
VERSATILE FLEX BUILDING – RENOVATED & READY FOR BUSINESS!

1090 Virginia Ave Unit 101, Harrisonburg, VA 22802



OFFERING SUMMARY

Sale Price:	\$999,000
Available SF:	4,600 SF
Lot Size:	0.91 Acres
Zoning:	B2
Utilities:	Public Water Public Sewer
MLS#:	676695

PROPERTY OVERVIEW

A fully renovated (2022) commercial flex space offering up to 4,600 SF of prime, multi-use space—perfect for a wide range of business types. Office Space: 1,712 SF with multiple offices, a spacious waiting area, and 1 half bath + 1 full bath. Garage/Warehouse: 2,888 SF with a half bath, 3+ bay garage (fits 6 vehicles), floor drains, oil separator, and loading dock. Flexible layout. Zoned B-2 – ideal for a car dealership, mechanic shop, building contractor, equipment rental business, electrician, plumber, and more. Almost 1 acre lot with lots of parking. High-visibility location on Rt. 42, just south of EMU with Approx. 12,000 vehicles/day traffic. 2,888 SF Garage / Shop space for lease as well (SEE MLS # 676696). Contact us today!

PROPERTY HIGHLIGHTS

- Purchase Price: \$999,000
- Zoning: B-2 Commercial
- 3+ Bay Garage w/ loading dock
- 0.91 acre lot / lots of parking

For More Information:

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Convenient Location On Heavily Traveled Rt.42



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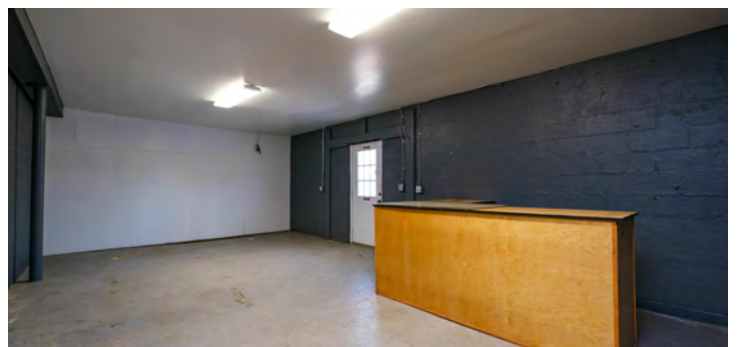
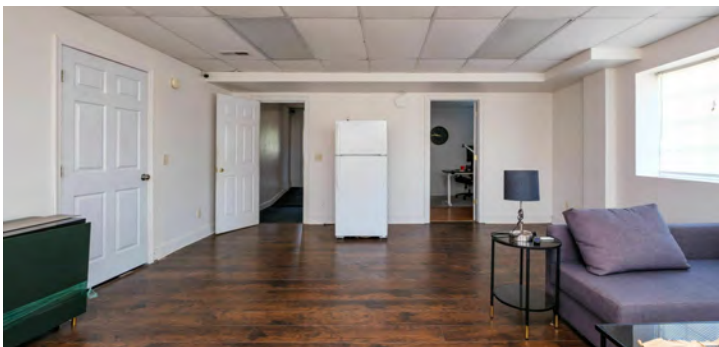
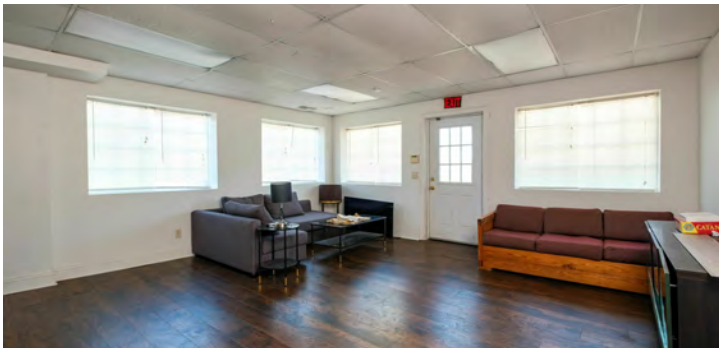
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Interior Photos



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Exterior Photos



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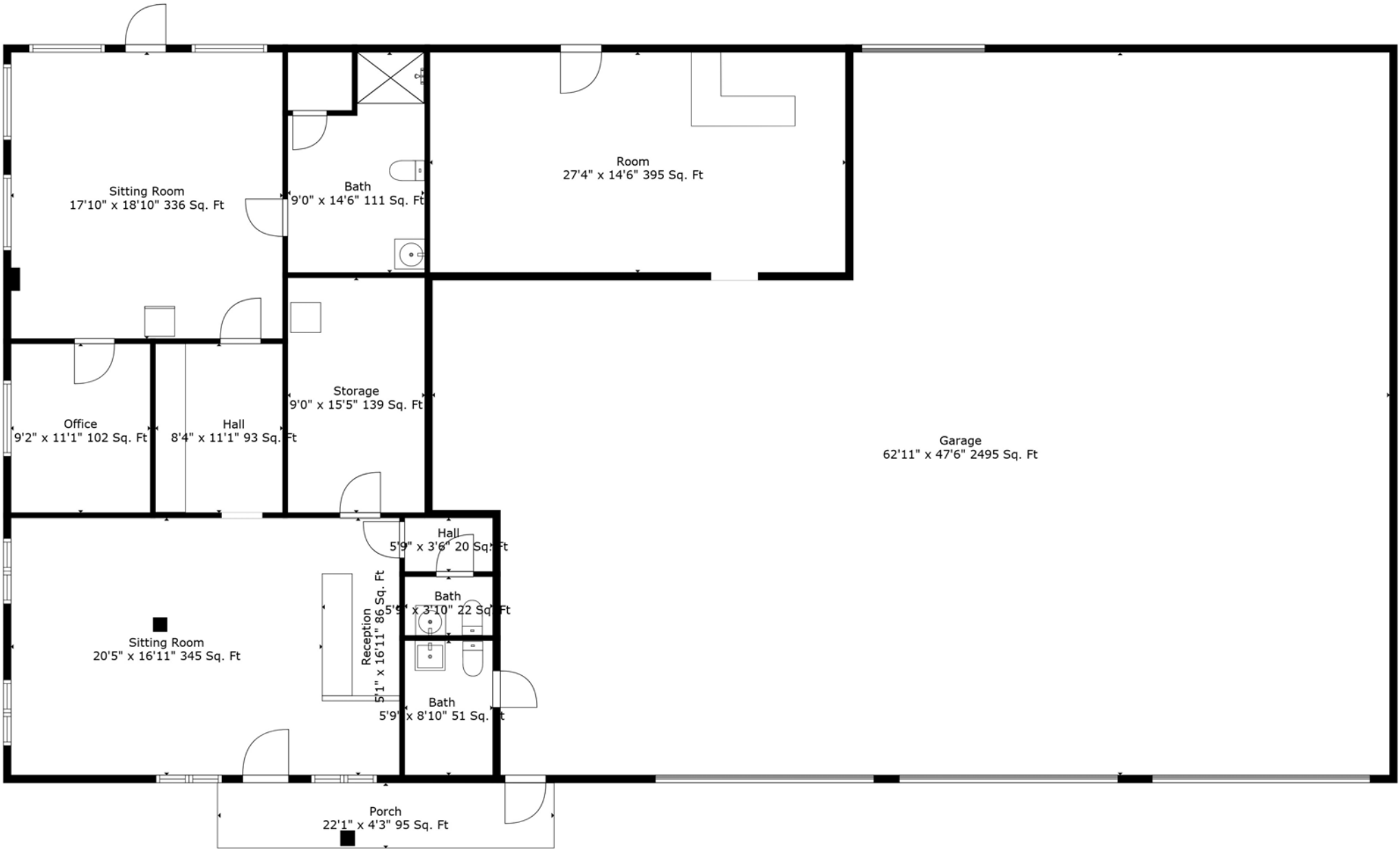
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TOTAL: 1628 sq. ft

FLOOR 1: 1628 sq. ft

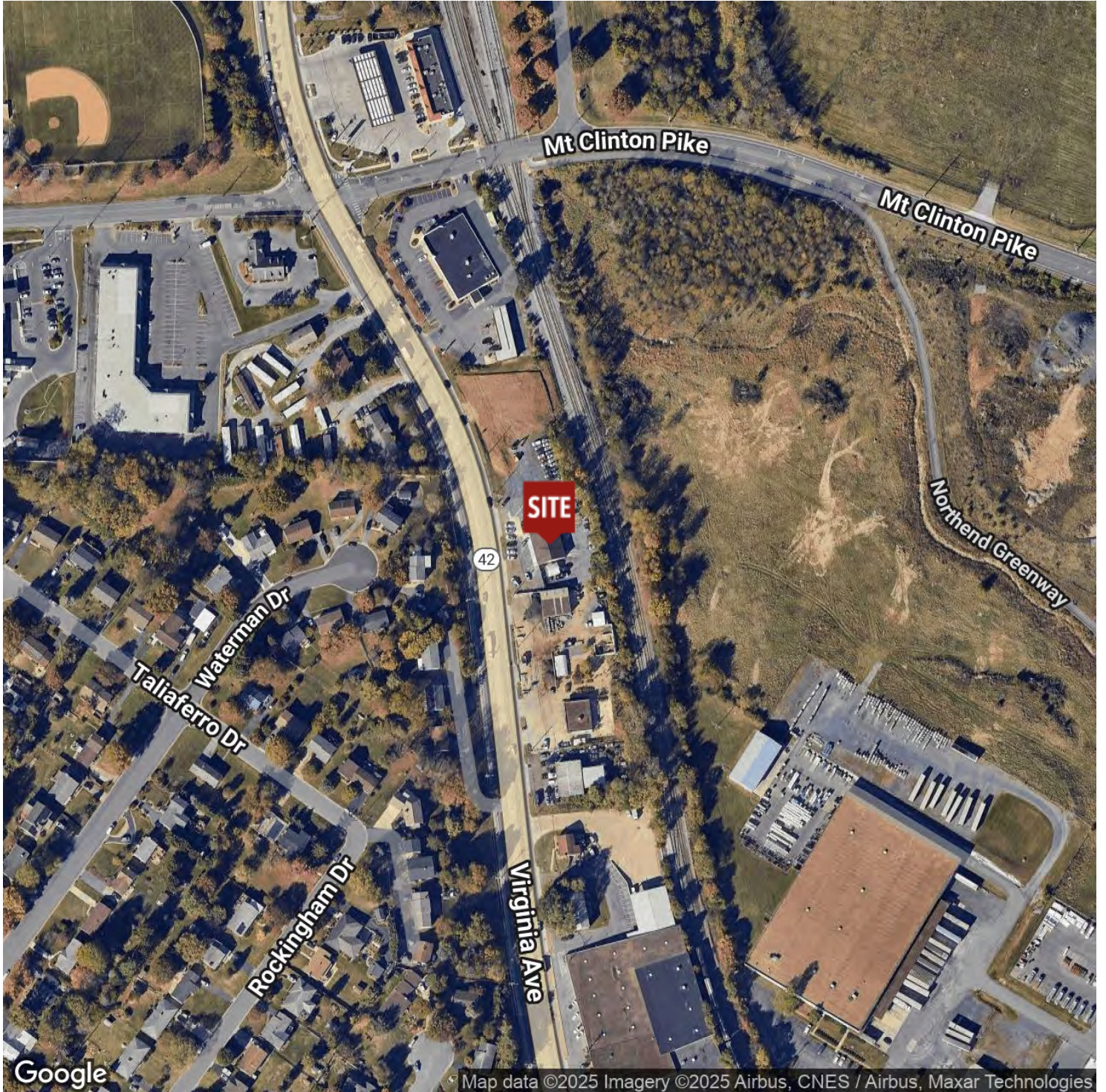
EXCLUDED AREAS: GARAGE: 2495 sq. ft, STORAGE: 139 sq. ft, PORCH: 95 sq. ft

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.

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Location Map



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