

# OFFICE SPACE FOR LEASE

**JONES STREET OFFICE BUILDING**  
10505 Judicial Drive Fairfax, Virginia  
Right across the street from the courthouse

## OPPORTUNITY

- Suite 201: 3,126 SF
- Suite 202: 1,278 SF
- Suite 206: 1,377 SF



## HIGHLIGHTS

- Newly renovated
- Superior tenant build-outs offered
- Located directly across the street from the Fairfax County Government Judicial Center Complex
- Walking distance to Fairfax City Hall
- Located near George Mason University and NOVA Community College
- Solid brick construction with operable windows
- Suites are independently controlled for HVAC
- Excellent access to Rt. 123, Rt. 50, and Rt. 236
- New outdoor seating area and indoor Tenant lounge
- Banking, restaurants and amenities are within walking distance
- Generous secured free surface parking (3.25/1000)

## RENTAL RATE

- \$23.00 – 26.00 PSF
- Full Service

## TERM

- 3-10 years



**LEGAT**<sup>SM</sup>  
— COMMERCIAL REAL ESTATE, LLC —

**JAMES LEGAT**  
Principal

☎ | 703.677.0101

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**AUDREY WALLACE**  
Vice President

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# OFFICE SPACE FOR LEASE

RIGHT ACROSS THE STREET FROM THE COURTHOUSE

Jones Street Office Building

## AERIAL SHOWING LOCAL AMENITIES



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## SECOND FLOOR PLAN



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## EXTENSIVE COMMON AREA RENOVATIONS



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## HIGH-END BUILDING STANDARD INTERIOR FINISHES



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