

**NOW AVAILABLE:**  
VERIZON FIOS & COX

## AVAILABILITY

Suite P: 1,680 SF

- Rate: Negotiable
- Open Warehouse
- One (1) Drive-In
- LED Lighting

## PROPERTY FEATURES

- Estimated OPEX: \$5.38 PSF
- Available Immediately
- Zoning: I-4, Fairfax County
- 16' Ceiling Height
- Conveniently located in the heart of Merrifield, within walking distance to Dunn Loring/Merrifield Metro and close to I-495, I-66, and Route 50
- Restaurants, Retail, & Hotels within walking distance
- Parking Ratio: 1/1,000 SF

**RYAN MOODY**

rmoody@klnb.com | 703-268-2739

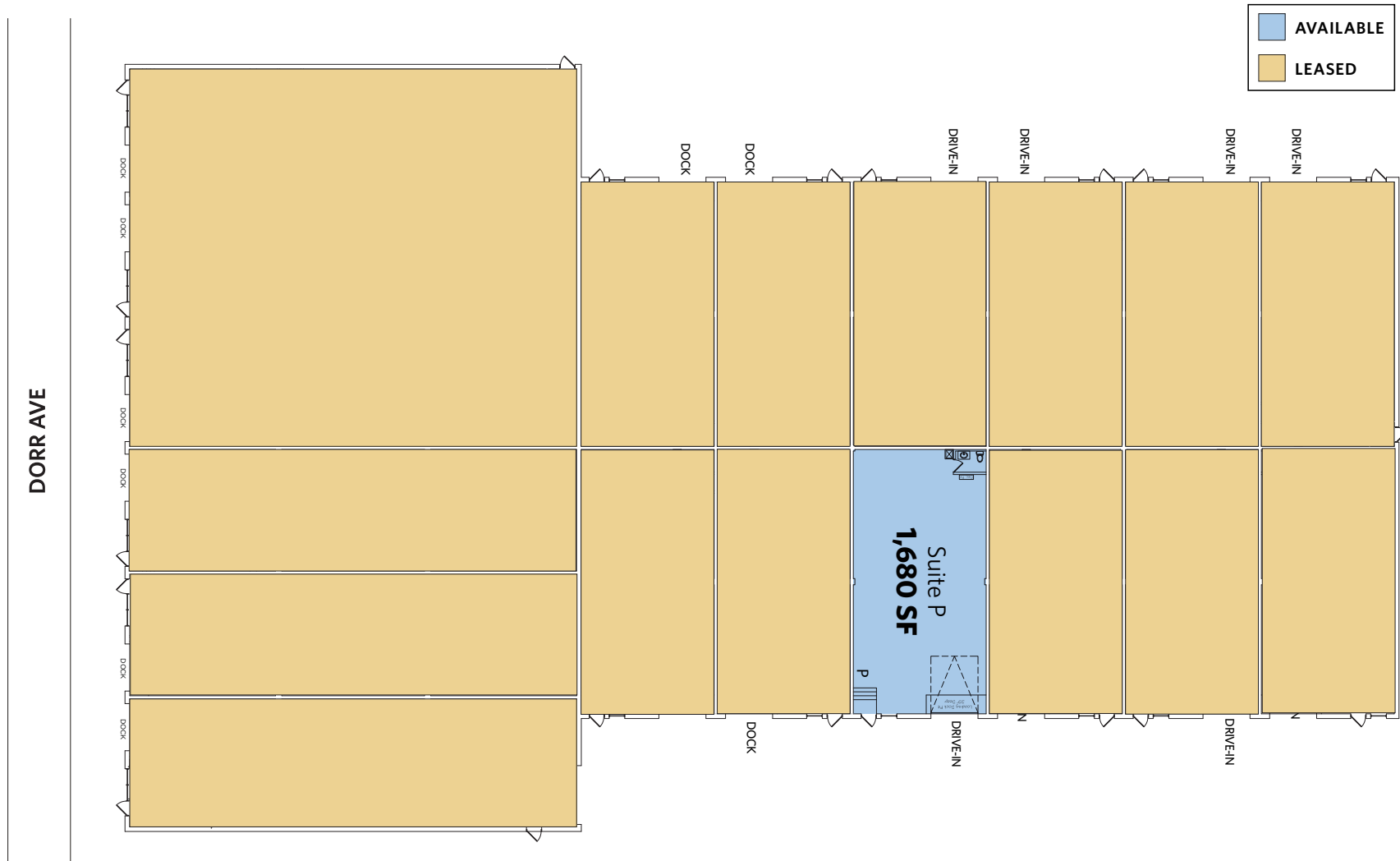
**KEENAN WOOFER**

kwoofter@klnb.com | 703-268-2744

# FLOOR PLAN

# LEE-HI INDUSTRIAL PARK

2711 DORR AVENUE, FAIRFAX, VIRGINIA



[CLICK TO VIEW PROPERTY WEBSITE](#)



**NAI**klnb

8065 Leesburg Pike, Suite 700  
Vienna, VA 22182

While we have no reason to doubt the accuracy of any of the information supplied, we cannot, and do not, guarantee its accuracy. All information should be independently verified prior to a purchase or lease of the property. We are not responsible for errors, omissions, misuse, or misinterpretation of information contained herein and make no warranty of any kind, express or implied, with respect to the property or any other matters.