



REAL ESTATE INVESTMENT AND MANAGEMENT

OFFICE CONDO FOR SALE

2616 SHERWOOD HALL LN. | SUITE 205 | ALEXANDRIA, VA 22306



PROPERTY FEATURES

This 2nd floor medical office condo is part of the Sherwood Hall Medical Center. The suite has a large reception/waiting area, offices and exam rooms, private restrooms, kitchen and ample storage space. Floor to ceiling windows and ADA compliant accessibility.

Available: 1,288 sf
Sale Price: \$445,000
Condo Fee: \$1,454 monthly
Taxes (2025): \$3,464.85
Zoning : C-2 (LOD)

AREA HIGHLIGHTS

The Sherwood Hall Medical Center is in a prime location of Hybla Valley (Alexandria). Just minutes away from the newly expanded Inova Mount Vernon Hospital and Sunrise Assisted Living Facility. This well situated medical office building features modern amenities, a pharmacy within and ample parking for staff and patients.

Easy access to several major routes including Richmond Hwy. (Rt. 1) with an abundance of nearby medical professionals, shopping centers and restaurants.

Strategically located in a highly dense area, both residential and commercial, with close proximity to public transportation.

FOR MORE INFORMATION

MELANIE NOBRIGA
Senior Operations Manager & Agent
melanie@boosalisproperties.com
703.494.7691 (o) | 808.937.9417 (c)

THOMAS VELTSISTAS
Commercial Agent
thomas@boosalisproperties.com
703.494.7691 (o) | 703.628.8978 (c)

GEORGE BOOSALIS
President/Principal Broker
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BOOSALIS PROPERTIES | 13562 Richmond Highway, Suite 100 | Woodbridge, VA 22191 | www.BoosalisProperties.com

This information has been obtained through sources deemed reliable, but accuracy can not be guaranteed.

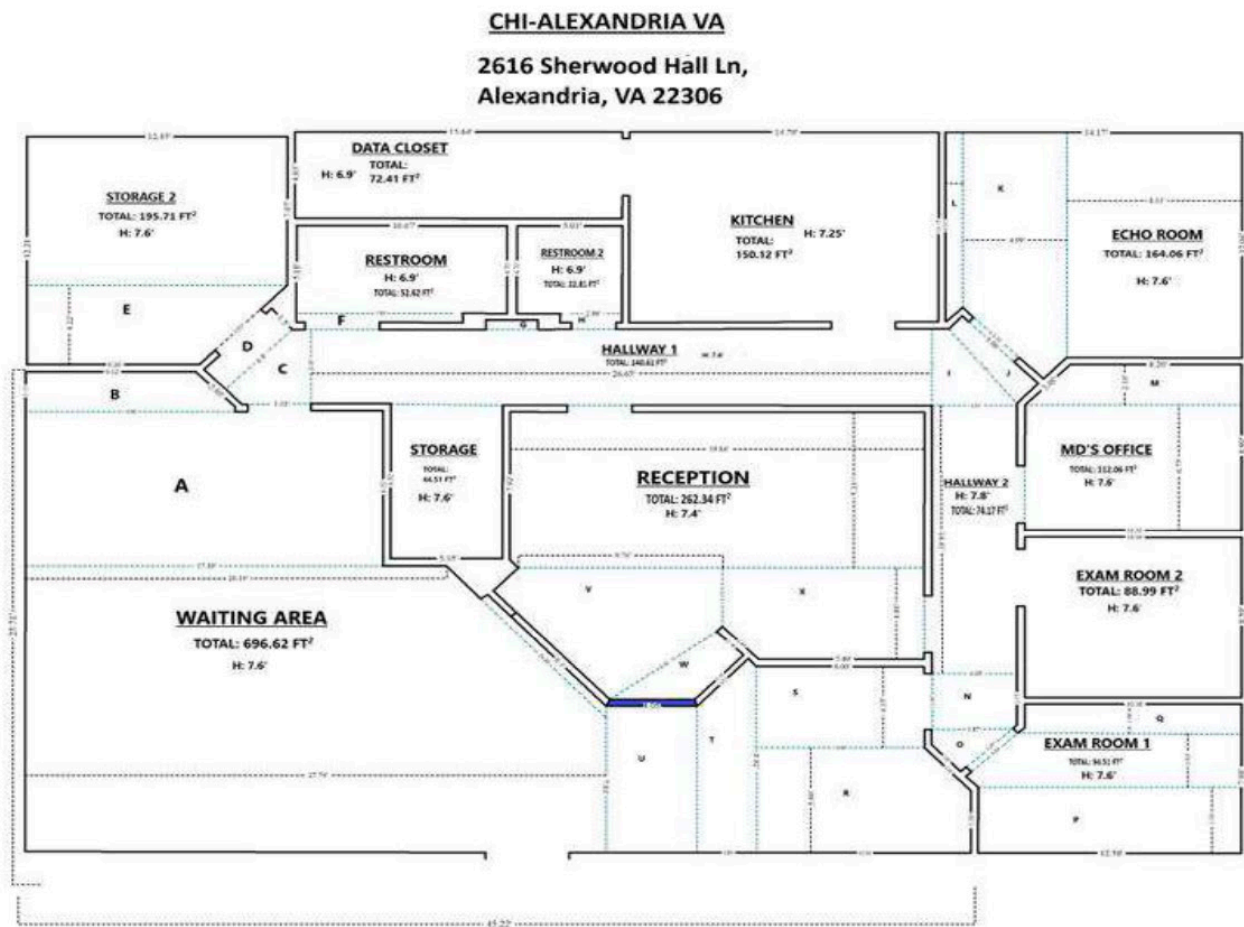


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FLOOR PLAN



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AERIAL



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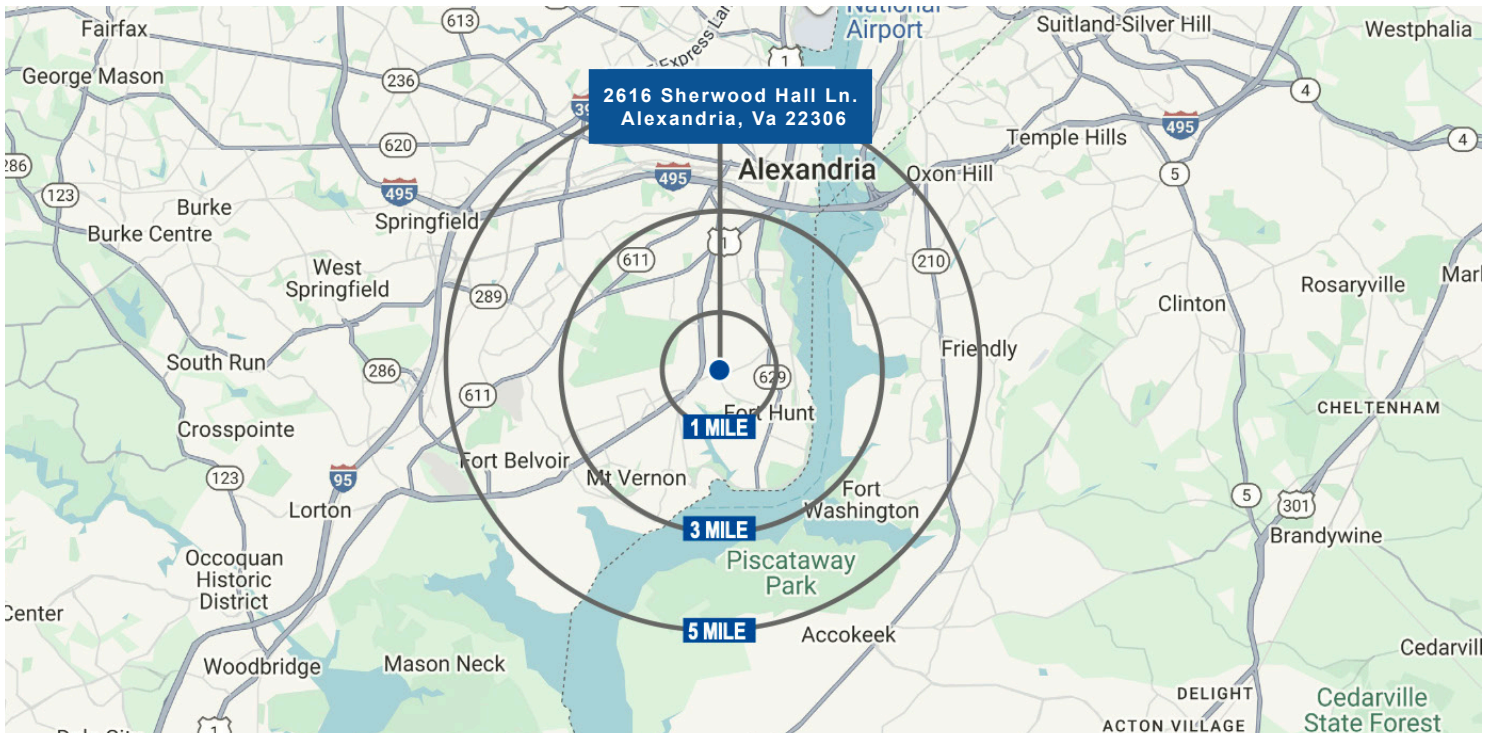


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DEMOGRAPHICS



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	22,795	102,893	237,269
Households	7,718	36,157	93,792
Avg. HH Income	103,985	141,784	150,280
Median Home Value	442,151	\$629,932	625,936
Businesses	1,090	2,916	11,632
Employees	7,028	23,013	106,981

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