

1508 Moran Rd

1508 Moran Rd, Sterling, VA 20166

LONG & FOSTER
REAL ESTATE

Presented By:
Long & Foster Real Estate, Inc.



1508 Moran Rd

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Property Details

Price: \$5,999,000

- 18,300 sf Stand Alone Building on 1.65 Acres
- Office/Flex Building: 18,300 rentable square feet
- Consist of 12,700 sf warehouse with 5,600 sf of office space, 2 drive-in doors & 1 loading Dock
- Full Building is also available for Lease
- Current business is for Sale with the purchase or lease of the building.

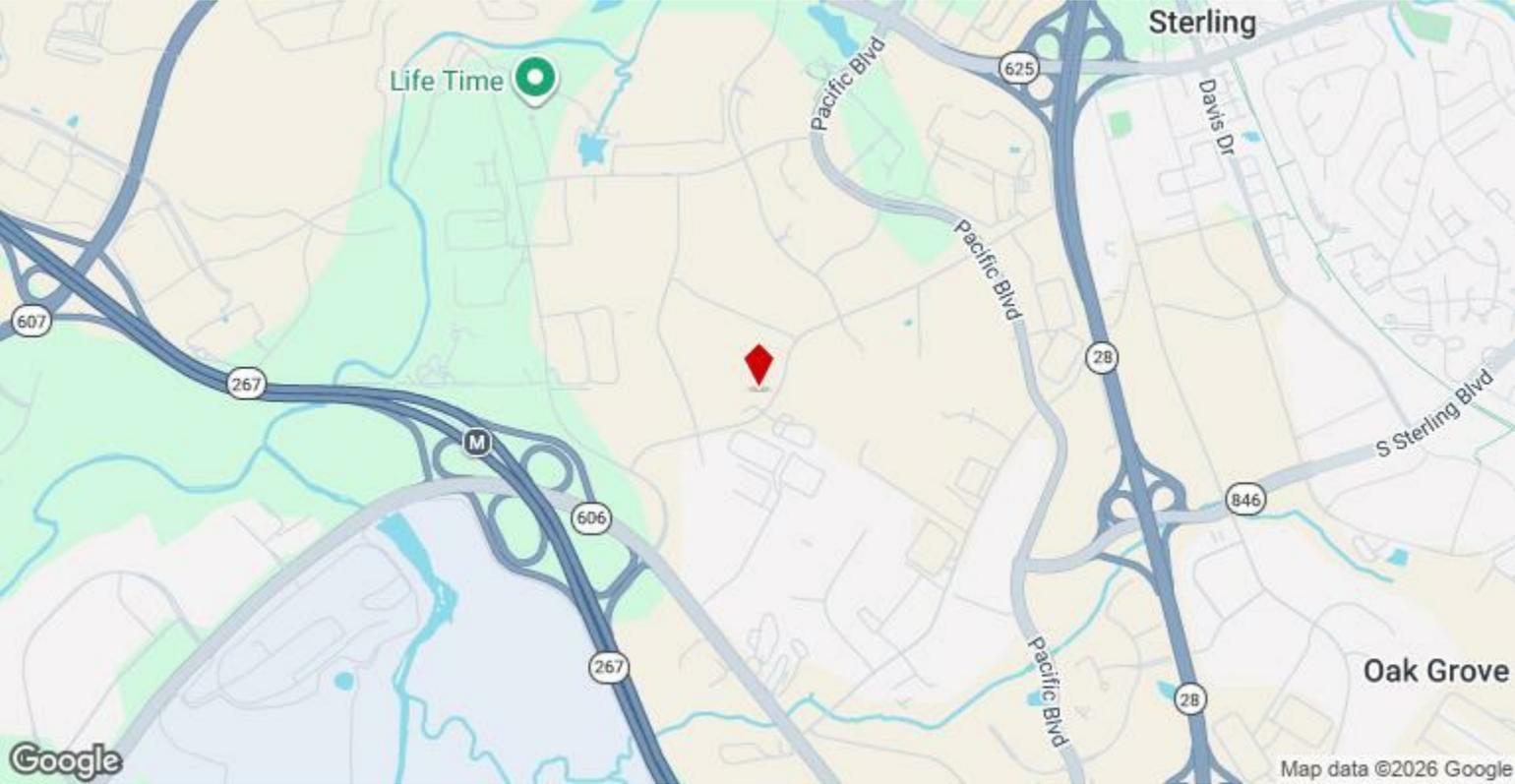
View the full listing here: <https://www.loopnet.com/Listing/1508-Moran-Rd-Sterling-VA/32837427/>

| | |
|-----------------------------|--------------------------|
| Price: | \$5,999,000 |
| Property Type: | Flex |
| Property Subtype: | Showroom |
| Building Class: | C |
| Sale Type: | Investment or Owner User |
| Lot Size: | 1.65 AC |
| Gross Building Area: | 21,534 SF |
| Rentable Building Area | 18,300 SF |
| : | |
| Sale Conditions: | 1031 Exchange |
| No. Stories: | 1 |
| Year Built: | 1985 |
| Tenancy: | Single |
| Parking Ratio: | 1.37/1,000 SF |
| Clear Ceiling Height: | 18 FT |
| No. Dock-High Doors/Loading | 1 |
| : | |

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Location



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Property Photos



Front Building



Front Reception

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Property Photos



Waiting Area



Waiting Area

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Property Photos



Kitchenette



Open Floor Plan

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Property Photos



Open Floor Plan



Drive-In Door & Loading Dock

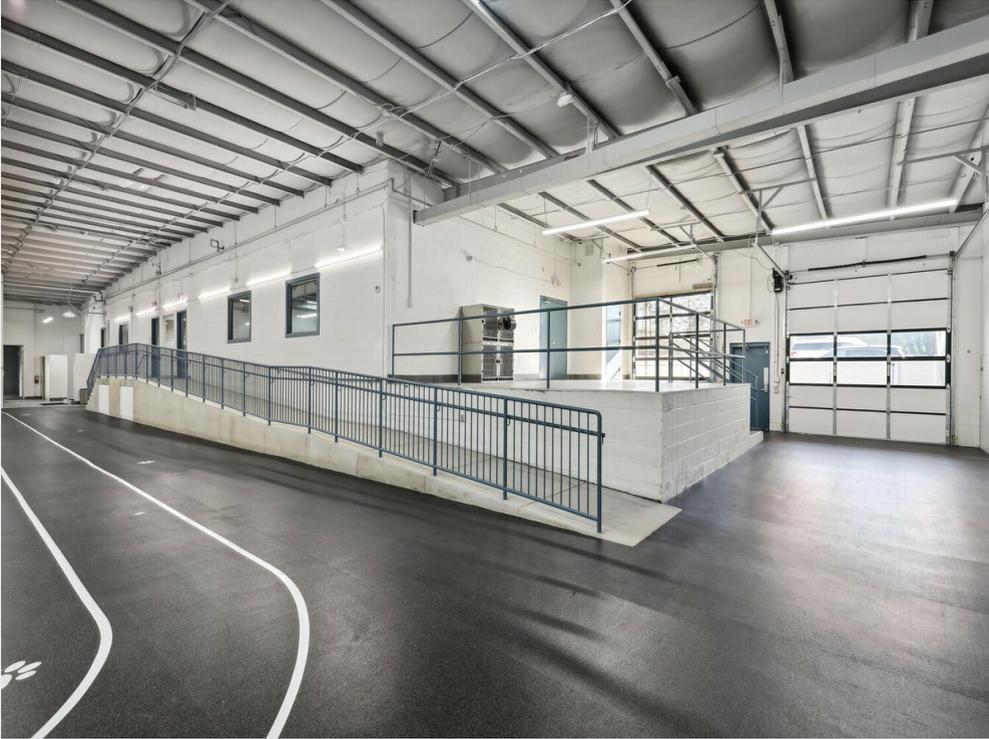
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Property Photos



Loading Dock Interior



Warehouse

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Property Photos



Warehouse



Warehouse

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Property Photos



Parking



Side Building

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Property Photos



Side Building

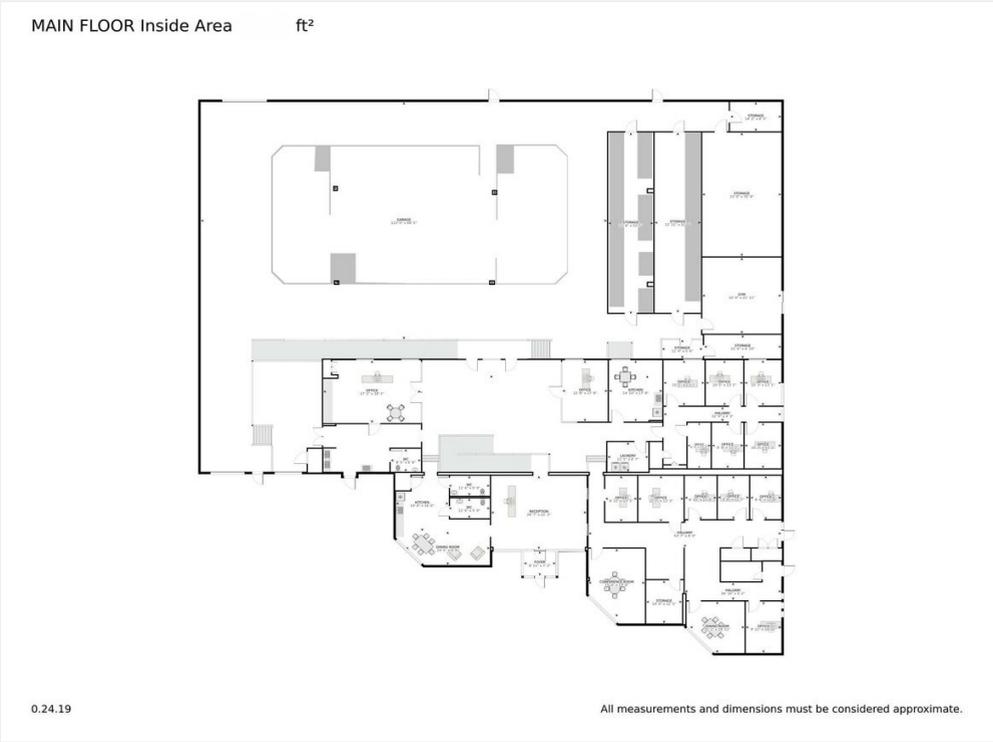


Rear Lot

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Property Photos



Floor plan



Tax Plat Map

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Shihab Khatib

realtor@longandfoster.com

(703) 790-1990

**Long & Foster Real
Estate, Inc.**

1355 Beverly Rd, Suite 109
McLean, VA 22101

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