

# FOR LEASE

1,000 - 2,000 Sq. Ft ±



## 25 Greystone Dr. Lynchburg, VA

Units 3, 4 & 6

### Property Information

<b>AVAILABLE SIZES</b>	Unit 3 – 1,000 Sq. Ft. ± Unit 4 - 1,000 Sq. Ft. ± Unit 6 - 1,300 Sq. Ft. ±
<b>ZONING</b>	B-GC (Business General Commercial)
<b>BUILDING CLASS</b>	Office
<b>PARKING</b>	25+ Spaces
<b>UTILITIES</b>	Campbell County Water & Sewer
<b>RENTAL RATE</b>	\$12.00/Sq. Ft./Year w/ 3% annual increases

**MISC.:** Landlord provides: Water/sewer, snow removal, exterior maintenance, real estate taxes, building insurance and HVAC maintenance in excess of \$250. Tenant provides: electricity, data/telephone, janitorial and HVAC maintenance up to \$250.



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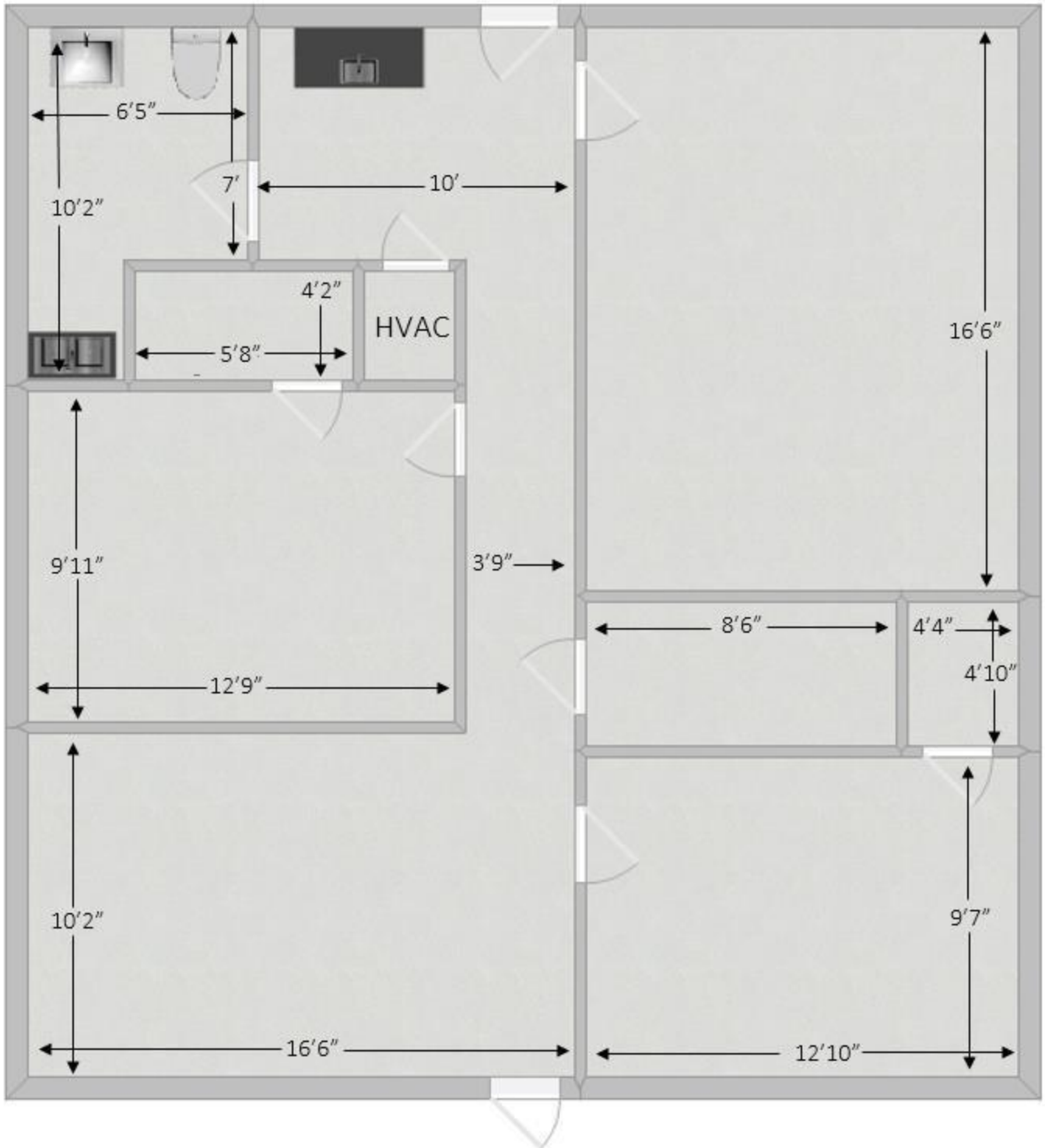
Coldwell Banker Commercial Read & Co. represent the Seller/Landlord of this property. Upon receipt of this information, Purchaser/Tenant & Co.'s fiduciary responsibilities are to the Seller/Landlord.

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**Coldwell Banker Commercial**  
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# UNIT 3 & 4 – 1,000 Sq. Ft. ±



# UNIT 6 – 1,300 Sq. Ft. ±

