



# OFFICE CONDOS FOR LEASE

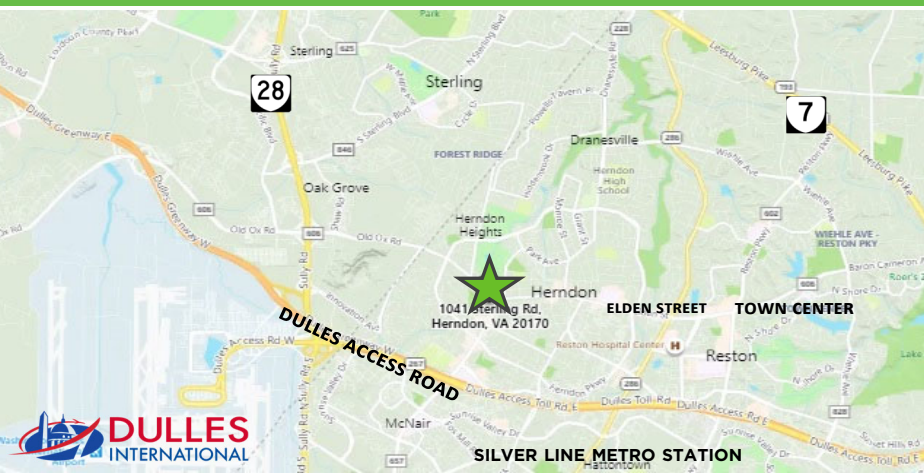


## CROSSROADS OF DULLES

1041 STERLING ROAD • SUITES 201 - 206  
HERNDON, VIRGINIA

### AVAILABLE SPACE:

- Approximately 6,000 SF
- 6 contiguous units
- Divisible to 2,000 SF increments (2,000, 4,000, or 6,000 SF)
- Term, Rental Rate and TI: Negotiable
- ★ Building signage available



### LOCATION:

- ▶ 1 mile from Dulles Toll Road
- ▶ 3.5 miles from Dulles International Airport
- ▶ > 2 miles from future Silver Line Metro



- ▶ Free parking
- ▶ Adjacent to Dulles Park Shopping Center
- ▶ Excellent access from all major roadways

**For Leasing Opportunities Contact:**



**Jennifer Chapman**  
Office: 301.795.1431  
[JChapman@PromarkPartners.com](mailto:JChapman@PromarkPartners.com)

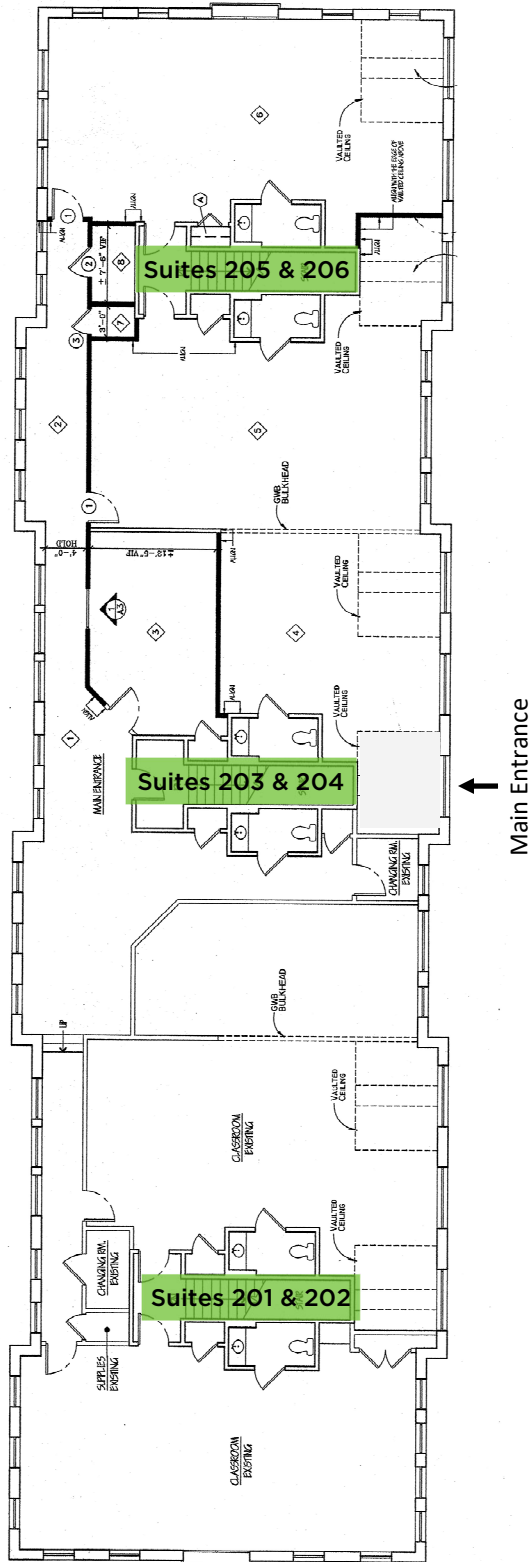
451 Hungerford Drive · Suite 700 · Rockville, MD 20850 • 301.795.1400 • [www.PromarkPartners.com](http://www.PromarkPartners.com)

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## FLOOR PLAN:



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