



8035 Mims Street | Lorton, VA

FOR SALE: HEAVY INDUSTRIAL PROPERTY

**BERKSHIRE
HATHAWAY** | PENFED
HOMESERVICES REALTY

COMMERCIAL DIVISION

PROPERTY HIGHLIGHTS

Per Fairfax County Zoning Ordinance: The I-6 District provides for heavy industrial activities. Uses and activities that may require noise, vibration, intensive traffic, and other environmental pollutants are tolerated and are subject to minimum performance standards.

Permitted uses: The I-6 District is intended for use by the largest manufacturing operations, heavy equipment, construction and fuel yards, major terminals, and other basic industrial activities required in an urban economy.

Exclusive Listing Broker:

JOHN SABO Associate Broker

THE COMMERCIAL TEAM

703.216.8222

John@CommercialAndLand.com

In 2024, The Commercial Team
was ranked #2 in sales in the nation.

Marketing information contained herein is deemed accurate but not guaranteed. All information should be confirmed and verified by the prospective Purchaser.

Neither the Seller nor BHHS PenFed Realty, LLC makes any warranty or representation to the validity or accuracy of the information provided herein.



Lot Size
3.89 acres
169,639 SF



Buildings
As-is



Asking Price
Call for details



Current Use
Outside Storage



Zoning
Heavy Industrial^(I-6)



Utilities
Water and Septic

Additional Info: **Potential property contents for sale**



8035 MIMS STREET

**BERKSHIRE
HATHAWAY**
HOMESERVICES | PENFED
REALTY

COMMERCIAL DIVISION

Maximum Exposure | Respected Berkshire Hathaway Brand | Expansive Global Network | Experienced Team Approach

COMMERCIAL.PENFEDREALTY.COM

#**2** COMMERCIAL TEAM
NATIONALLY IN 2024

