

# LONG & FOSTER

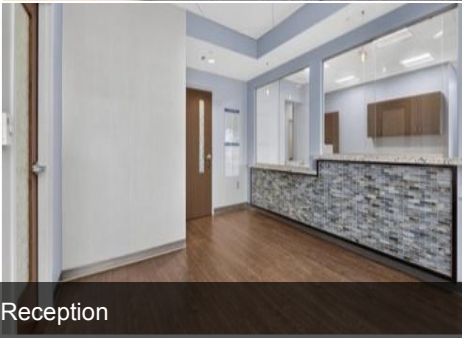
REAL ESTATE

# FOR SALE

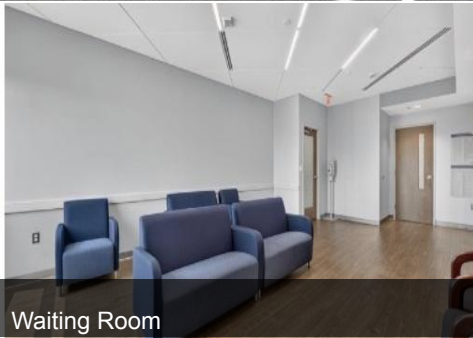
## PLUG & PLAY MEDICAL OFFICE CONDO



Building Entrance & Corridor



Reception



Waiting Room



Exam Room

**24430 STONE SPRINGS BLVD, SUITE 375**

STERLING, VA 20166

**OFFERED AT \$920,000 • 2,738 SF • \$336.01/SF**

**Long & Foster Real Estate**

703.573.2600

3060 Williams Drive, Suite 101  
Fairfax, VA 22031

**Tracy Johnson**

Senior Commercial Agent

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## PROPERTY DESCRIPTION

This move-in-ready medical condo sits right next to StoneSprings Hospital Center. The efficient, modern layout includes a spacious waiting area, a large reception workspace, seven exam rooms and offices, a lab with sink, a kitchenette, two ADA-compliant bathrooms, two storage closets, and a dedicated IT closet. Ample surface parking plus nearby shops and restaurants round out the offering.

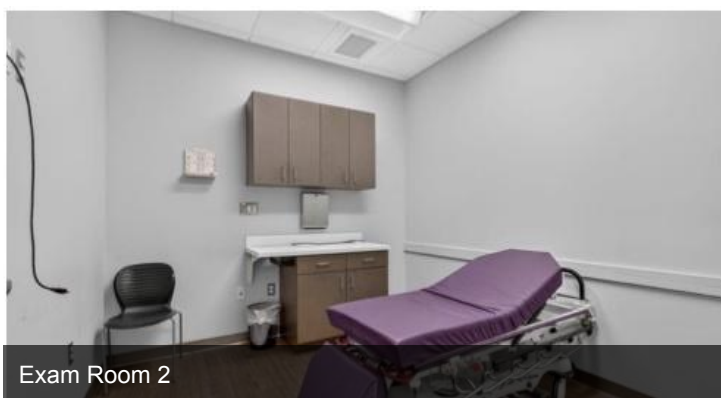
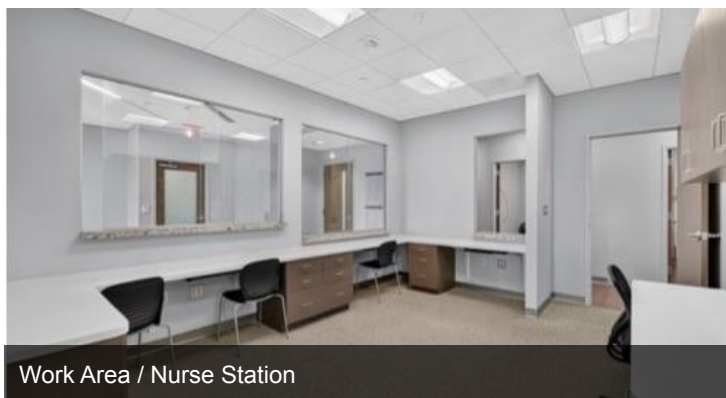
## UNIT INFORMATION

|           |            |
|-----------|------------|
| Unit      | 375        |
| Unit Size | 2,738 SF   |
| Condo Use | Medical    |
| Price     | \$920,000  |
| Price/SF  | \$336.01   |
| Sale Type | Owner User |

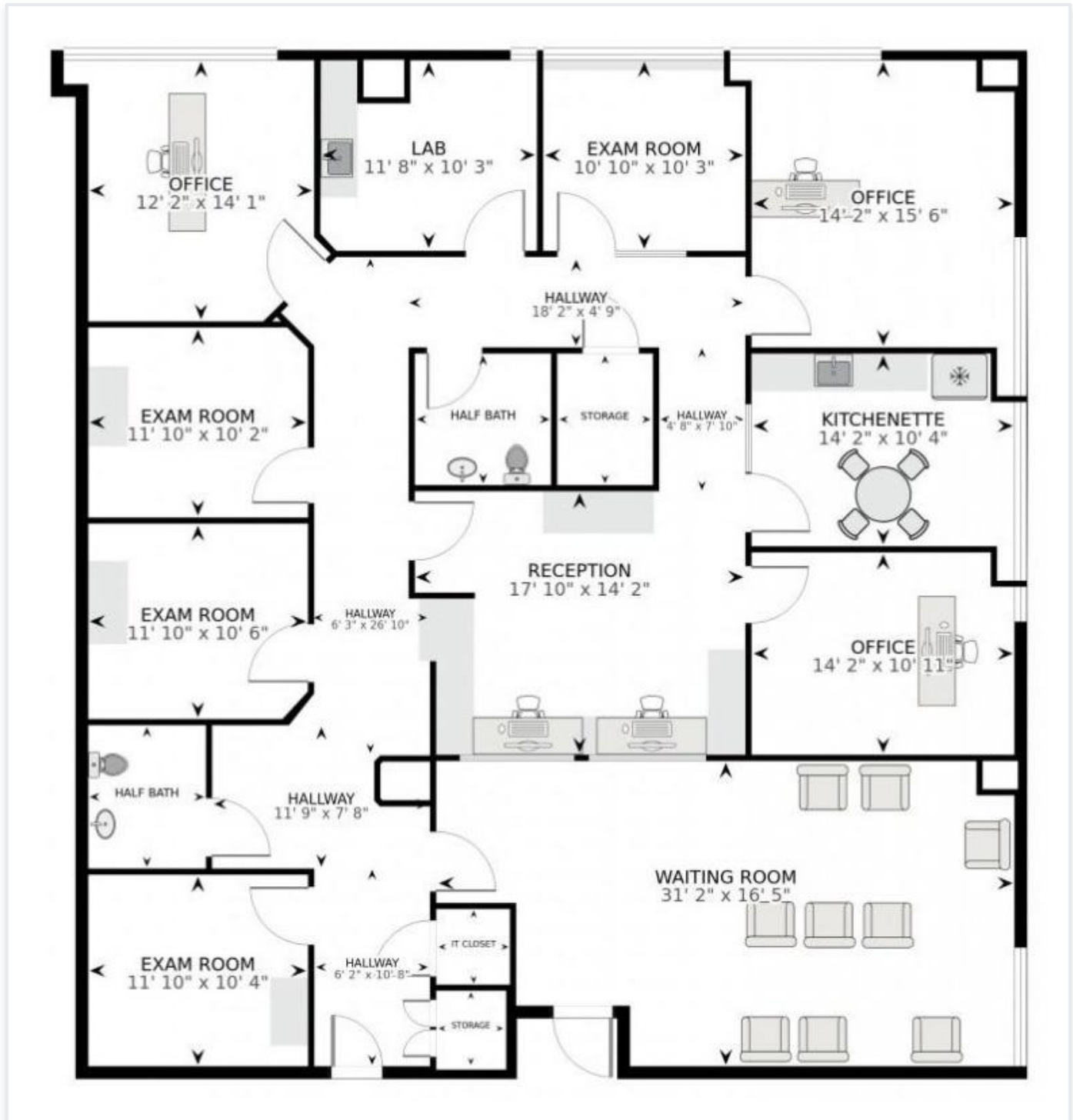
## BUILDING FACTS

|            |                |
|------------|----------------|
| Bldg. Size | 95,000 SF      |
| Prop. Type | Office (Condo) |
| Subtype    | Medical        |
| Class      | A              |
| Year Built | 2015           |
| Zoning     | PD-OP          |

## MORE PHOTOS

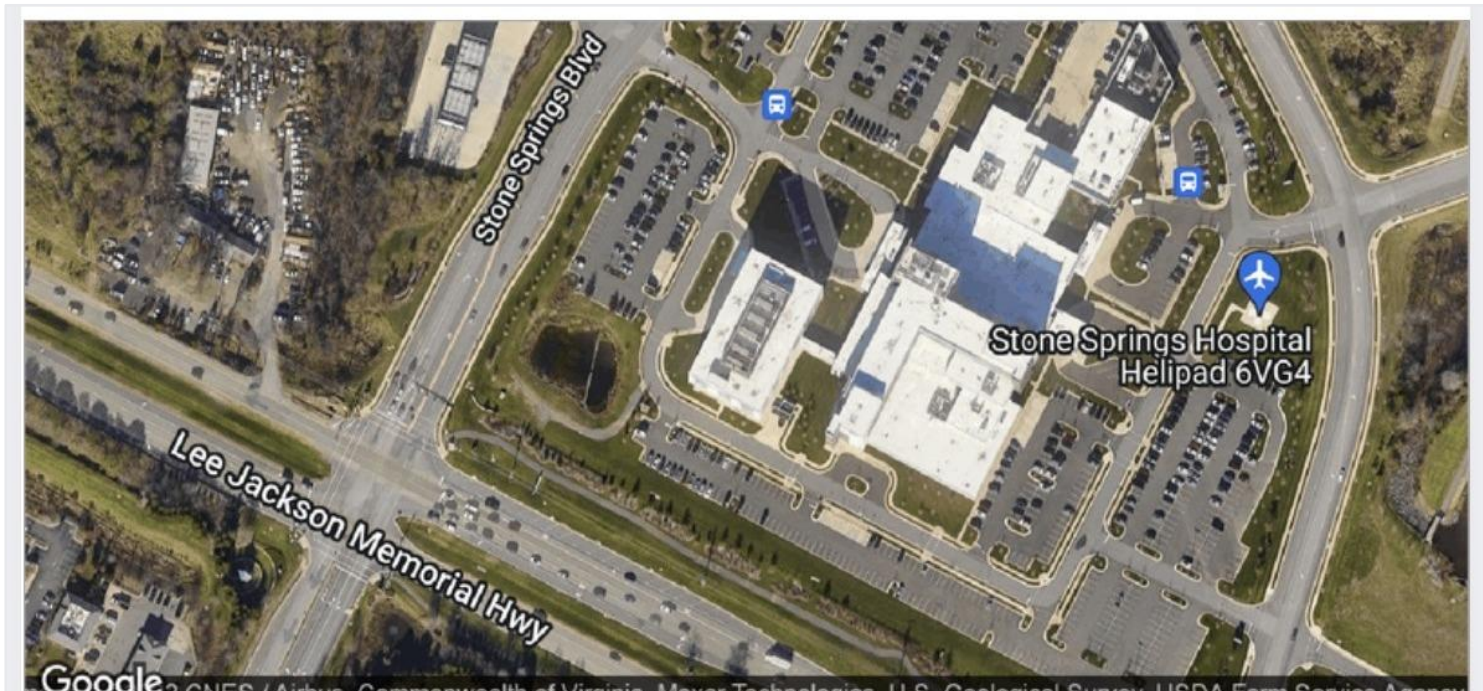


## SUITE 375

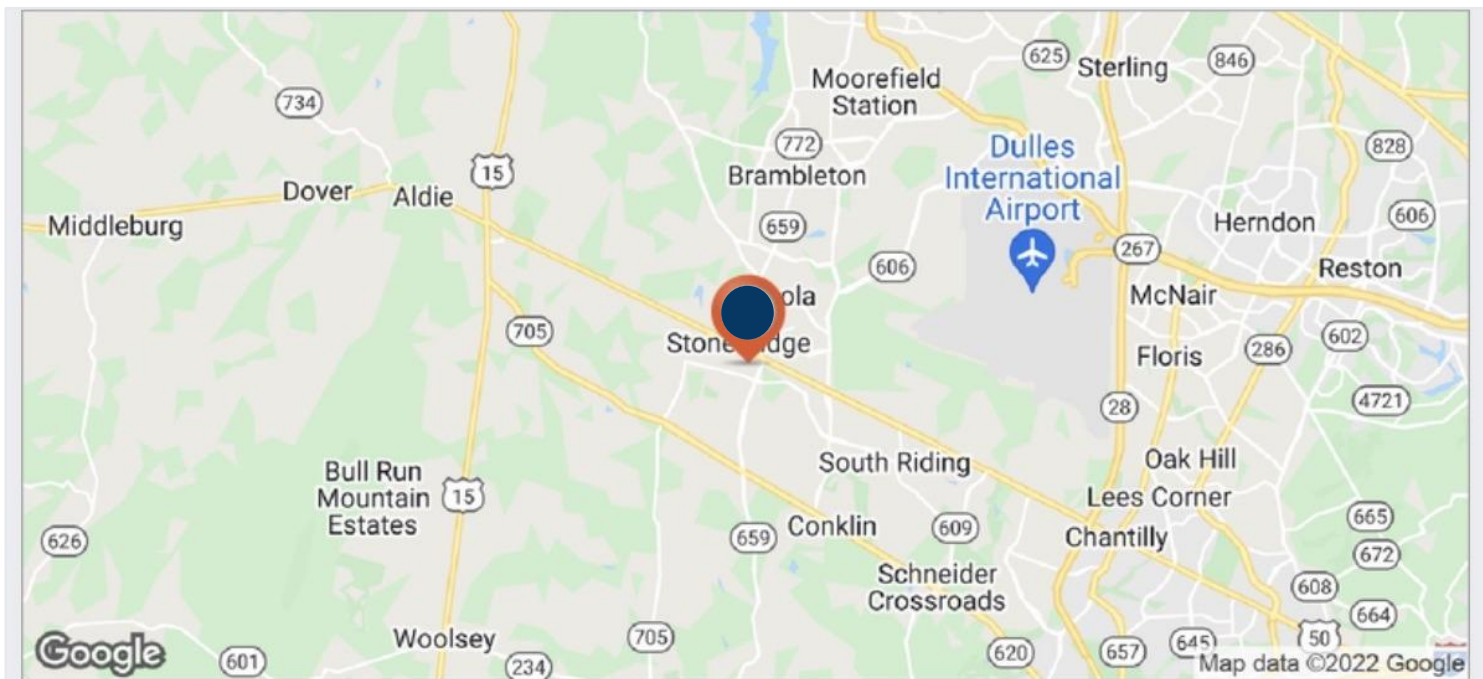


All measurements and dimensions are approximate and intended for general informational purposes only.

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Aerial View



Area Map