

FOR LEASE

INDUSTRIAL WAREHOUSE

 **8196 TERMINAL RD #0,P,Q,R**
LORTON, VA 22079



7,020 SF

TOTAL SPACE



\$14.50 /SF/YR

LEASE RATE



\$8,482

BASE RENT / MONTH

APPROX. \$2,500 NNN / MONTH

PROPERTY FEATURES



2 LOADING DOCKS



4 DRIVE-IN BAYS



2 PRIVATE OFFICES



FUNCTIONAL
WAREHOUSE LAYOUT



3-YEAR SUBLEASE
Available



**EXCELLENT
INDUSTRIAL LOCATION**
In the heart of Lorton's
industrial corridor



**DISTRIBUTION &
WAREHOUSE READY**
Ideal for logistics, storage,
and light industrial uses



EASY ACCESS TO I-95
Close proximity to major
transportation routes,
Fort Belvoir & Dulles Airport



CALL TODAY
TO ARRANGE A TOUR!

TONY YEH

Commercial Real Estate Professional

202-257-0830

tonyyeh18@gmail.com



