

# Newington

## Center

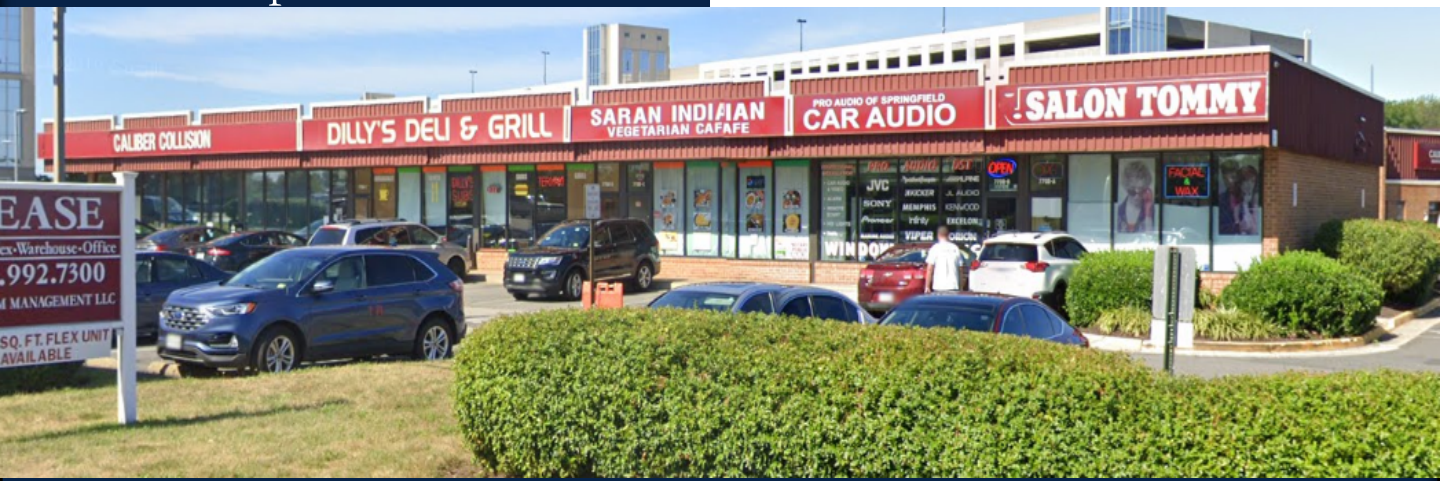
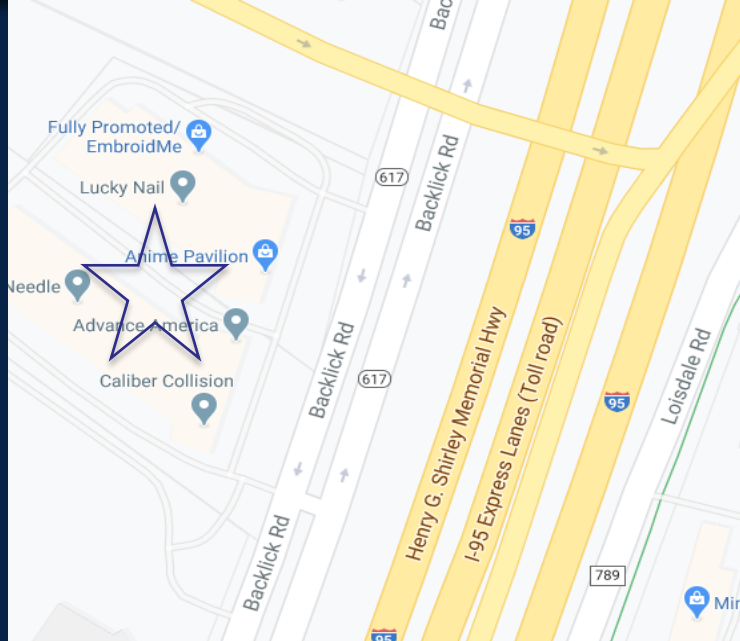
1500-1800 sqft

FOR LEASE

7702 Backlick Road  
Springfield, Virginia 22150

**GREAT RENT**

Flex Space Available



## Features:

- Fully built out office space that leads to retail/warehouse flex space.
- Fully serviced common areas with security and daily cleaning.
- In unit bathroom
- Drive in and roll up loading dock door.
- Great Visibility to nearly 70,000 onlookers daily
- In the heart of Springfield, on one of the most traveled roads in Fairfax County
- Easy Access and Easy Parking for Patrons
- Lighted Pylon Signage for Tenants
- Fresh New Look From Recent Renovations
- Easy Access to I-95, I-495, and I-395, and Fairfax County Parkway



**RJM MANAGEMENT**

FOR LEASING: Call: 703.388.8988 or  
Email: [leasing@rjmcompanies.com](mailto:leasing@rjmcompanies.com)

# NEWINGTON CENTER FLEX UNIT FOR LEASE



\*all information is provided for marketing purposes, subject to change without notice.

# NEWINGTON CENTER

JOIN THE HOTTEST BUSINESSES IN PRIME LOCATION  
AT NEWINGTON CENTER!

## SPECIAL RENT!

### ONE OF THE BEST FLEX SPACES:

- CUTTING EDGE DESIGN OF FLEX SPACE TO ACCOMMODATE VIRTUALLY ANY BUSINESS**
  - ✓ FULLY BUILT OUT OFFICE SPACE & OPEN FLEX FLOOR PLAN UNIT
  - ✓ ROLL UP HIGH DRIVE-IN DOOR IN ADDITION TO RETAIL FRONT GLASS DOOR.
  
- GREAT LOCATION**
  - ✓ 1 TRAFFIC LIGHT FROM I-95, I-495, I-395, and FAIRFAX COUNTY PARKWAY
  - ✓ 41,103 HOUSEHOLDS WITHIN 3 MILES (2013)
  - ✓ 45,000 TRAFFIC COUNTS
  
- LATEST UPGRADES**
  - ✓ HIGH SPEED INTERNET & TELEPHONE
  - ✓ UPDATED COMMON AREAS
  - ✓ FRESH EXTERIOR LOOK
  
- CONVENIENT FOR CUSTOMERS AND PATRONS**
  - ✓ AMPLE PARKING
  - ✓ NEAR METRO RAIL AND BUS STOP
  - ✓ MONUMENT SIGNAGE FOR TENANT AVAILABLE
  
- TENANT BENEFITS**
  - ✓ COMPETITIVE RENTAL RATES
  - ✓ NEARBY FACILITY MANAGEMENT

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# NEWINGTON CENTER FLEX UNIT FOR LEASE LOW RENT

☐ 1500-1800 SqFt. available

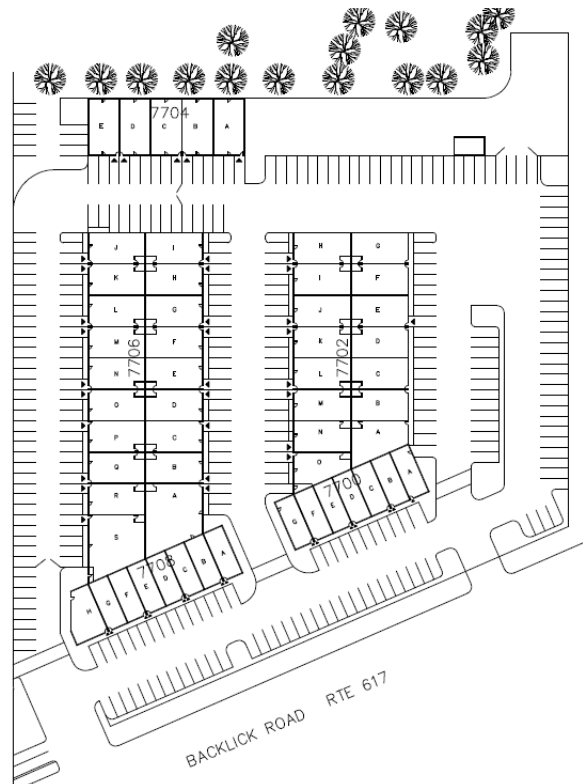
✓ Contact Leasing for details

Tel: (703) 388 – 8988 or

Email: [leasing@rjmcompanies.com](mailto:leasing@rjmcompanies.com)

CONTACT US TO FIND OUT  
OUR INCREDIBLY LOW BASE  
RENT RATES.

- Short Term Lease Potential
- No Credit Check
- Space Provided in Great Condition
- Large Signage



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# NEWINGTON CENTER DIRECTIONS



## From I-495 West

1. Take exit 169B toward Springfield/ VA-644W 1.3 mi
2. Slight right at Brandon Ave 0.1 mi
3. Turn left on Bland St 0.2 mi
4. Turn left on Amherst Ave 0.4 mi
5. Continue straight onto Backlick Rd/State Route 617 2.0 mi
6. Make a right turn into Newington Center

7708 Backlick Road Springfield, VA 22150

## From I-95

1. Take exit 166B for Backlick Rd toward Fullerton Rd 0.2 mi
2. Merge onto Backlick Road 1.0 mi
3. Make a left into Newington Center

7708 Backlick Road Springfield, VA 22150

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