

NORTHPOINTE 10

44966 FALCON PLACE



WAREHOUSE SPACE AVAILABLE FOR LEASE

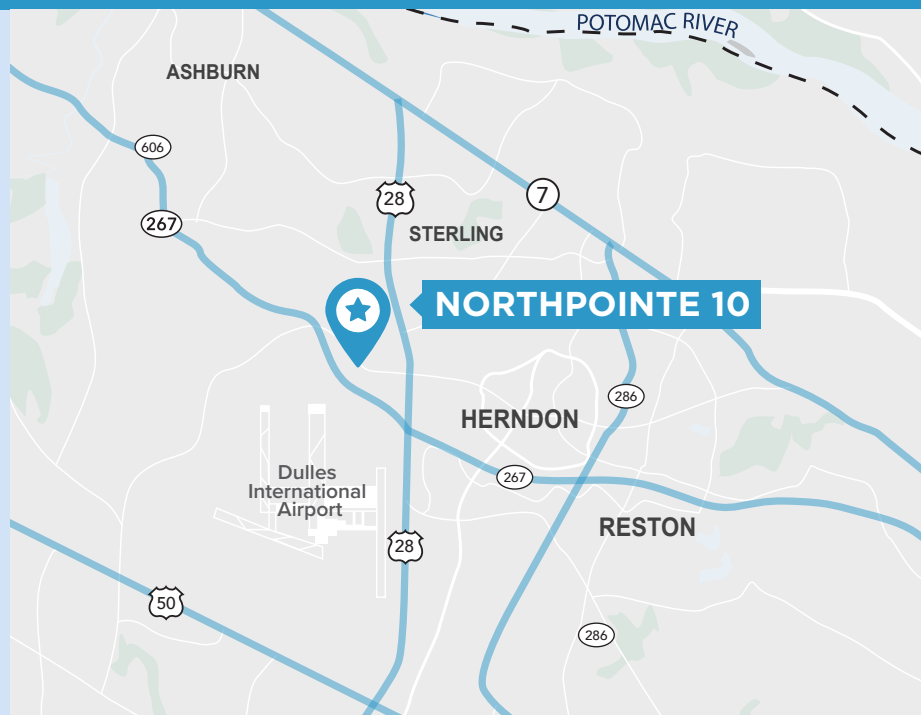
AVAILABILITIES

Suite 130

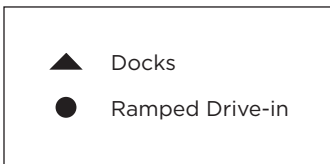
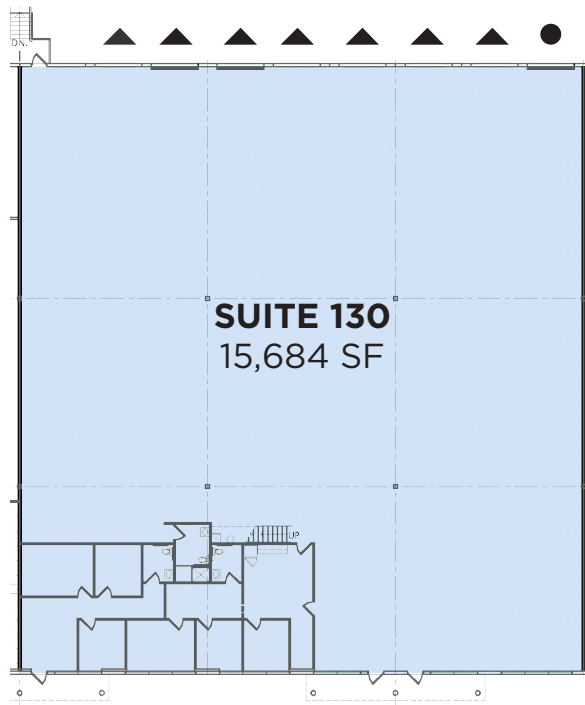
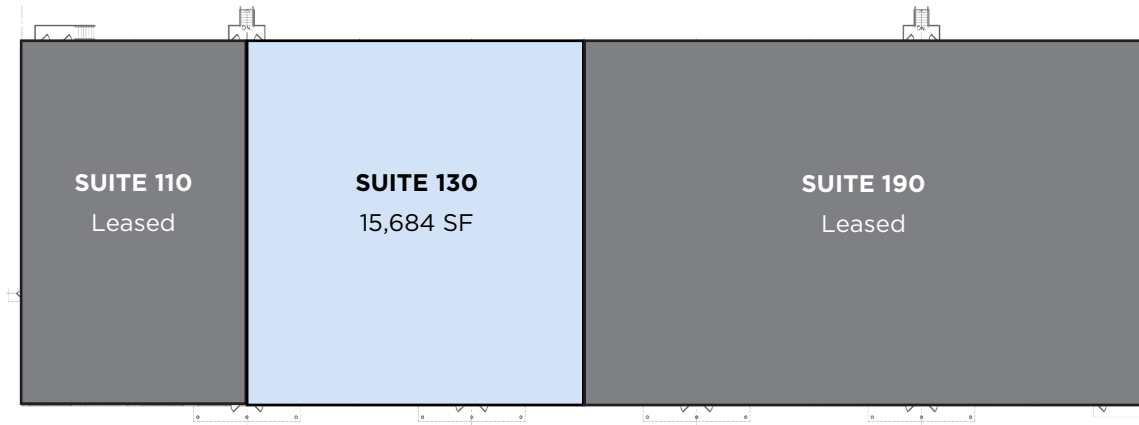
15,684 SF
Seven (7) Docks
One (1) Ramped Drive-In

FEATURES

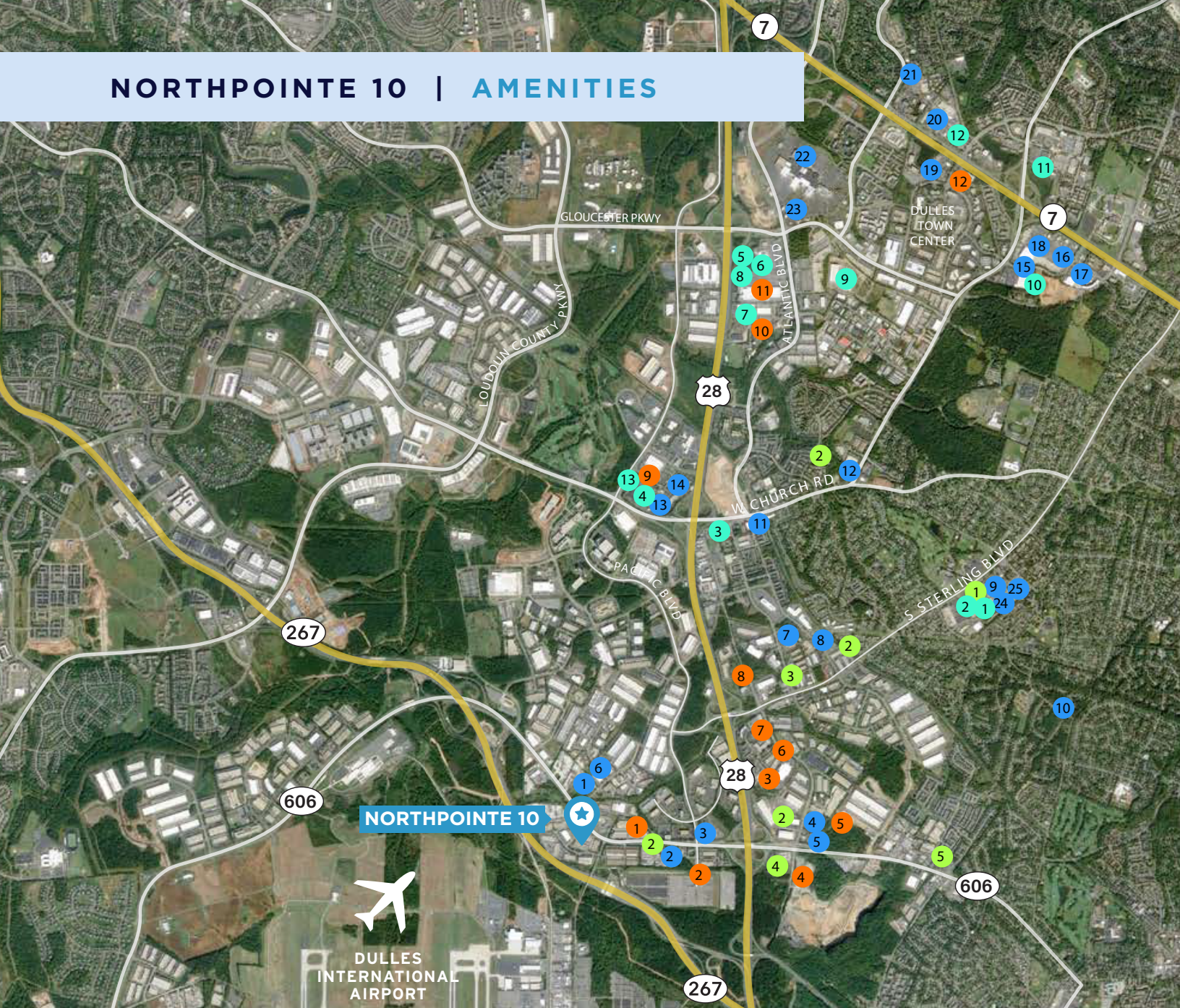
24' Clear Height
PD-GI Zoning
Parking Ratio: 1.55/1,000 SF
Quick Access to Route 28 and Dulles Toll Road



NORTHPOINTE 10 | SITE PLAN



NORTHPOINTE 10 | AMENITIES



FOOD

1. Johnny Ray's Soul Food
2. Market Food Court
3. Cracker Barrel
4. Burger King
5. Champs Pizza
6. Chantel's Bakery
7. Rocket Fog Brewery
8. Crooke Run Brewing
9. La Pupusa Loca
10. Ethiopian and Yemeni
11. Joe's Cafe
12. King's Buffet
13. Chick-fil-A
14. Buffalo Wild Wings

15. Five Guys

16. Cava
17. Panera Bread
18. Sushi Queen
19. Sweetwater Tavern
20. Mission BBQ
21. Starbucks
22. Cheesecake Factory
23. Red Lobster
24. Taco Bell
25. McDonalds

HOTELS

1. Fairfield Inn
2. Extended Stay
3. Holiday Inn

4. Hyatt House

5. Country Inn
6. Best Western
7. Towne Place by Marriott
8. Spring Hill by Marriott
9. Residence Inn by Marriott
10. Double Tree Inn
11. Candlewood Suites
12. Hampton Inn

GAS

1. Sunoco
2. Exxon
3. Shell
4. Sheetz
5. Wawa

RETAIL

1. Big Lots
2. Dollar Tree
3. In & Out Market
4. Target
5. Walmart
6. Sam's Club
7. Lowe's
8. Best Buy
9. T.J. Maxx
10. Costco
11. Home Depot
12. Aldi

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