

STERLING MEDICAL | OFFICE BUILDING

14 PIDGEON HILL DR., STERLING VA 20165



BERNSTEIN^{MG}
MANAGEMENT GROUP

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Property Highlights

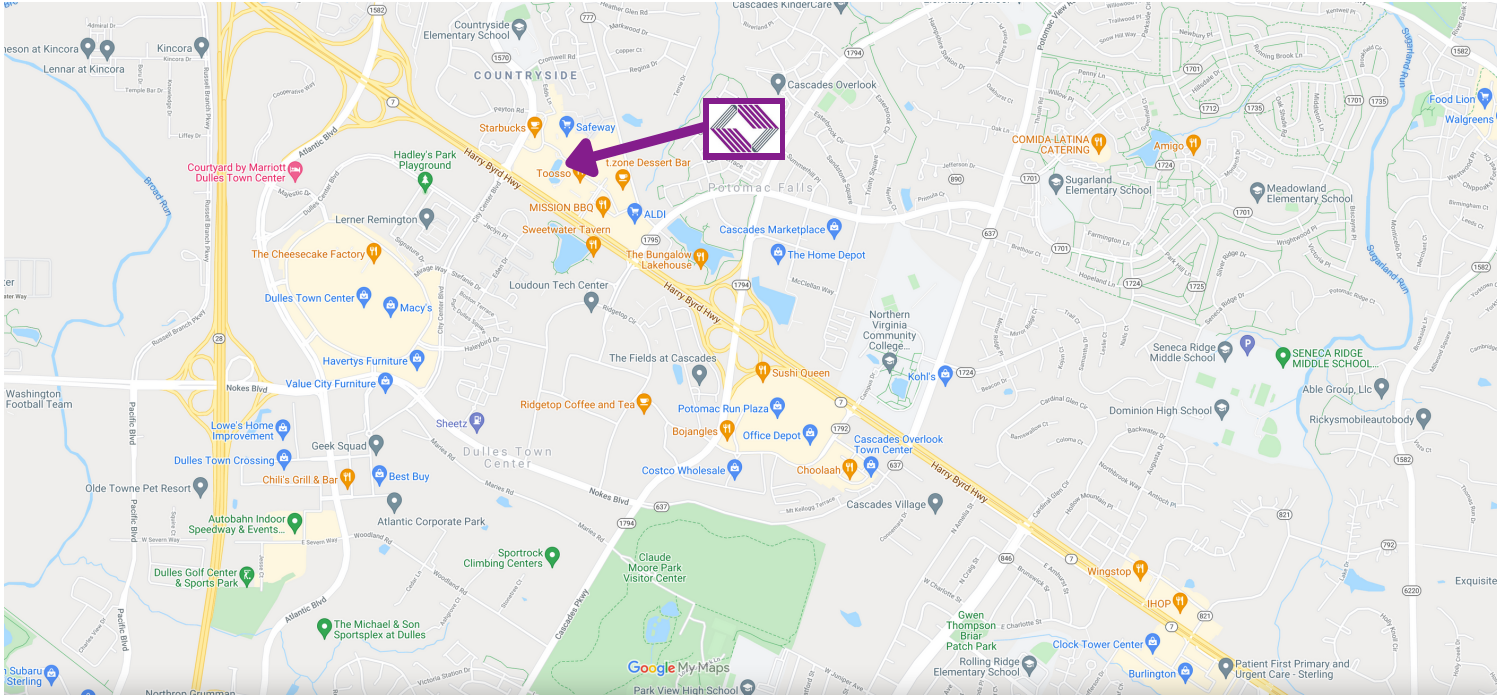
Located near Rt. 7 and Rt. 28 in Countryside, Sterling, this excellent office building features a flexible variety of spaces for general office users and medical professionals.

- Available sizes: From 1,200 SF to 4,850 SF
- Different office layouts and interiors suited for each type of business.
- Located in an active business community with views of a serene pond.
- Standout building in a busy and growing community with many local amenities.
- 14 Pidgeon is a short drive from Wiehle-Reston Metro Station, Dulles International Airport, Dulles Town Center, Northern Virginia Community College, and Dulles Expo Center.



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Examples of available spaces:

- Suite 100: A perfect space for a clinician with multiple examination rooms, a reception area, and plenty of sink access. This space has direct pond views and huge windows, making it unique.
- Suite 330: An office for a local small business needing a quality professional space with two private rooms, and a reception area

