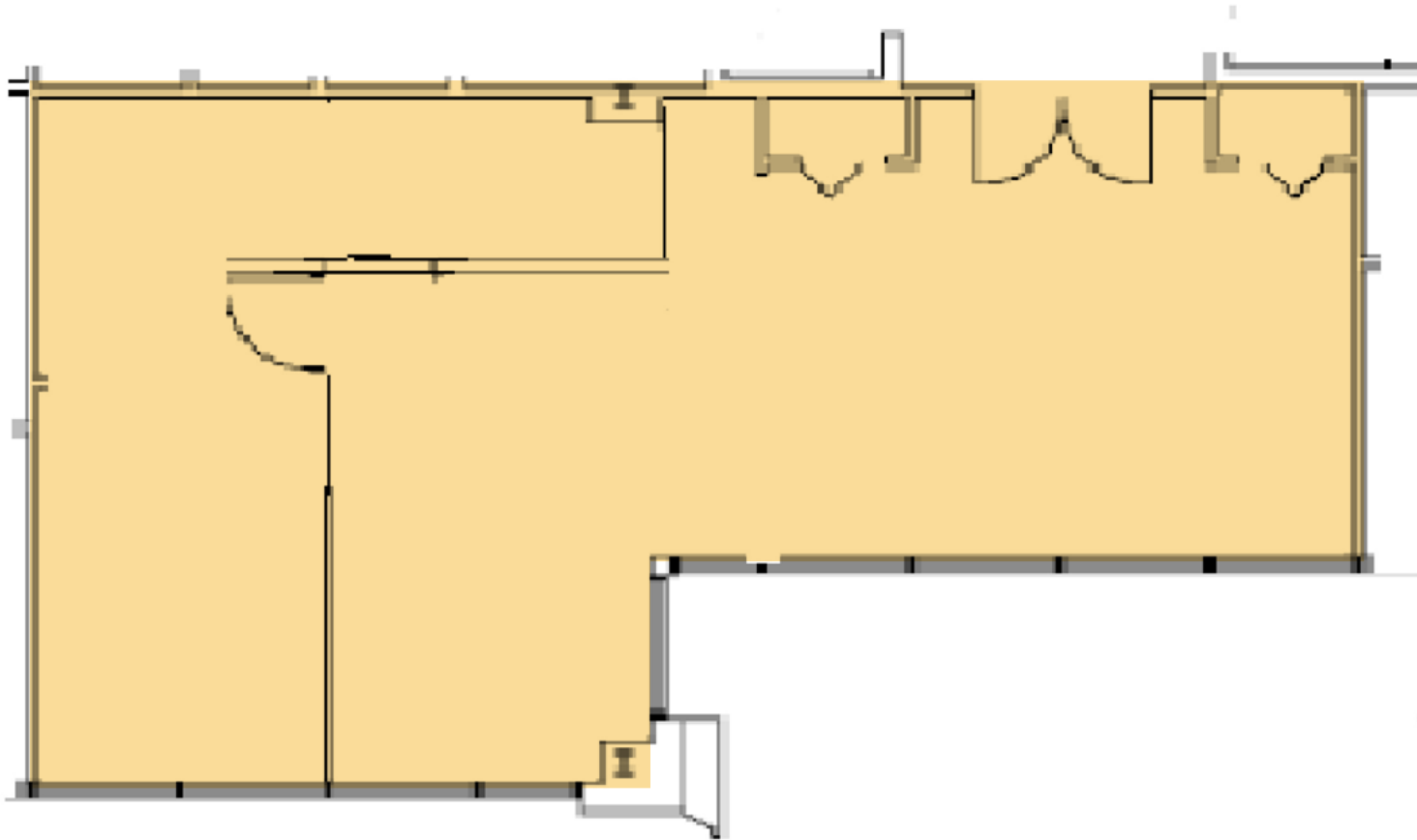
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7406 Alban Station Court
SUITE B206 | 1,319 SF



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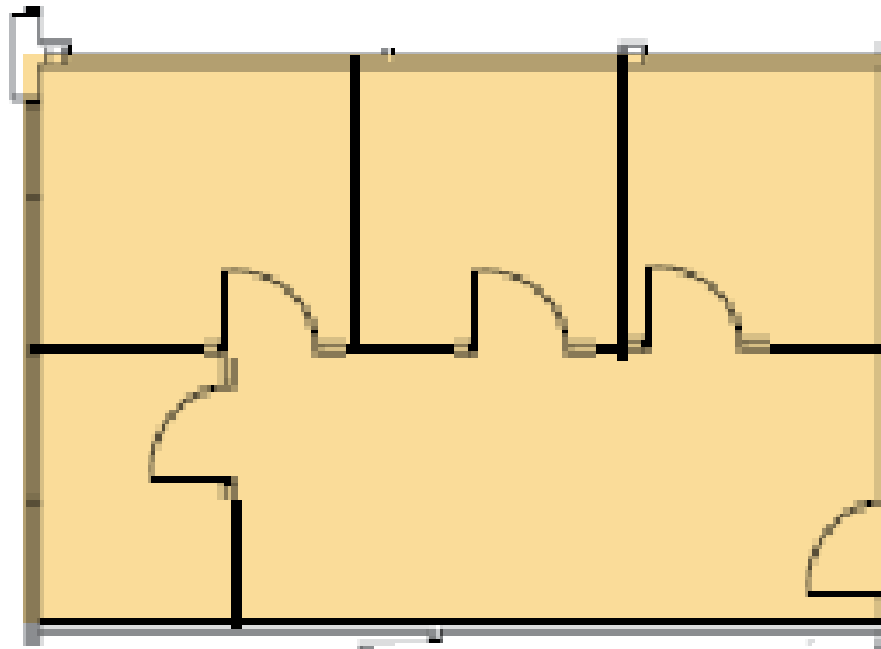
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7406 Alban Station Court
SUITE B207 | 785 SF



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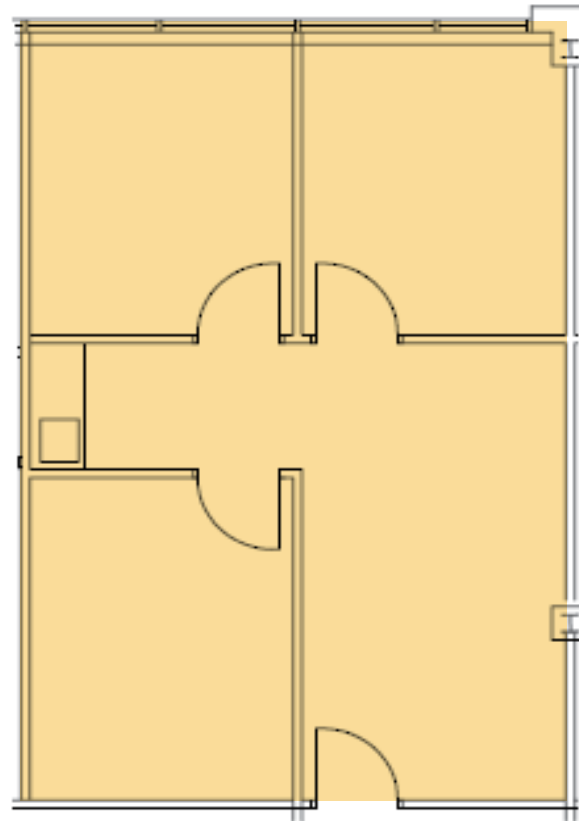
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Public Storage **COMMERCIAL**
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7406 Alban Station Court
SUITE B212 | 758 SF



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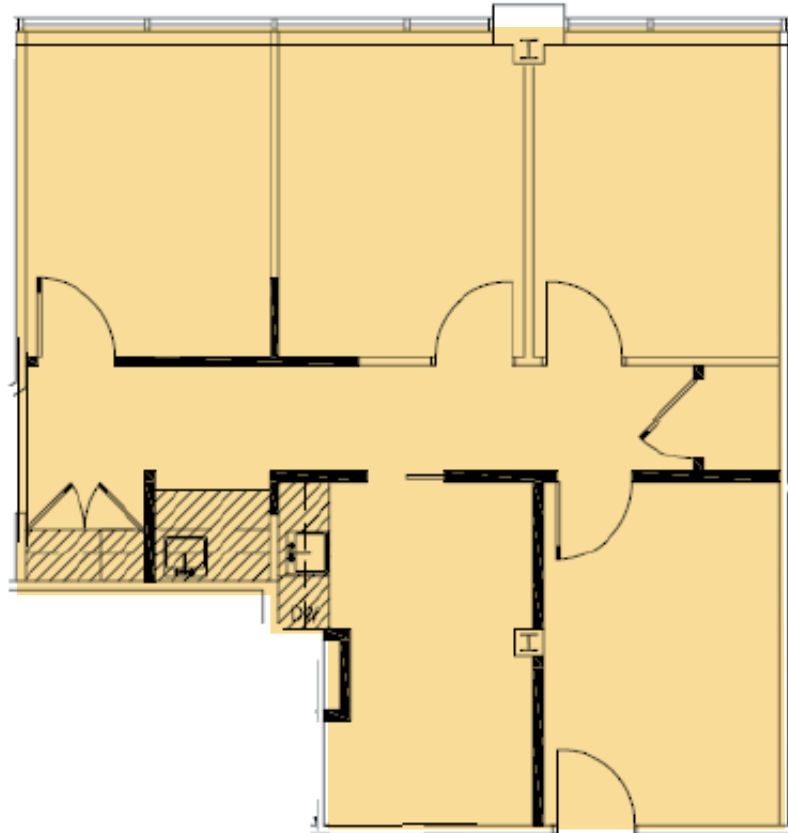
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Public Storage **COMMERCIAL**
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Alban Station

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7420 / 7426 / 7432 Alban Station Boulevard, Springfield, VA

7406 Alban Station Court
SUITE B213 | 949 SF



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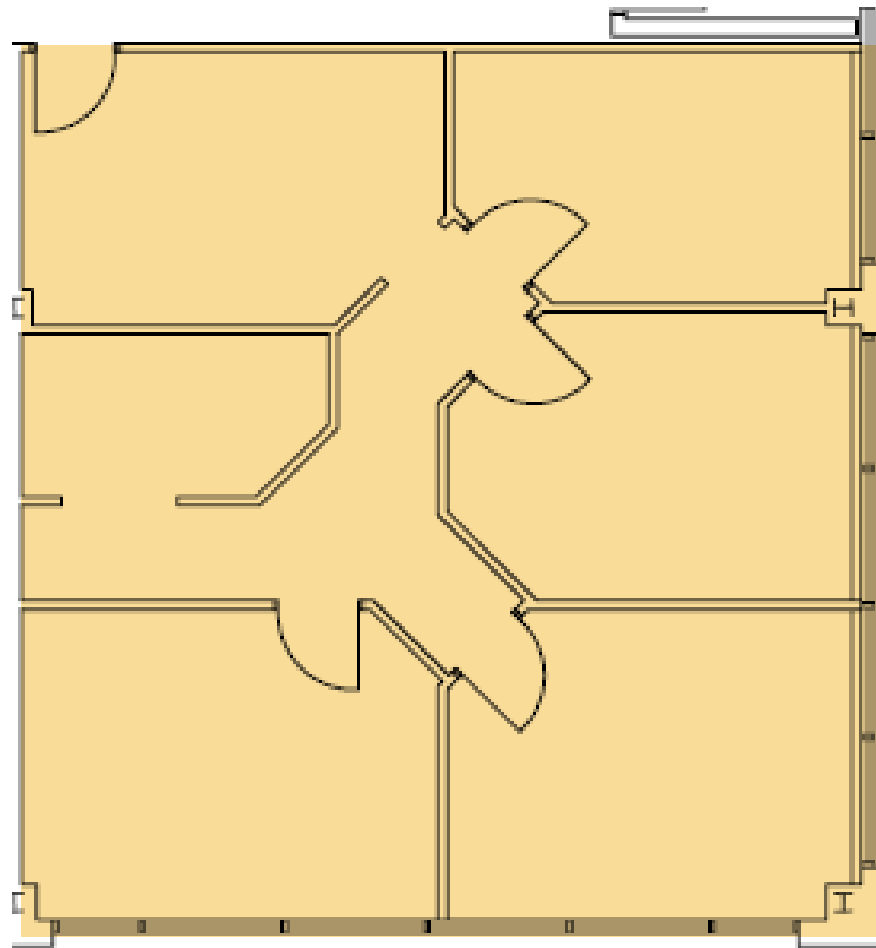
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Public Storage **COMMERCIAL**
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7420 Alban Station Boulevard
SUITE B200 | 1,228 SF



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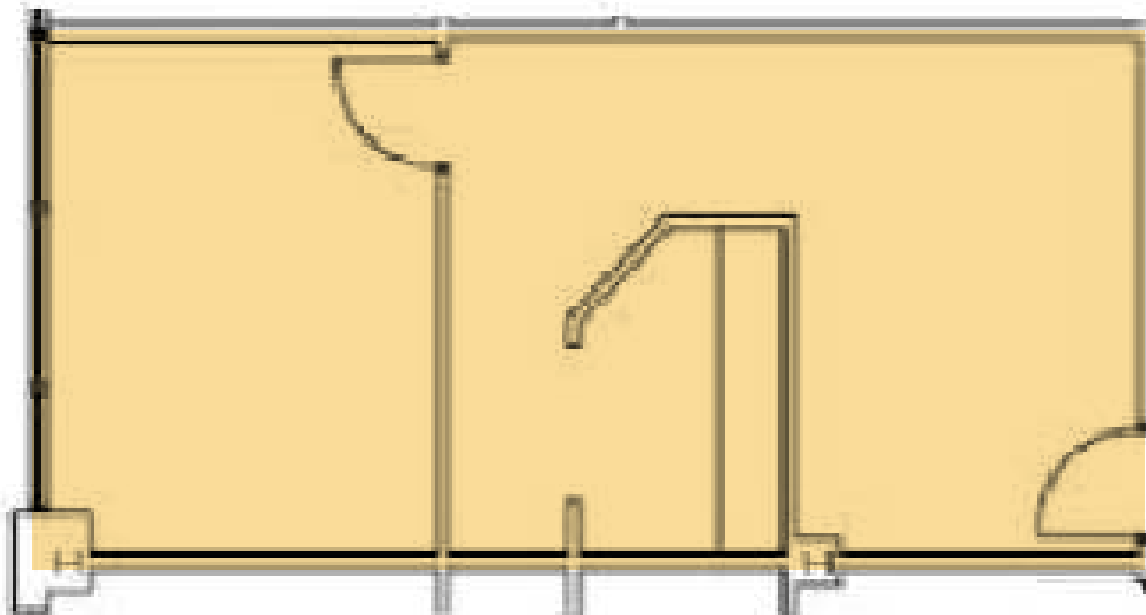
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Public Storage **COMMERCIAL**
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Alban Station

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7420 Alban Station Boulevard
SUITE B204 | 594 SF



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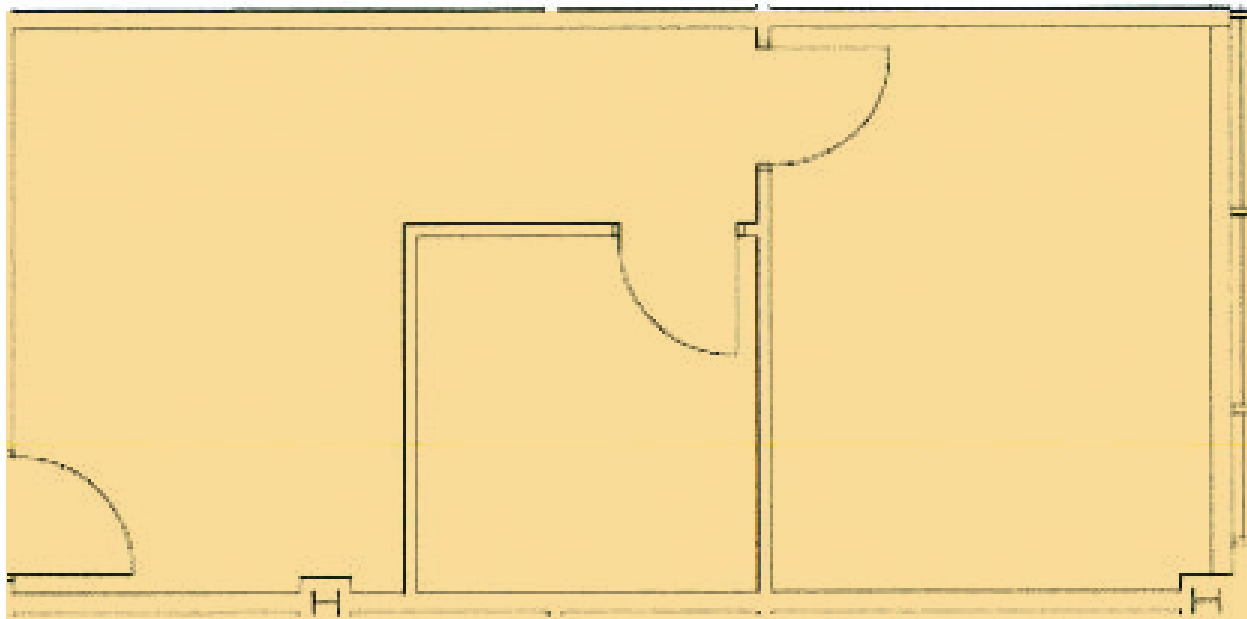
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Public Storage **COMMERCIAL**
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Alban Station

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7420 Alban Station Boulevard
SUITE B206 | 547 SF



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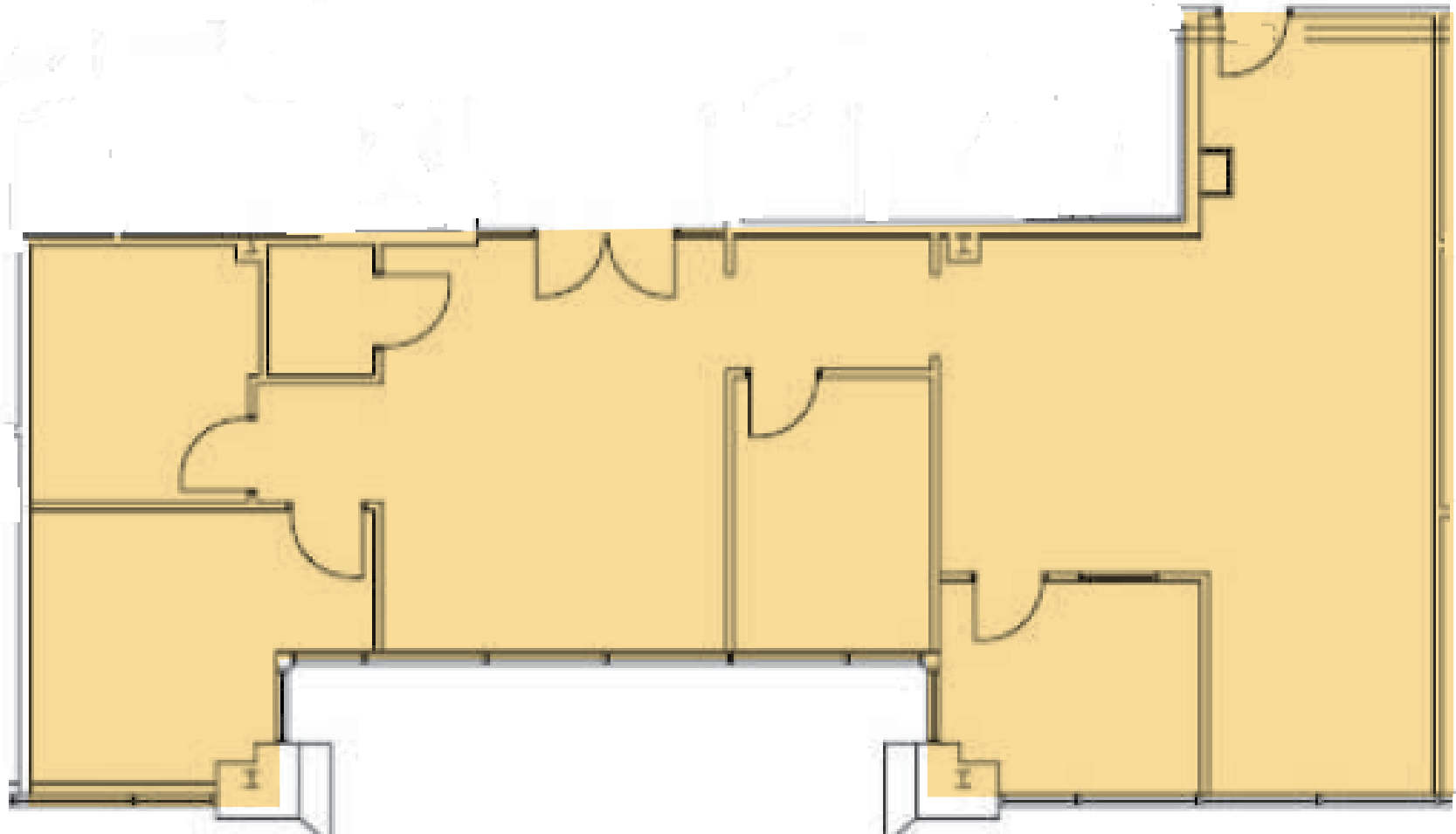
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Public Storage **COMMERCIAL**
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7420 Alban Station Boulevard
SUITE B212 | 1,582 SF



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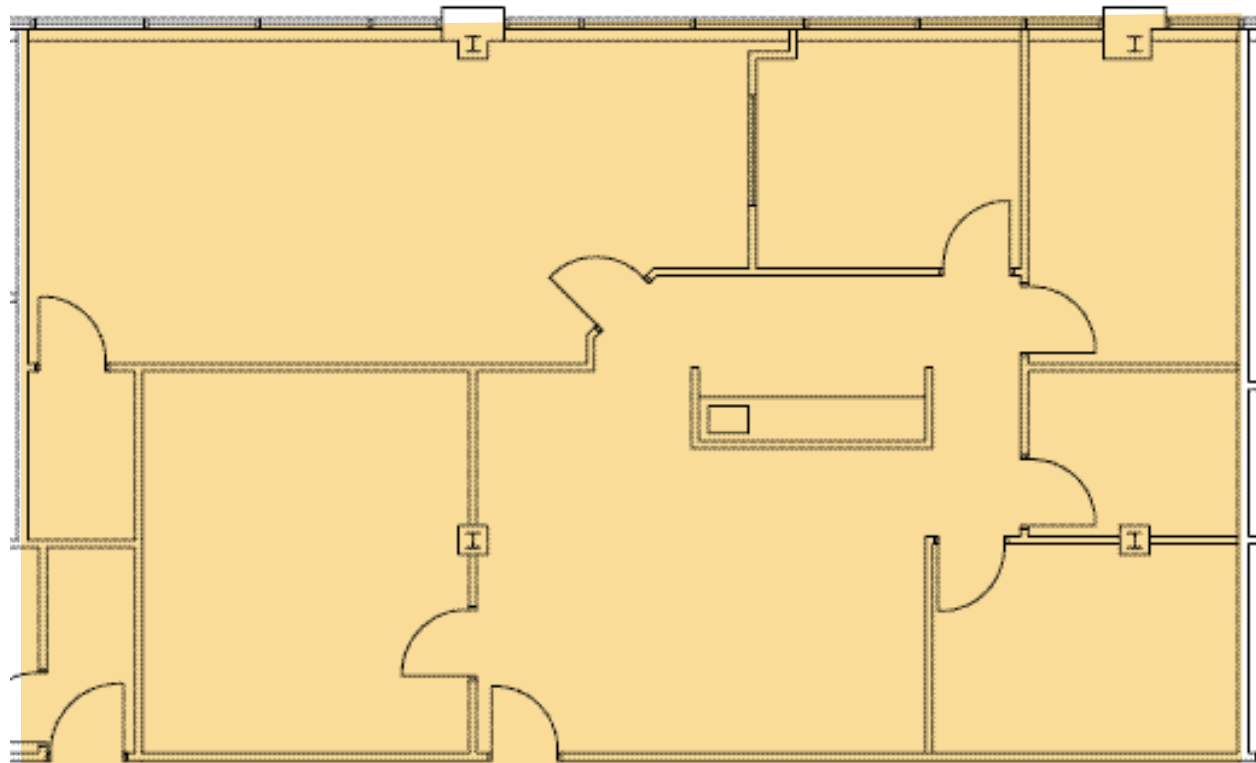
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Public Storage **COMMERCIAL**
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7420 Alban Station Boulevard
SUITE B216 | 2,079 SF



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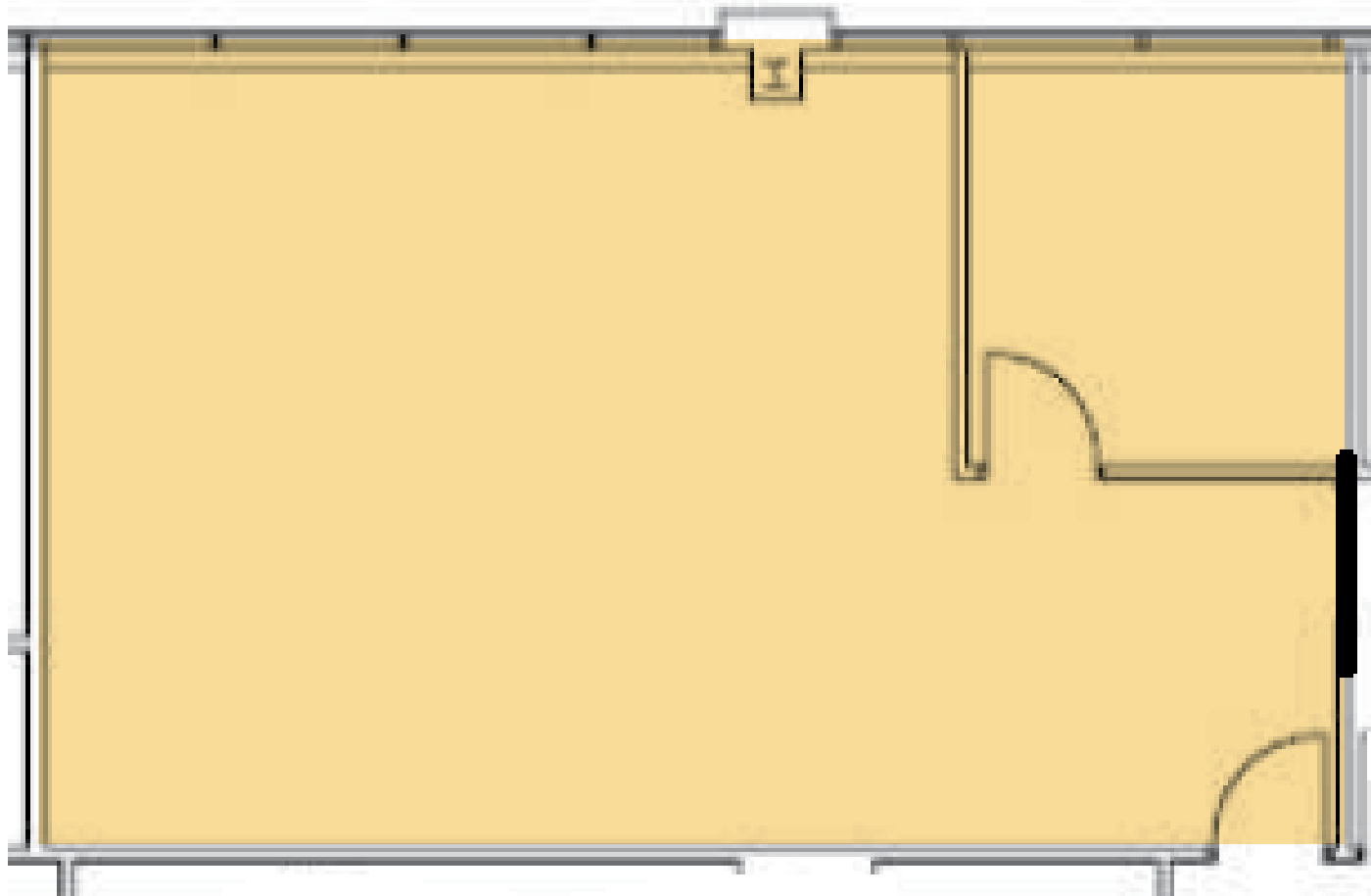
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Public Storage **COMMERCIAL**
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Alban Station

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7420 Alban Station Boulevard
SUITE B218 | 892 SF



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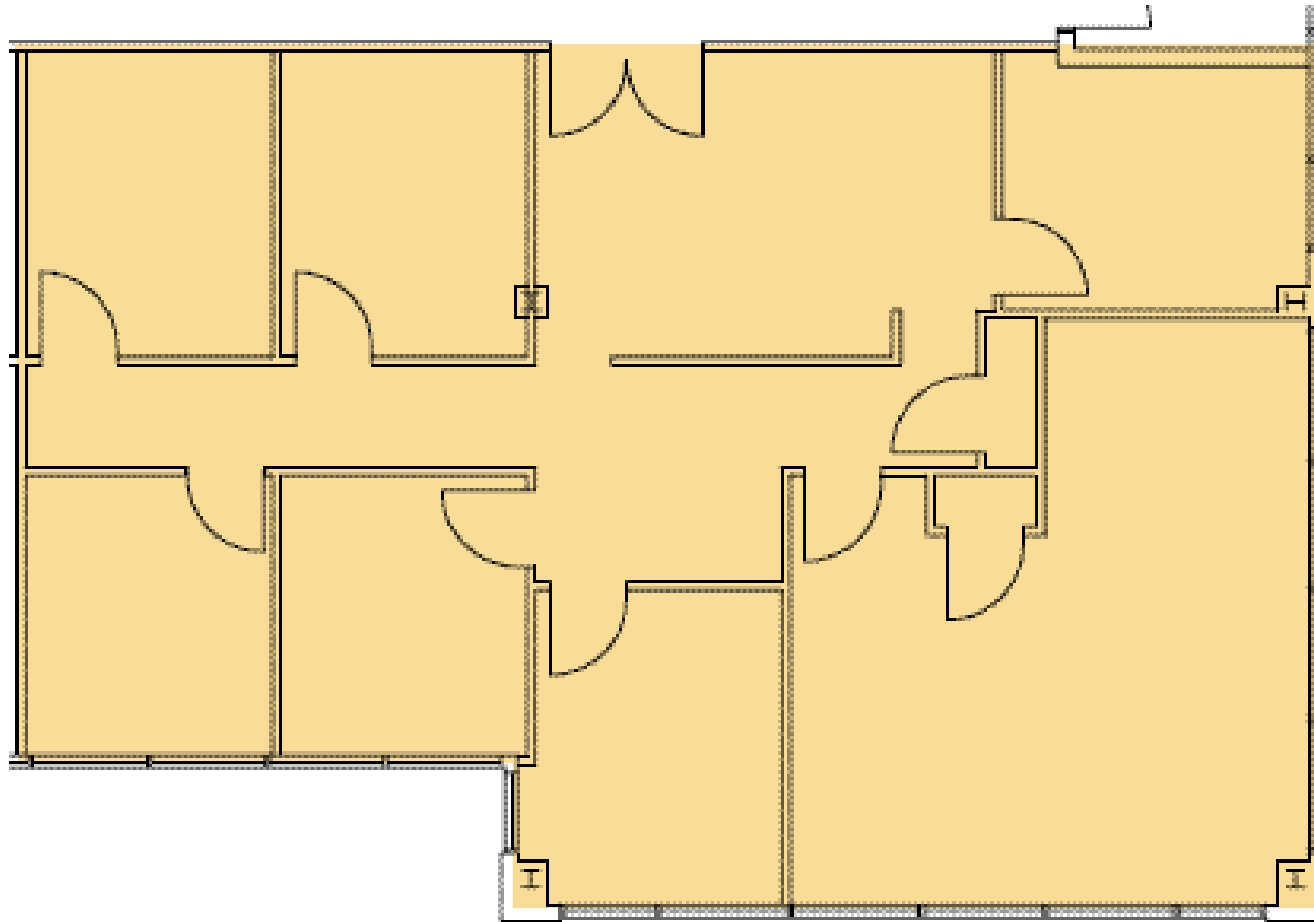
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Public Storage **COMMERCIAL**
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7426 Alban Station Boulevard
SUITE B200 | 1,892 SF



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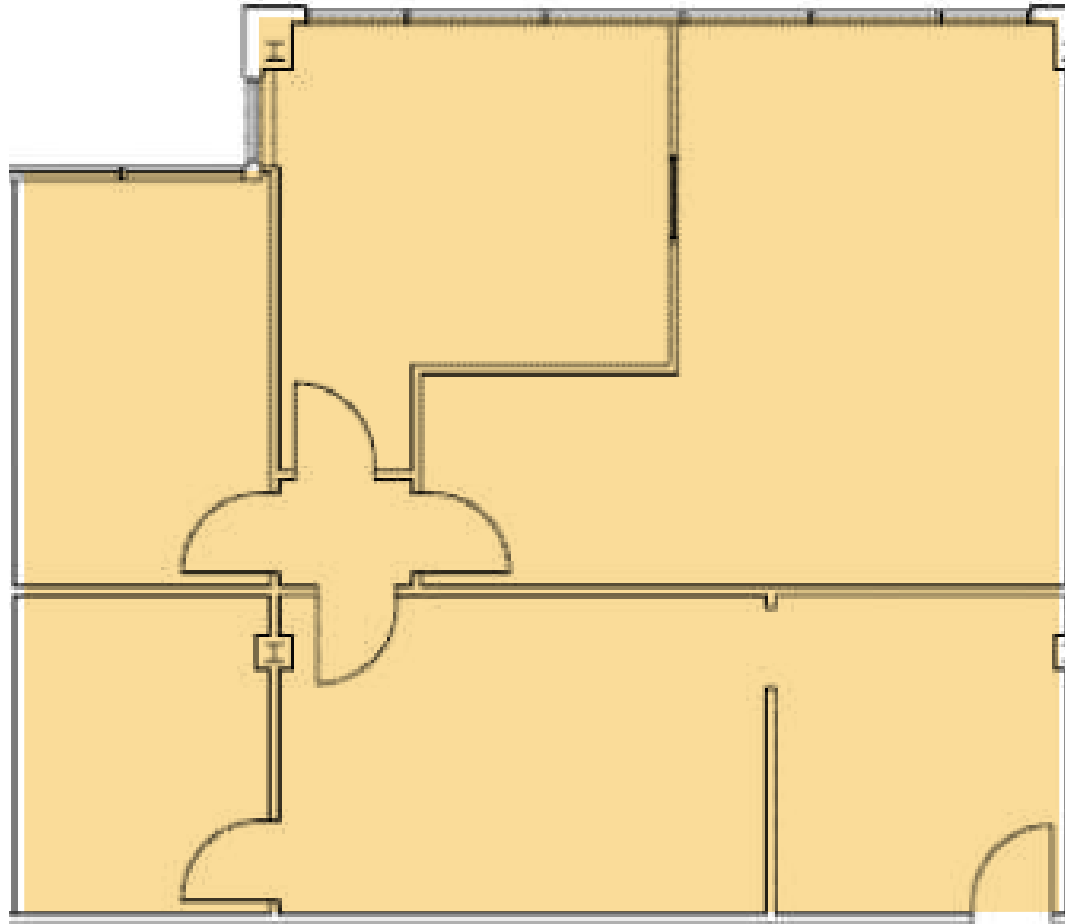
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Public Storage **COMMERCIAL**
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Alban Station

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7426 Alban Station Boulevard
SUITE B208 | 1,443 SF



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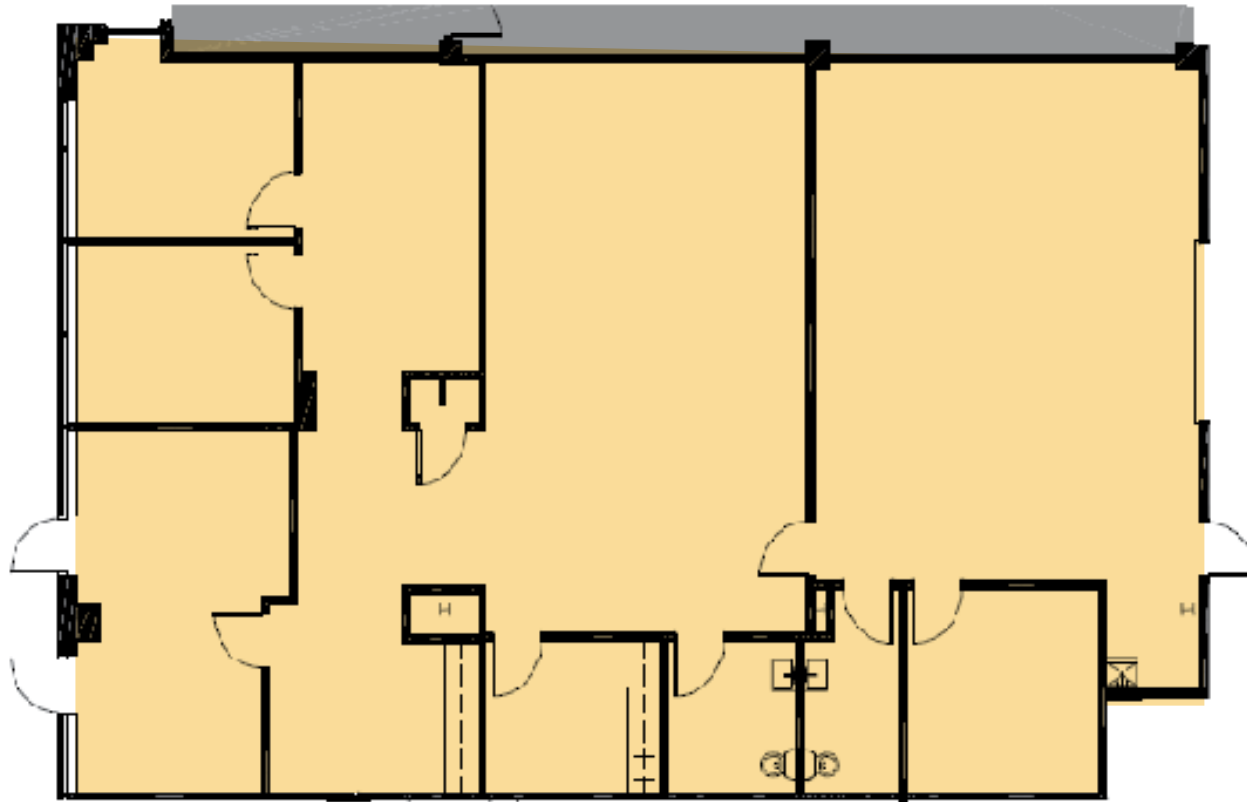
Public Storage **COMMERCIAL**
REAL ESTATE

Alban Station

7405 / 7406 / 7411 Alban Station Court
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7432 Alban Station Boulevard
SUITE A108 | 2,820 SF

FLEX SPACE
AVAILABLE IMMEDIATELY



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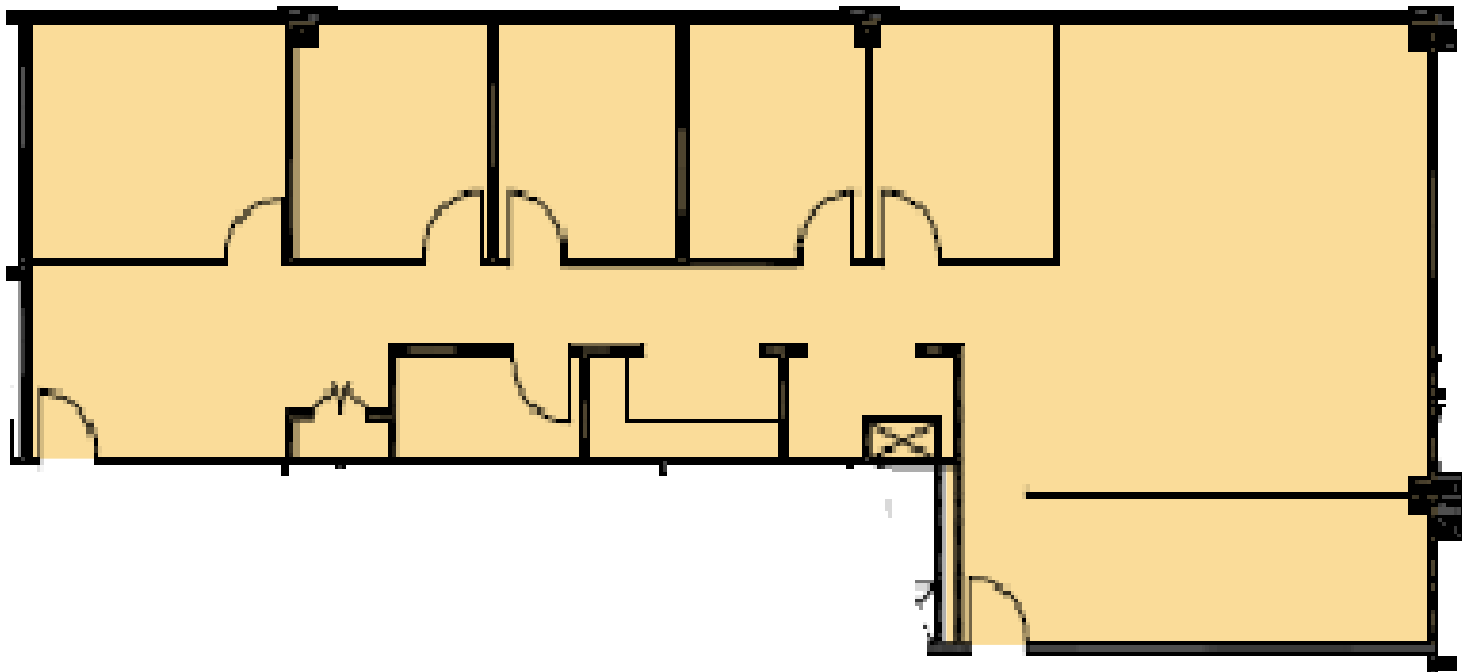
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Public Storage COMMERCIAL
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7432 Alban Station Boulevard
SUITE B226 | 2,149 SF



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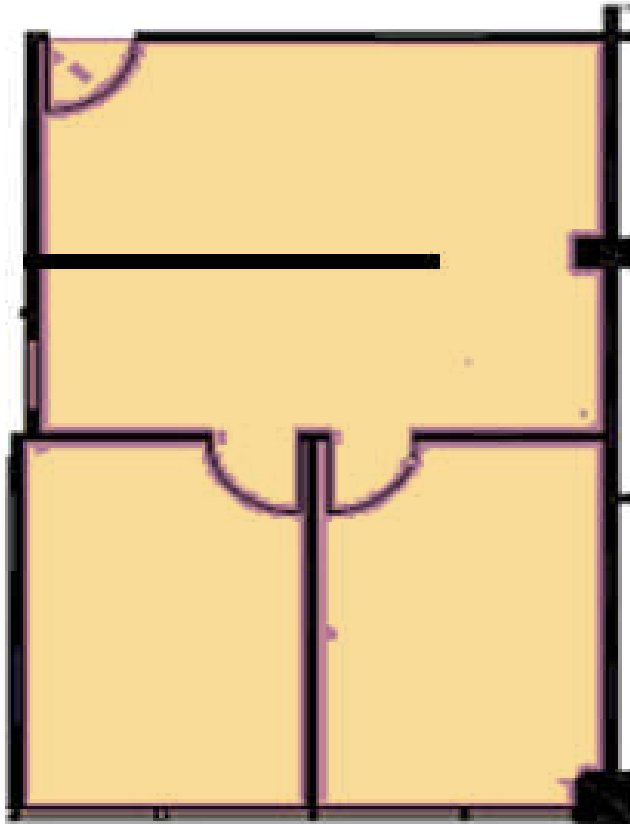
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Public Storage **COMMERCIAL**
REAL ESTATE

Alban Station

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7432 Alban Station Boulevard
SUITE B228 | 767 SF



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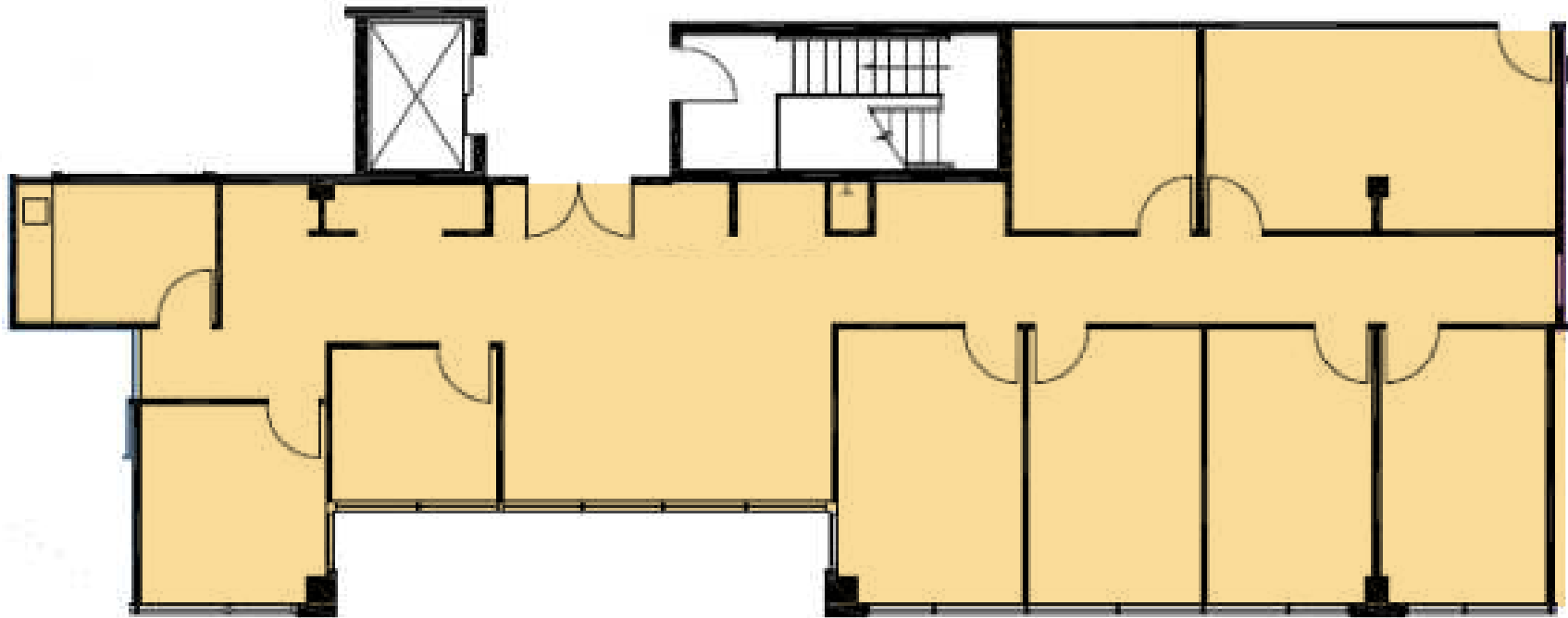
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Public Storage **COMMERCIAL**
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7432 Alban Station Boulevard
SUITE B232 | 2,452 SF



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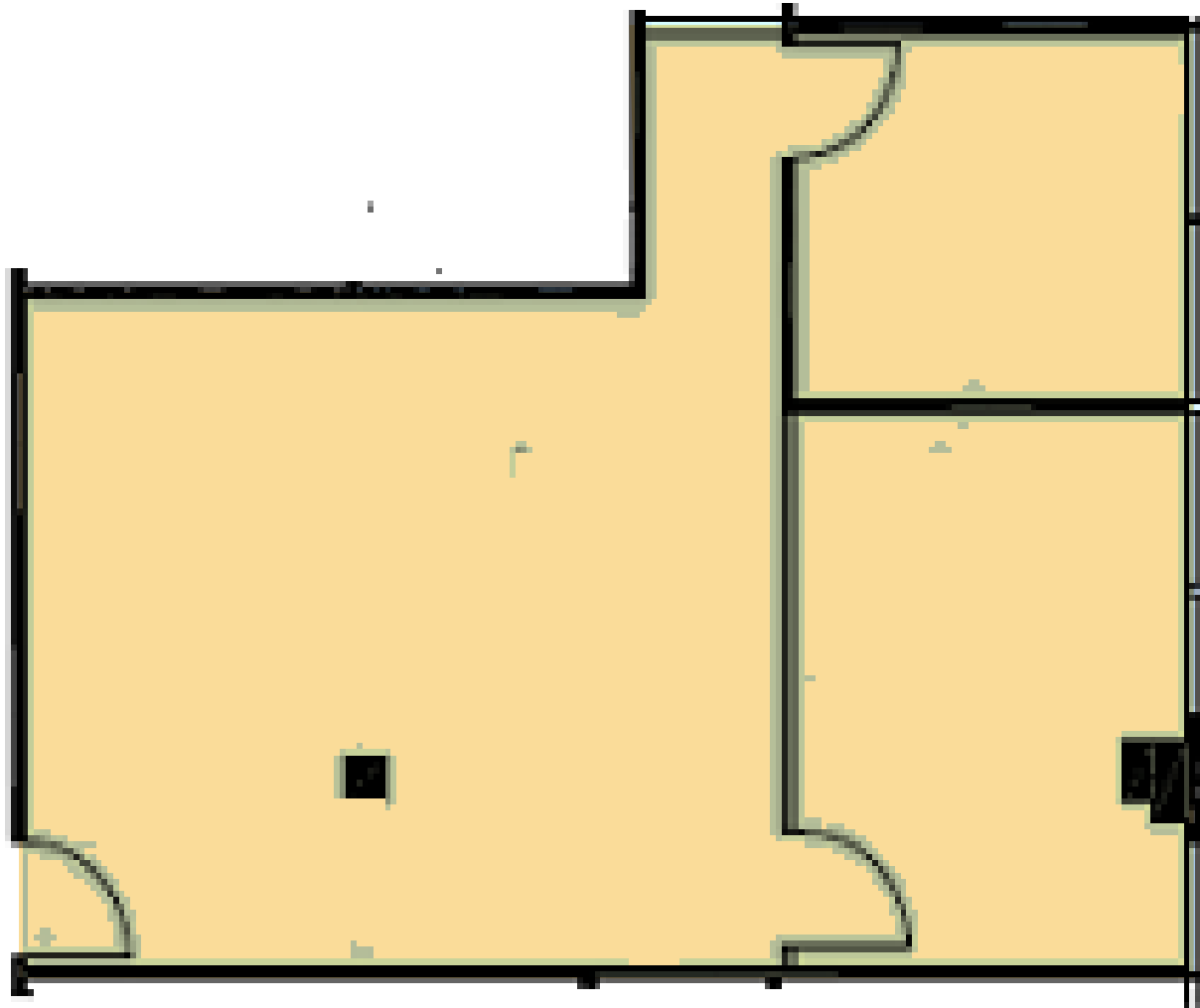
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Public Storage **COMMERCIAL**
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7432 Alban Station Boulevard
SUITE B234 | 840 SF



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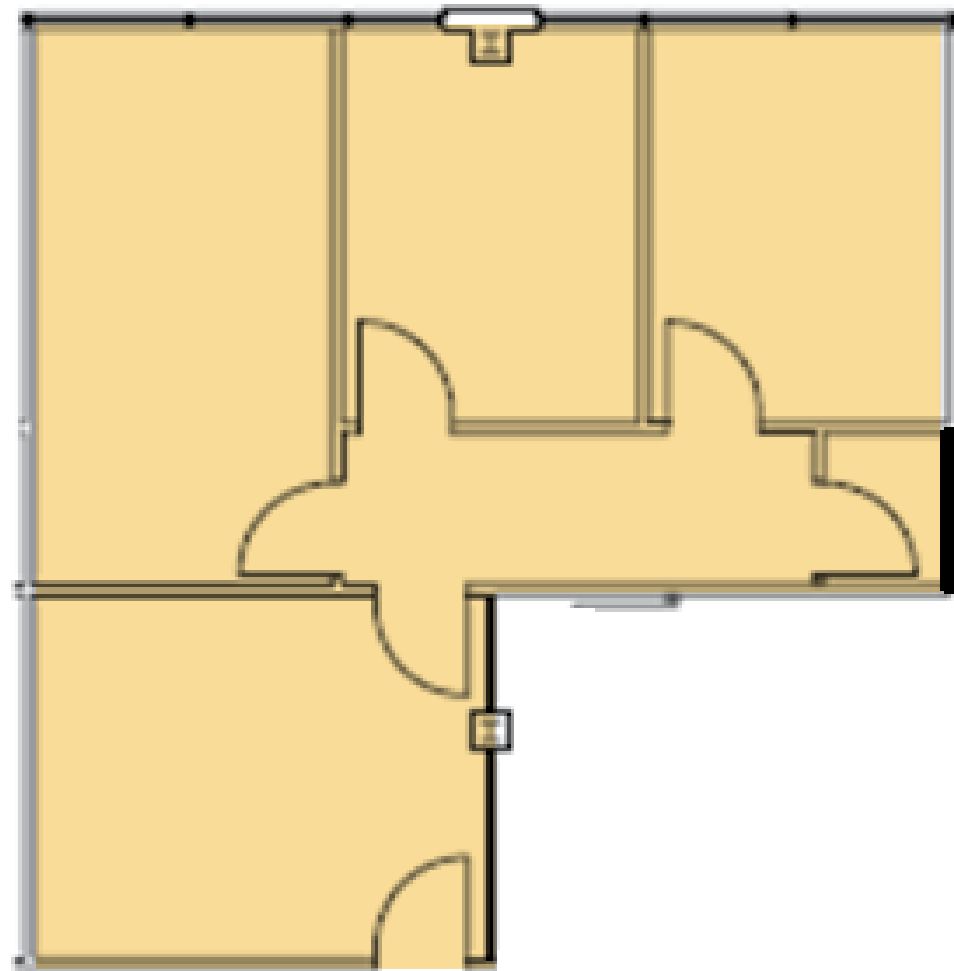
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Public Storage **COMMERCIAL**
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Alban Station

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7420 / 7426 / 7432 Alban Station Boulevard, Springfield, VA

7432 Alban Station Boulevard
SUITE B250 | 899 SF



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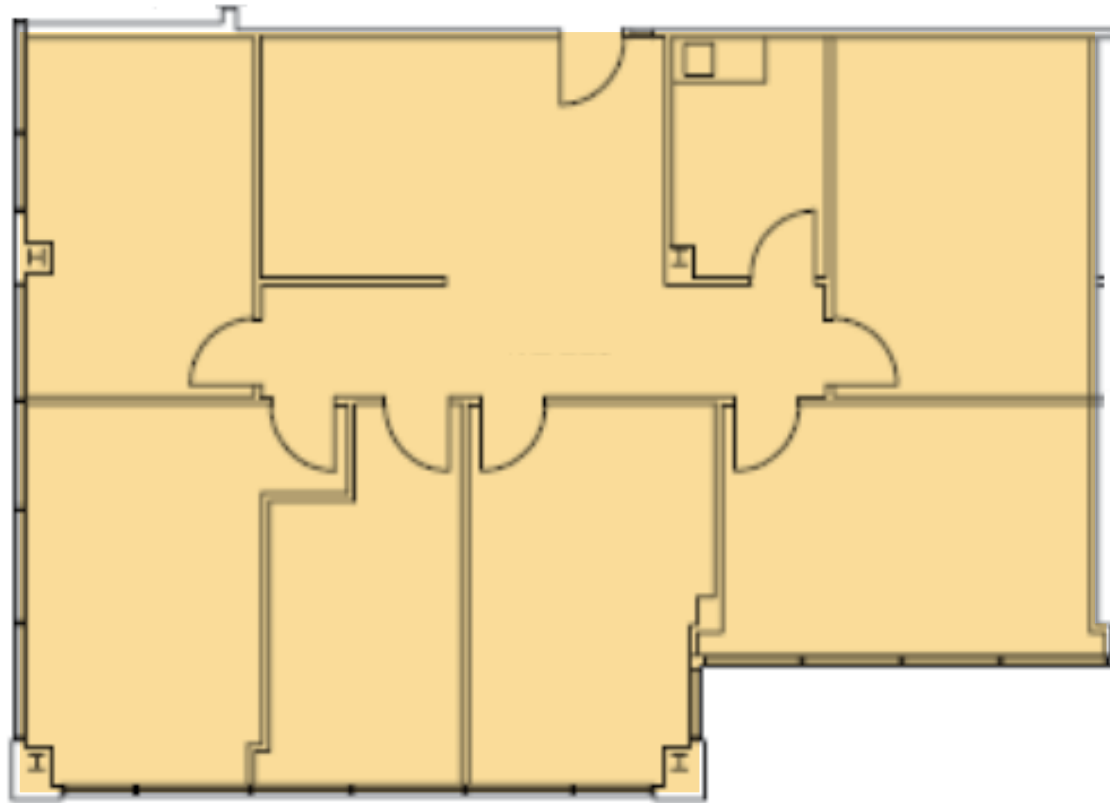
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Public Storage **COMMERCIAL**
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Alban Station

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7432 Alban Station Boulevard
SUITE B252 | 1,809 SF



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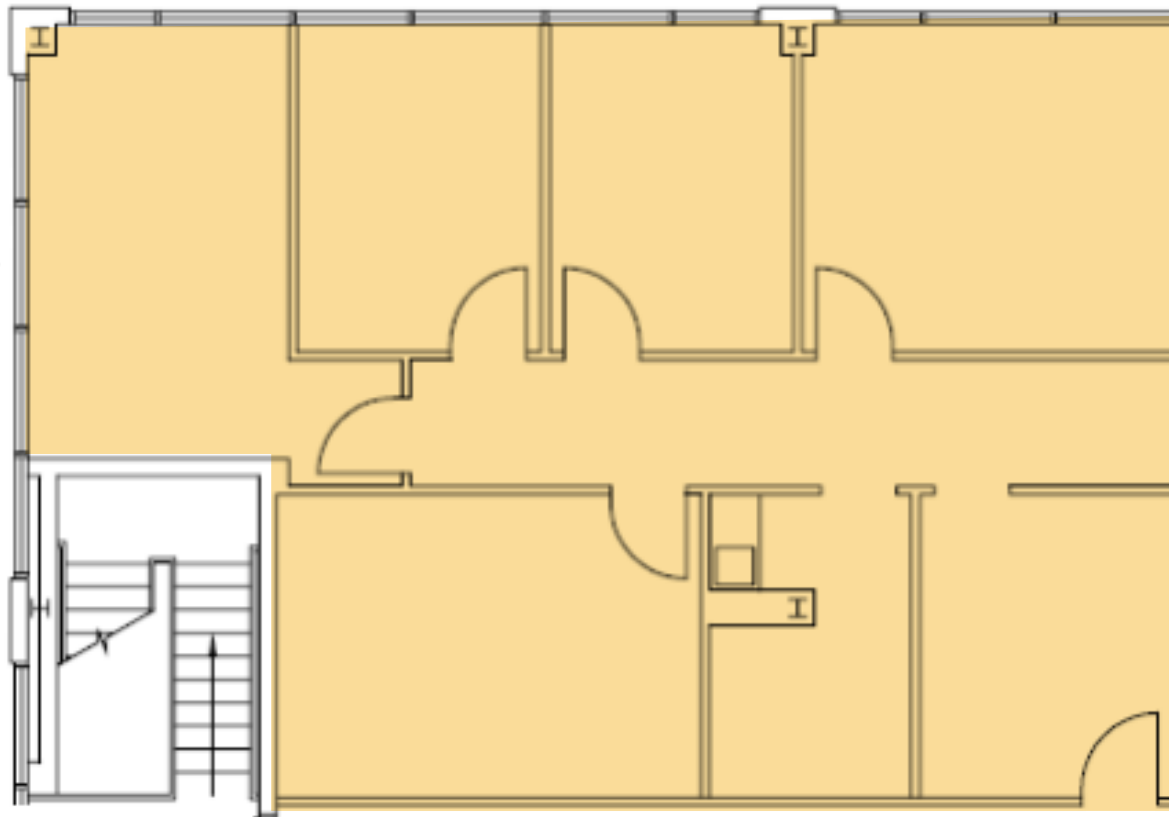
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Public Storage **COMMERCIAL**
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SUITE B258 | 1,500 SF



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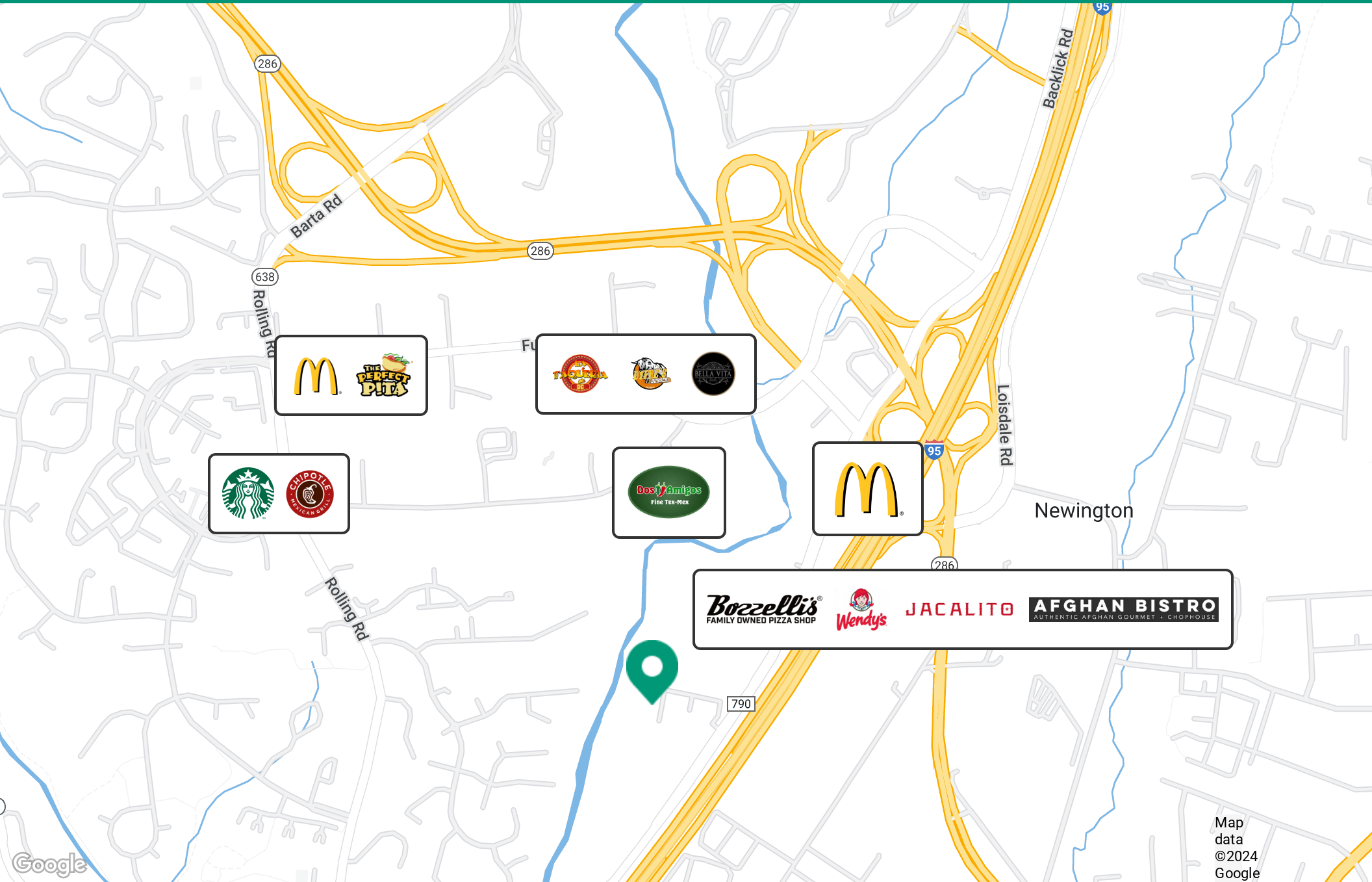
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Public Storage **COMMERCIAL**
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Alban Station

RETAILER MAP

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Alban Station

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