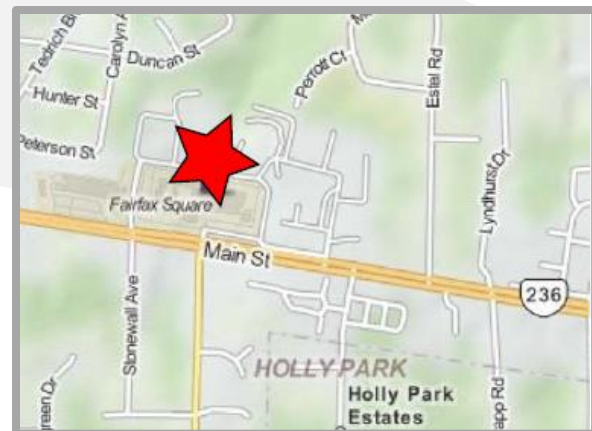


### Property Highlights

- Great location in the City of Fairfax
- Park like setting
- Suites range 577sf to 1,200sf
- Local, on site owner



The information above was furnished to us by sources we believe to be reliable but no warranty or representation is made to its accuracy. It is your responsibility to independently confirm its accuracy and completeness. This offering is subject to correction or errors and omissions, change of pricing, prior to sale/lease or withdrawal from the market, without notice.

**Oyku Hanna**  
703.435.4007 x 109  
ohanna@veritycommercial.com

**FAIRFAX SQUARE PROFESSIONAL CENTER**





## Overview

**LOCATION:** Fairfax Square Professional Center  
9840-9940 Main Street, Fairfax, VA 22031

**DEVELOPER:** Van Metre Companies

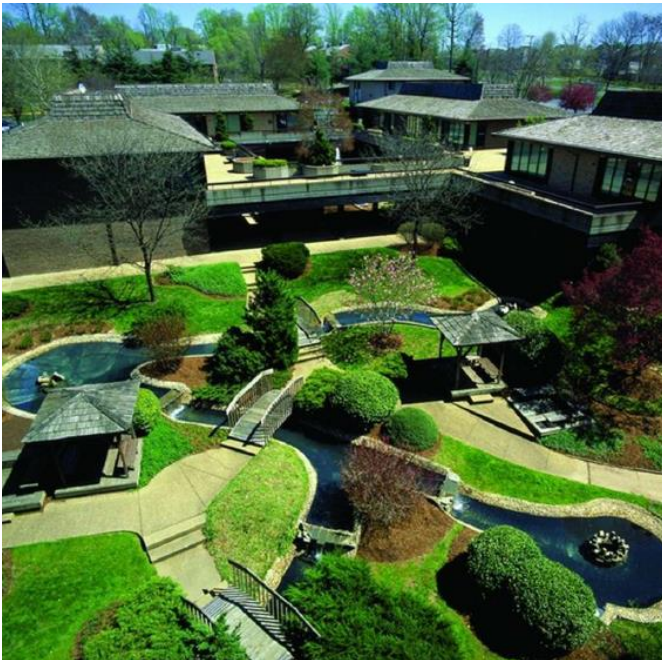
**BUILDING:** Mid-Rise building with office suites and  
Low-rise office/medical/retail buildings

**LEASE RATE:** \$17.00-\$20.00/SF + utilities

### PROJECT

**AMENITIES:** Extraordinary offices in buildings facing Main Street or park like setting  
10 acre complex enhanced by ponds, streams, fountains, footbridges,  
gazebos and other rich landscaping.  
Professional & medical offices, retail and deli on site.  
Ample parking or CUE bus to Metro.  
Property manager on site.

**DIRECTIONS:** From Downtown Fairfax, East on Main Street (Rt. 236) at traffic light at  
Burke Station Blvd.



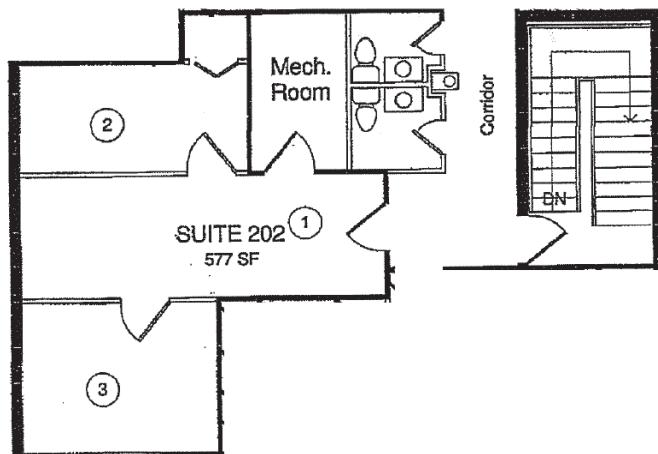
**ZONING:** C-2 Retail Commercial District

**INTERNET CARRIER:** Cox Cable and Verizon DSL



**Summary**

Suite: 201  
Available SF: 577 sf  
Lease Rate: \$19.00 sf plus utilities



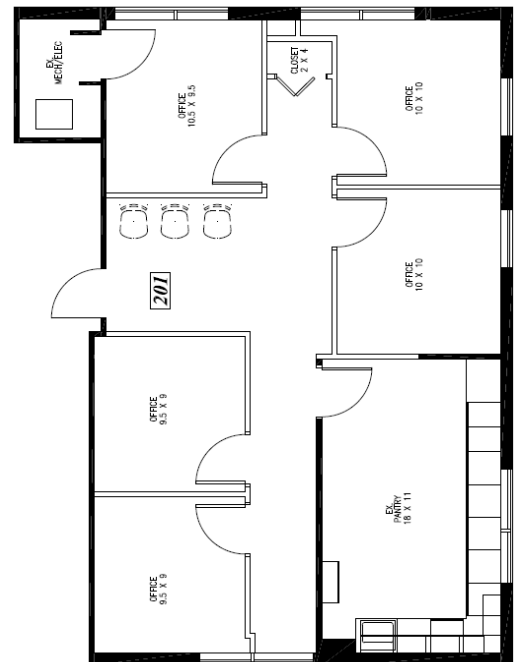
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### Summary

Suite: 201  
Available SF: 1,200 sf (test fit shown)  
Lease Rate: \$19.00 sf plus utilities



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