

FOR LEASE 513 Prince Edward Street

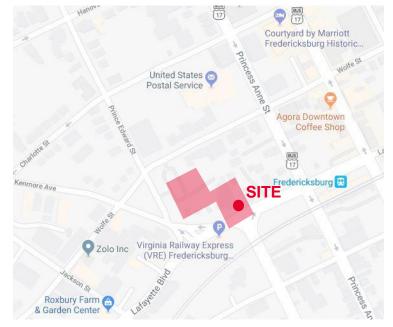
Fredericksburg, VA 22401



Property Features

- Move-in ready flexible office with great natural light and open work space
- In the heart of downtown historic Fredericksburg within walking distance to the train station/VRE
- · Private on-site parking
- Elevator access to the 2nd floor
- Building Signage opportunity
- CD Zoning

Specifications	
Size	7,333 SF (2 nd Floor)
Rental Rate	\$18.00 PSF NNN (+\$3.00)
Timing	Available Immediately



For more information, contact:

JAMIE SCULLY, CCIM First Vice President 540 322 4140 jamie.scully@thalhimer.com CHRIS RUSSOTTI Associate 540 322 4153 christopher.russotti@thalhimer.com Eagle Village 1125 Jefferson Davis Highway, Suite 350 Fredericksburg, VA 22401-8449 www.thalhimer.com

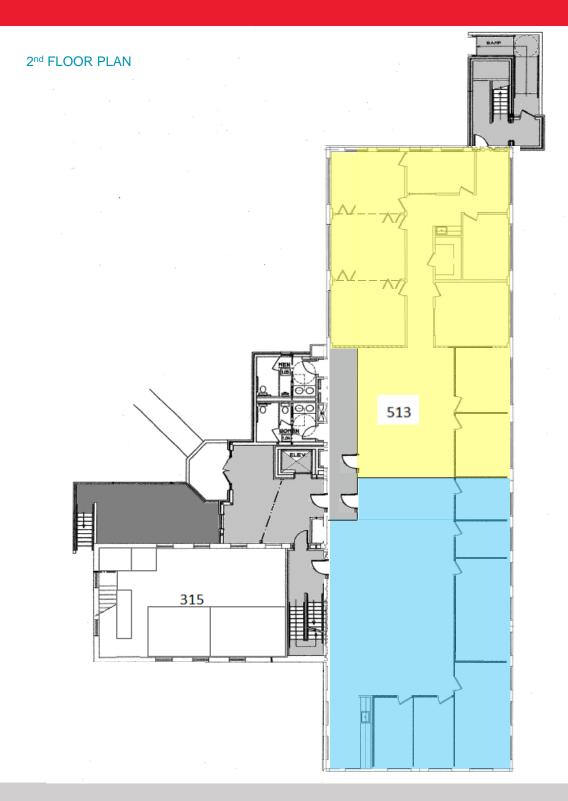
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