

# INDUSTRIAL WAREHOUSE FOR SUBLEASE

Lee-Hi Industrial Park  
2711 Dorr Avenue, Merrifield, VA 22031



**LEGAT**  
— COMMERCIAL REAL ESTATE, LLC —



## PROPERTY HIGHLIGHTS:



1,680 SF.  
Suite P.  
\$20.04 PSF



Superior  
location off  
I-66, near I-495  
and Route 50.



One (1) Drive  
In Door.  
16' Ceiling  
Height.



Lease Term Ends  
April 30<sup>th</sup> 2026.



Surface parking  
at a 1/1000  
Parking Ratio.



Zoning I-4,  
Fairfax County.



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**CONTACT**

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