



MEDICAL CONDO FOR SALE

**12040**  
S Lakes Drive

RESTON, VA





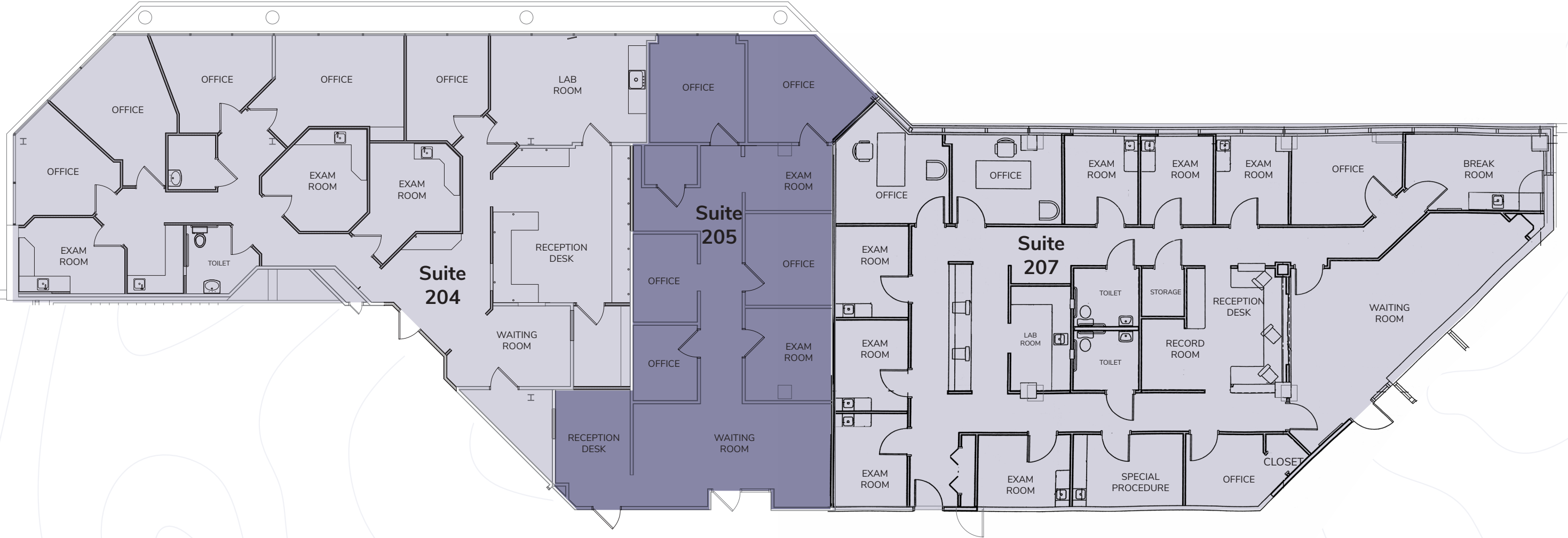
12040 S LAKES DRIVE

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# Floor Plan

Second Floor | Contiguous 7,511 SF



## Suite 204 | 2,633 SF

- 5 Offices
- 3 Exam Rooms
- Reception desks
- Toilet
- Spacious Waiting Room
- Lab Room
- Storage Room

## Suite 205 | 1,493 SF

- 5 Offices
- 2 Exam Rooms
- Reception desks
- Spacious Waiting Room
- Storage Room

## Suite 207 | 3,386 SF

- 4 Offices
- 7 Exam Rooms
- Special Procedure Room
- Break Room
- 2 Reception desks
- 2 Toilets
- Spacious Waiting Room
- Lab Room
- Record Room
- Storage Room



# Property Information

## Highlights

-  For sale
-  Furniture & equipment available
-  Renovated lobby
-  Lobby exposure
-  Close to Reston Town Center & Reston Metro Station

## Property Details

**ADDRESS**  
12040 S Lakes Drive  
Reston, Virginia

**SIZE** 1,493 SF - 7,511 SF

**YEAR BUILT** 1987

**PARKING** 3.6/1,000

**ZONING** I-4 | [Click for more info.](#)



## Nearby Amenities WITHIN TWO MILES

RESTON TOWN CENTER



RESTON STATION



SUNSET HILLS ROAD



## Greater Accessibility



3 MINUTES TO  
RESTON METRO  
STATION



4 MINUTES TO  
RESTON TOWN  
CENTER



5 MINUTES TO  
DULLES TOLL ROAD



8 MINUTES TO  
DULLES AIRPORT

FOR SALE PRICE CONTACT BROKER

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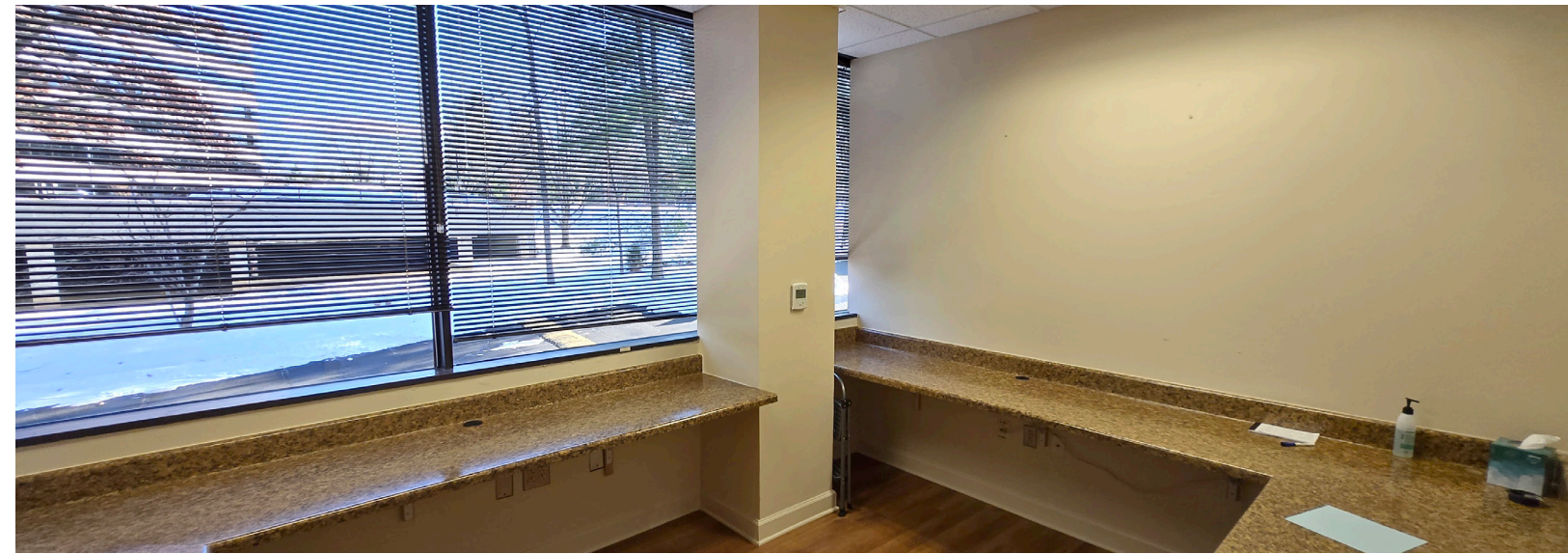
# Interior Finishes



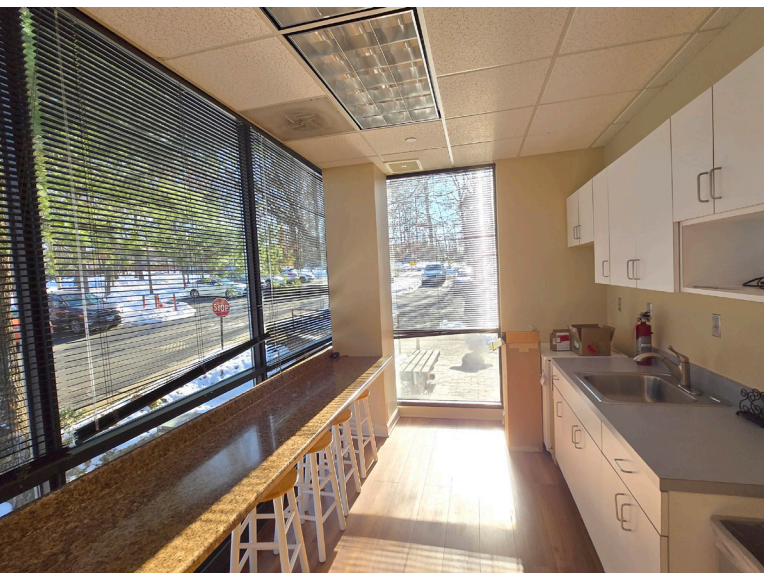
Suite Entrance



Reception Area



Nurse Room



Break Room



Exam Room



Lab Room









FOR MORE INFORMATION  
CONTACT:

**CARTER BYRNES**

703.439.1096

[carter.byrnesh@streamrealty.com](mailto:carter.byrnesh@streamrealty.com)

