

First Lady's Centre

1200 SF Retail Condo
For Lease or Sale

7821-7831 Dolley's Court,
King George, VA 22485

meekinsand.info/dolleys



Meekins & Associates, Inc. Realtors

Main Office

4200 Evergreen Lane #323
Annandale, VA 22003
Phone: (703) 909-5488
Rudy B. Meekins, Broker

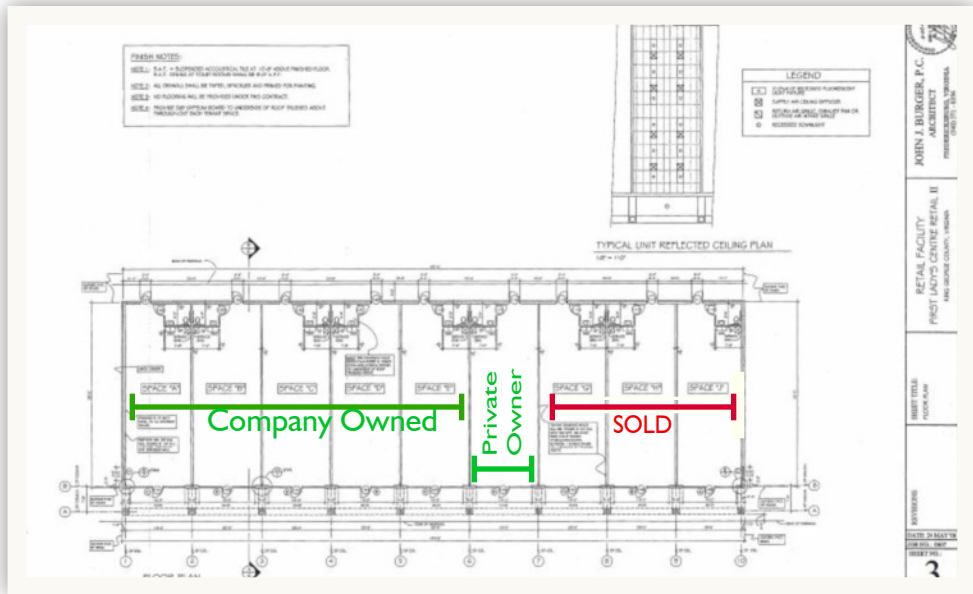
Fredericksburg

1120 International Pkwy #115
Fredericksburg, VA 22406
Phone: (540) 752-7526
John Tulloss, Broker



EXTERIOR





INTERIOR

Purchase Price: \$265,000

Rental Rate: \$11/SF/Yr + Triple Net

Each 1,200 SF unit is immediately ready for build out.

Features Include : 200 amp electric panel, ADA bathroom, concrete floor, drywall, ductwork, HVAC, and water submeter.



Dedicated Turn Lane



Signalized Intersection



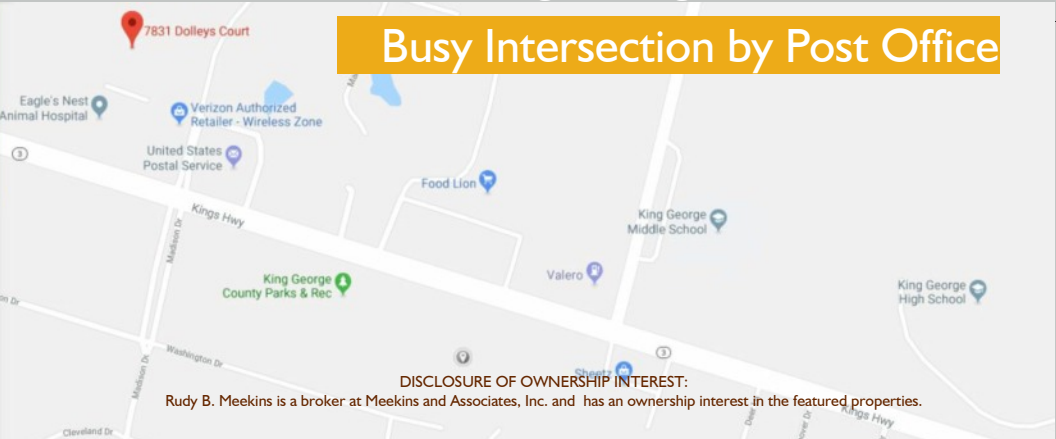
Commercial Units

FIRST LADY'S CENTRE

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Busy Intersection by Post Office



DISCLOSURE OF OWNERSHIP INTEREST:

Rudy B. Meekins is a broker at Meekins and Associates, Inc. and has an ownership interest in the featured properties.