

OFFICE SPACE FOR LEASE ALEXANDRIA, VIRGINIA



5250 Cherokee Ave. Alexandria, Virginia

Available Suites

- **Suite 300 B-2:** 1,160 SF - \$1,800 / month
- **Suite 403:** 130 SF - \$515 / month
- **Suite 420:** 396 SF - \$1,200 / month
- **Suite 421:** 542 SF - \$1,300 / month
- **Suite 422:** 416 SF - \$1,250 / month
- **Suite 424:** 480 SF - \$1,275 / month

Property Overview

Welcome to 5250 Cherokee Ave. Alexandria, VA where opportunity meets convenience. Located in a quiet parklike setting directly next door to Immanuel Christian High School, you'll enjoy easy access to Edsall Road, and major highways such as I-395, I-495 and I-95 making your office easily accessible for clients and employees alike. 5250 Cherokee Avenue features flexible and customizable office suites that can be configured to meet the needs of businesses of all sizes, from individual professionals to growing organizations.



METROPOLITAN
REAL ESTATE SERVICES, LLC.

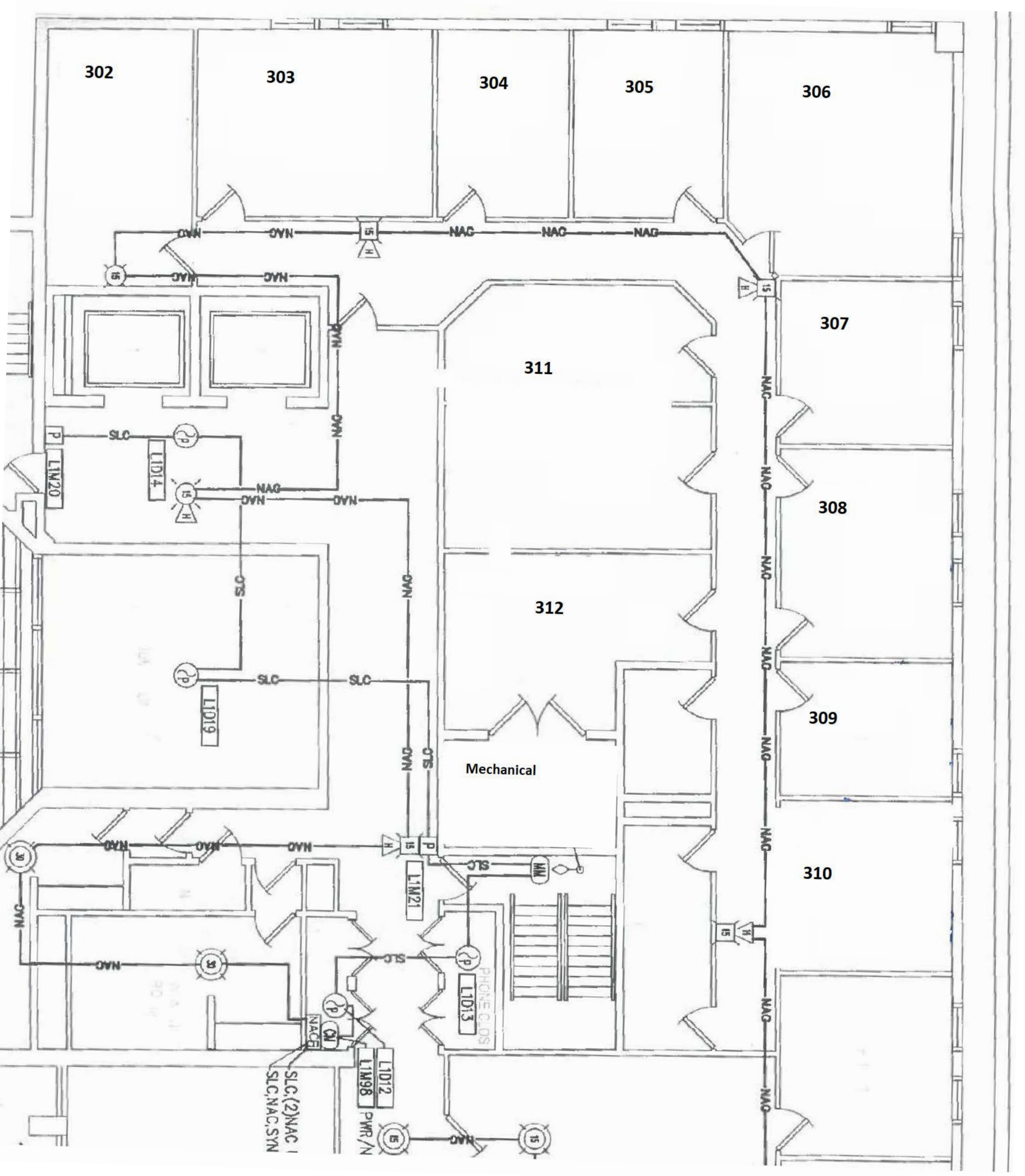
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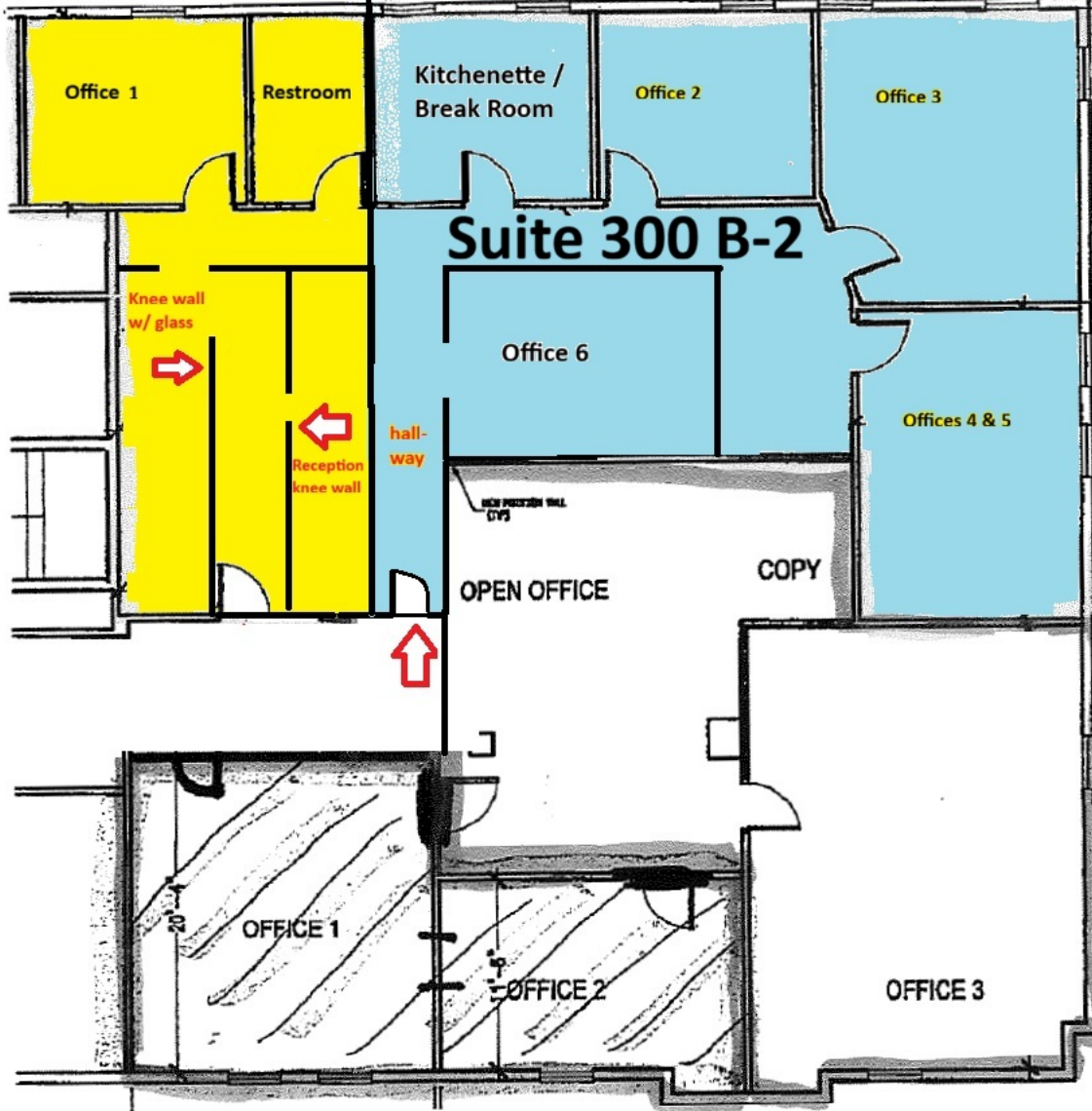
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THE INFORMATION PROVIDED ON THIS DRAWING IS BASED ON RECORD DOCUMENTATION AVAILABLE AND MAY NOT REFLECT ACTUAL FIELD CONDITIONS. SERVICE CHASES AND OTHER UTILITIES PROVIDED BY THE LANDLORD FOR THE BASE BUILDING MAY EXIST WITHIN THE TENANT'S DEMISED PREMISES. IT SHALL BE THE RESPONSIBILITY OF THE TENANT TO VERIFY ALL INFORMATION SHOWN WITH FIELD CONDITIONS. THE LANDLORD AND ARCHITECT MAKE NO REPRESENTATIONS AS TO THE ACCURACY AND CORRECTNESS OF ANY DIMENSIONS OR SQUARE FOOTAGES. ALL DIMENSIONS AND SQUARE FOOTAGES SHALL BE VERIFIED BY THE TENANT IN THE FIELD. NOTE THAT THE DESIGN SHOWN AND ELEMENTS OF THE DESIGN MAY BE SUBJECT TO MUNICIPAL REVIEW / APPROVAL.

SCALE: 3/32"=1'-0"
 0' 5'-4" 10'-0"

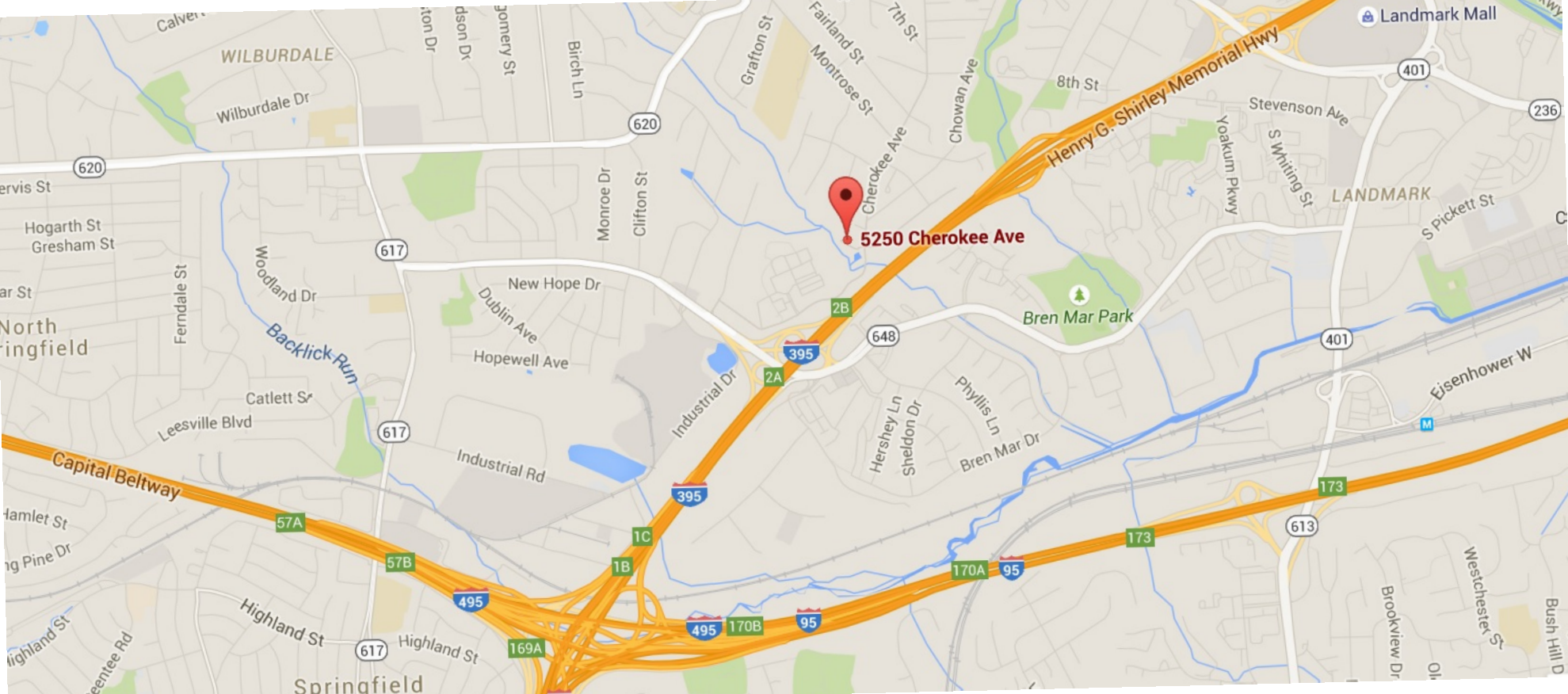
K+G
Architecture
 Architecture · Planning · Interior Design

5250 CHEROKEE AVE
 ALEXANDRIA, VA

4TH FLOOR TENANT LOD DRAFT

LOD 400

08/19/20



5250 Cherokee Ave

Henry G. Shirley Memorial Hwy

WILBURDALE

LANDMARK

Bren Mar Park

Springfield