

/// GARY W. CASE **AND COMPANY, INC.**

AVAILABLE

OFFICE SPACE FOR LEASE



- **810 Main Street, Lynchburg, VA 24504**
- **21,205 Sq. Ft. Office Building**
- **Size: Second Floor 5,500 Sq. Ft.
Third Floor 5,568 Sq. Ft.**
- **Parking: On Site - \$65.00 per space per month**
- **Zoning: B-4 (Central Business)/Downtown Lynchburg**
- **Located in the City of Lynchburg's Enterprise and Opportunity Zones which provides monetary incentives for qualifying businesses.**
- **Notes: Class A Office Space
Current tenant includes Truist Financial Services**
- **Price: \$20.00 sq. ft./Yr. Full Service
Landlord pays all utilities (except telephone and data), janitorial service five (5) days per week and all exterior and interior maintenance.**

FOR ADDITIONAL INFORMATION PLEASE CONTACT:



**307 Brook Park Place
Forest, VA 24551**

**OFFICE: (434) 847 – 6692 • CELL: (434) 610 – 6692
E-MAIL ADDRESS: gary@garycaseco.com**



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