



Investment Details

Address: 8230 Boone Blvd, Vienna, VA 22182

Square Footage: 6,980 SF

Suites: 200

Sales Price: \$3,455,100.00 (\$495 PSF)

Taxes: \$24,590.35

Property Highlights

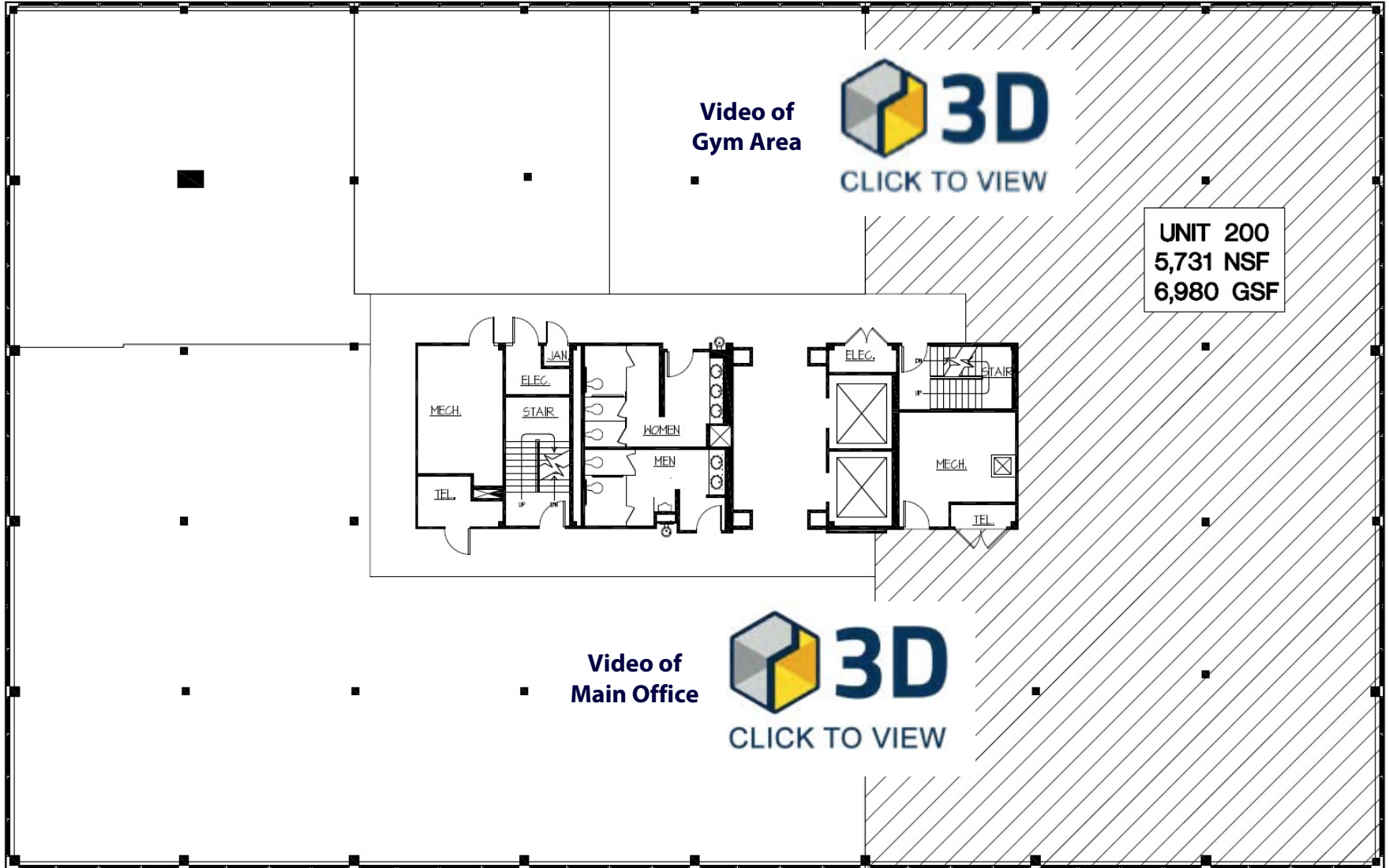
- ▶ Prime location in the center of Tysons Corner, easy access to Route 7, 495, Dulles Access Road and Gallows Road.
- ▶ Class A Medical Build Out
- ▶ Built out with Large Reception Area, Waiting Room, Treatment Rooms, Gym Area, X-Ray Room, Reception Area and Kitchen.
- ▶ Rare commercial condo grandfathered for medical use.
- ▶ Ample surface parking.
- ▶ C-3 Zoning
- ▶ Parcel: 0391 48 0200

Location Details

- ▶ Less than .5 miles to Tysons Corner
- ▶ Easy access to I-495 & Dulles Toll Road.
- ▶ Walkable to Metro.



Floor Plan - 2nd Floor



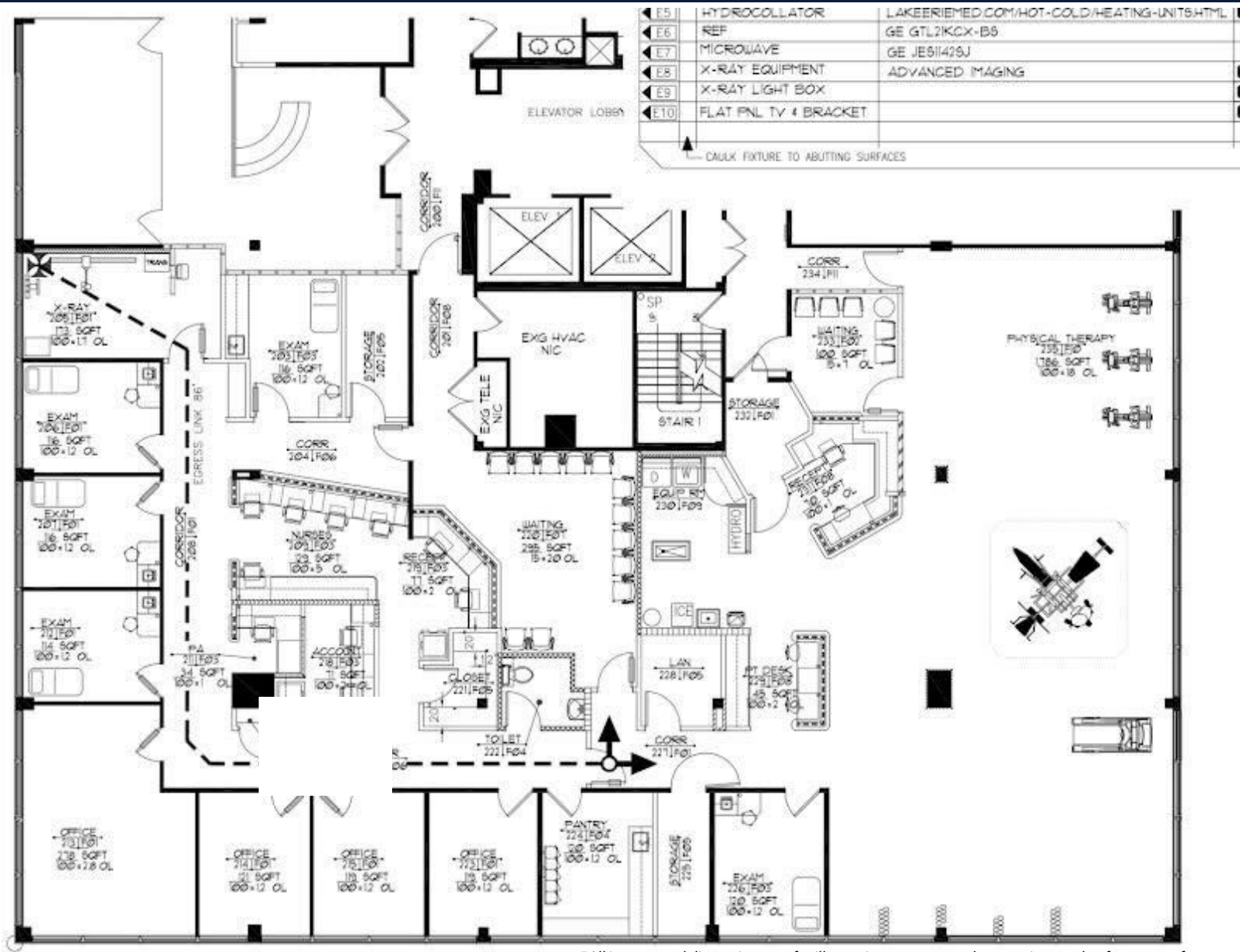
SECOND FLOOR

**All images and dimensions are for illustrative purposes and are not intended to form part of any contract or warranty.*

Please Contact:
703.873.5706
admin@ulsakergroup.com

Long & Foster Commercial | 703.506.2850 | 8227 Old Courthouse Suite 200 | Vienna, VA 22182

Floor Plan - Suite 200



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TYSONS CORNER



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