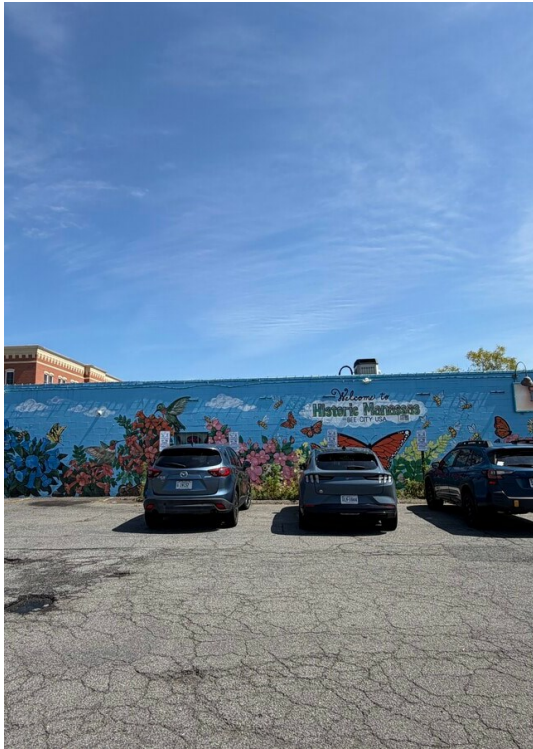




9216 Center St

9216 Center St, Manassas, VA 20110



Tom Compton

Crossroads Realty, Inc.

9303 Grant Ave, Suite 101, Manassas, VA 20110

ctcompton24@gmail.com

(703) 402-8803

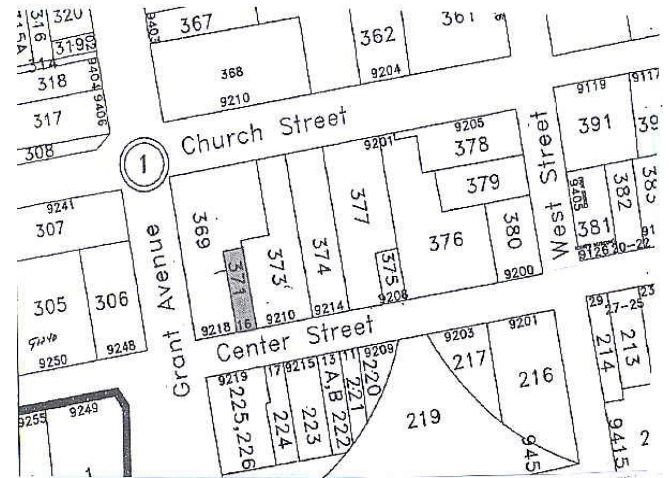


9216 Center St

\$749,900

Prime Business Location in the heart of Old Town Manassas, used currently for retail, but has been a full-service office building in the past with offices, conference rooms, reception area, bathrooms, and storage areas. Current tenant on a month-to-month lease. Seller willing to consider owner financing with an approved buyer. Shown by appointment only....

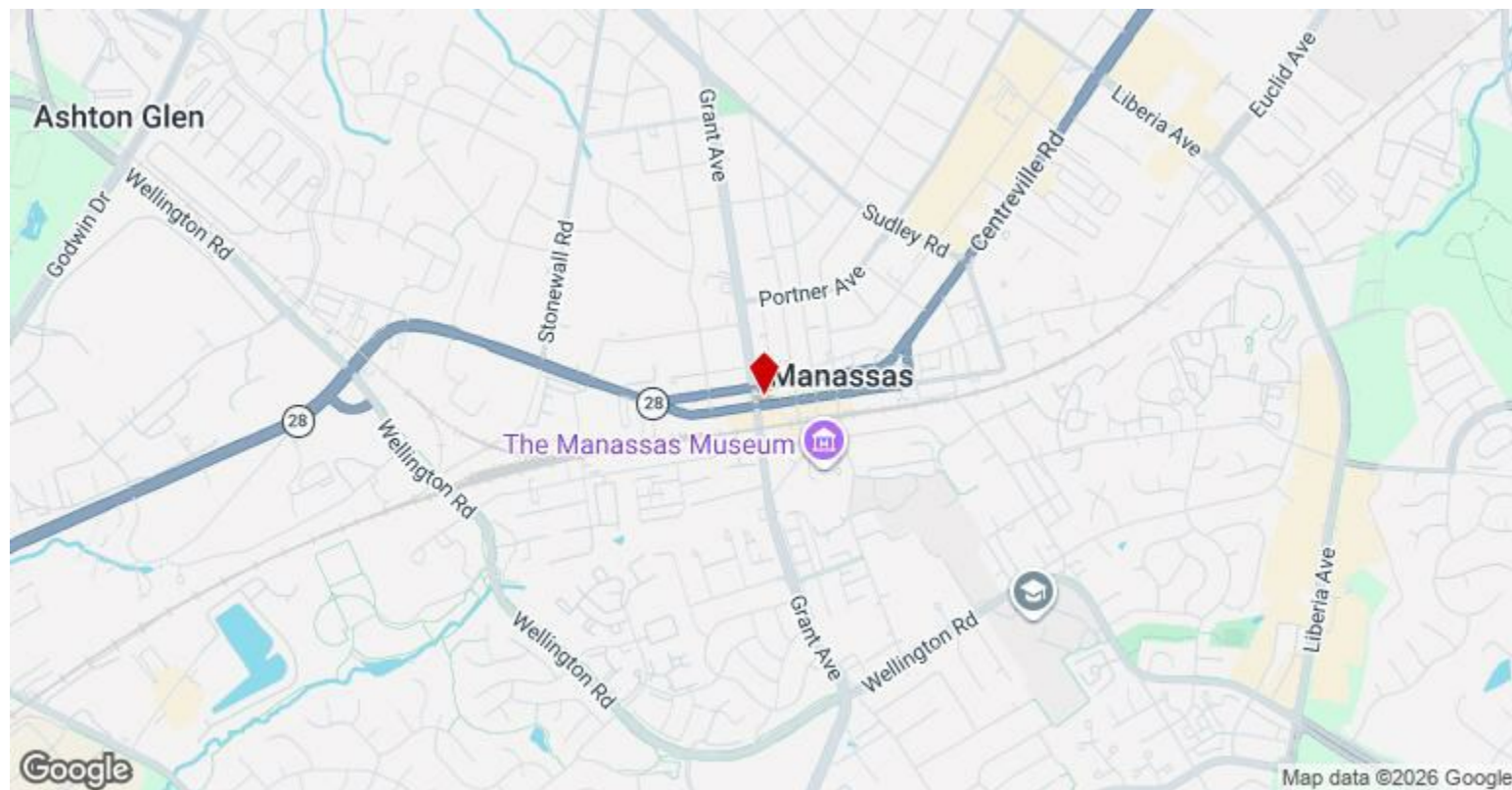
- Prime Location, on a heavy traffic intersection
- Open office floor plan
- multiple entrances



Price:	\$749,900
Property Type:	Office
Building Class:	C
Sale Type:	Investment or Owner User
Cap Rate:	4.27%
Lot Size:	0.07 AC
Gross Building Area:	2,200 SF
Rentable Building Area:	1,936 SF
Sale Conditions:	1031 Exchange
No. Stories:	1
Year Built:	1950
Tenancy:	Single
Parking Ratio:	7.75/1,000 SF
Zoning Description:	B3, Manassas
APN / Parcel ID:	101-01-00-371

Major Tenant Information

Tenant	SF Occupied	Lease Expired
Kerbobble Toys	1,936	September 2026



9216 Center St, Manassas, VA 20110

Property Photos



Property Photos



20190815_102058



20190815_102141

Property Photos



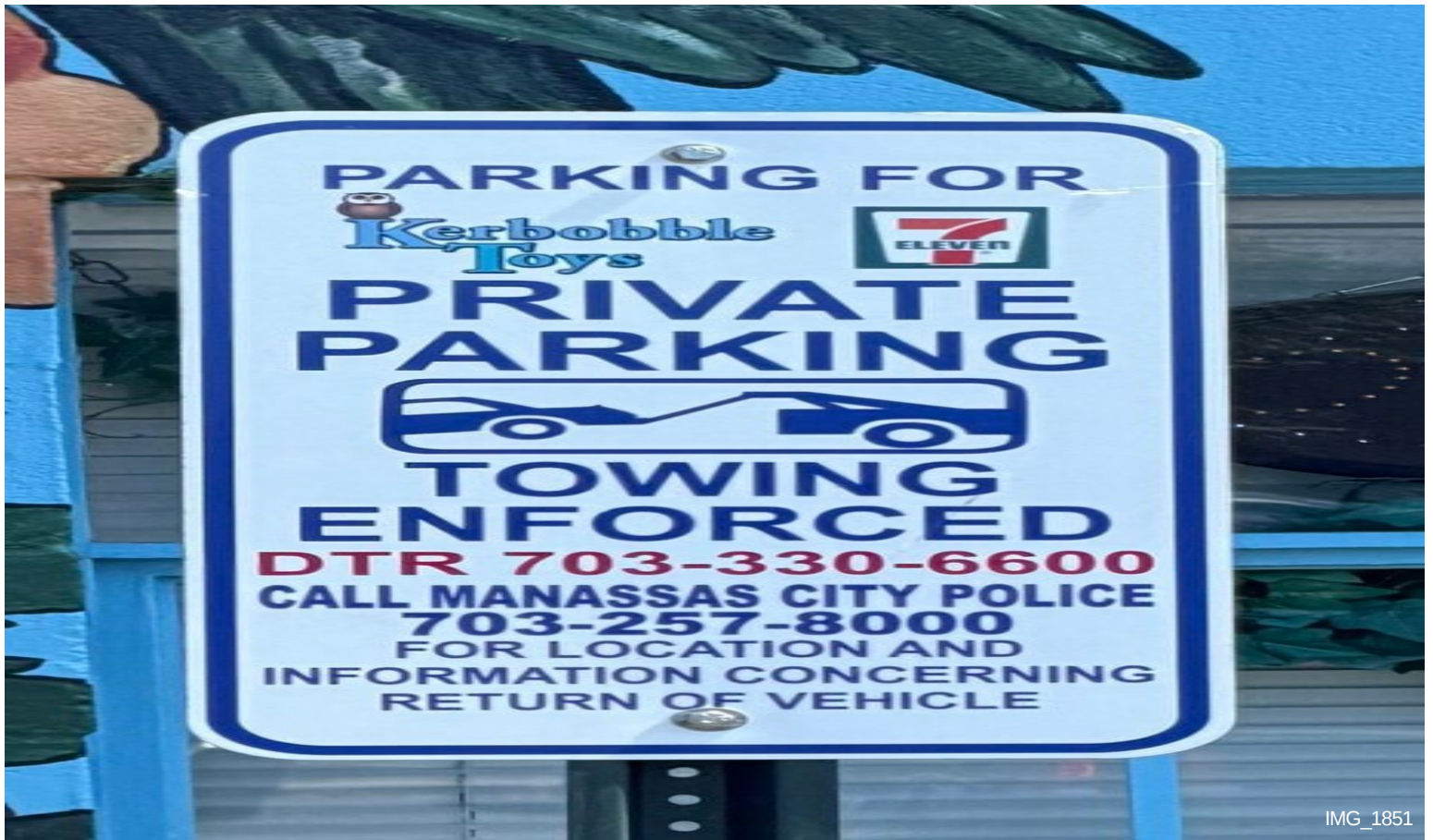
Property Photos



Property Photos



Property Photos



Property Photos

