

LINDEN BUSINESS CENTER

7245-7795 Coppermine Drive, Manassas, VA 20109
Prince William County



FLEX/WAREHOUSE FOR LEASE

AVAILABILITY:

7663 Coppermine Drive

- Suite 7611: 5,936 SF
- 80% Warehouse, 20% Office
- Two (2) drive in doors

7663 Coppermine Drive

- Suite 7631: 1,251 SF
- 100% Office

7663 Coppermine Drive

- Suite 7639: 6,200 SF
- Potential for warehouse conversion
- Two (2) dock door punchouts

- 109,809 SF Three building industrial park
- M-2 (Light Industrial) zoning
- 18' clear height
- Dock & Drive-in loading
- 2.4/1,000 square feet parking ratio
- One mile to I-66
- Close proximity to numerous amenities



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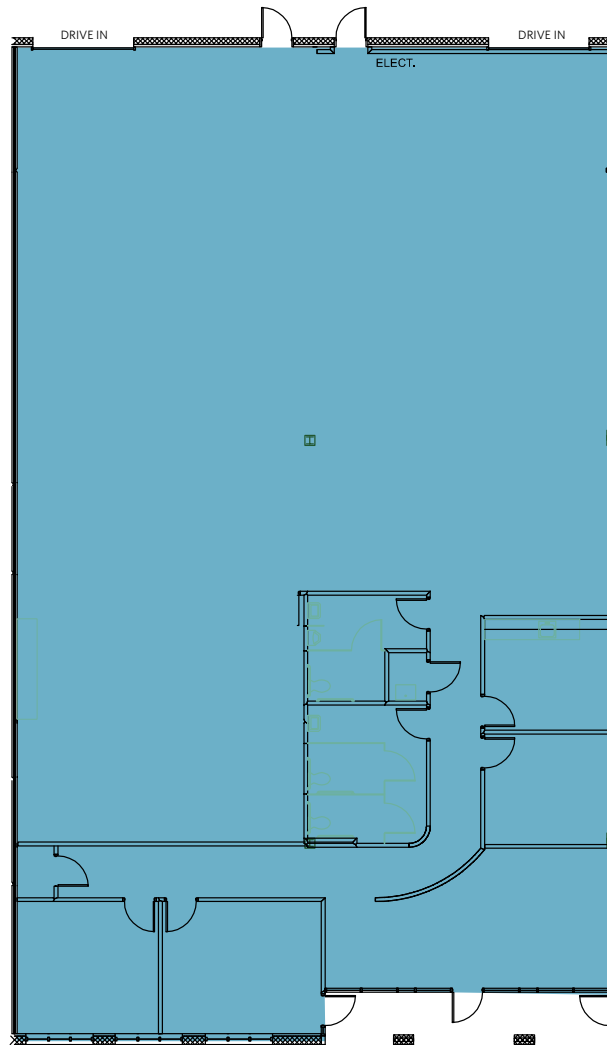
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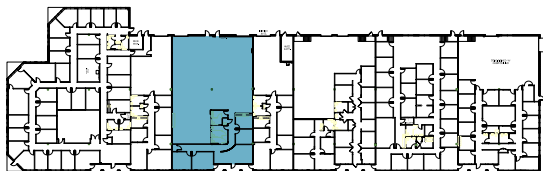
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SUITE 7611: 5,936 SF



BUILDING KEY



FLOOR PLAN

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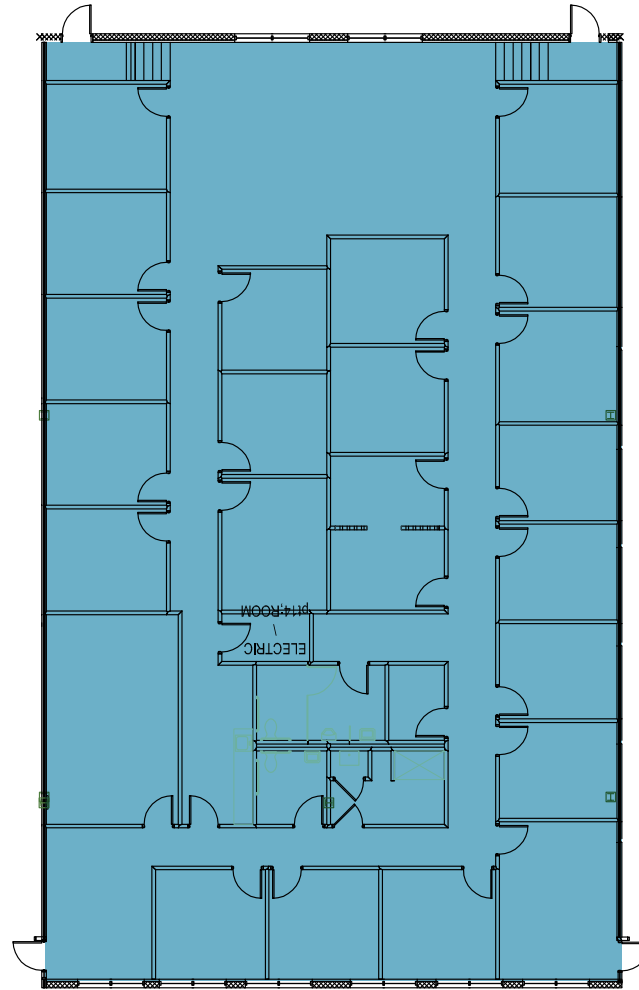
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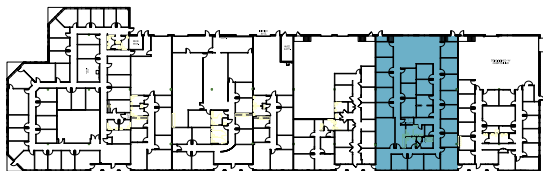
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SUITE 7639: 6,200 SF



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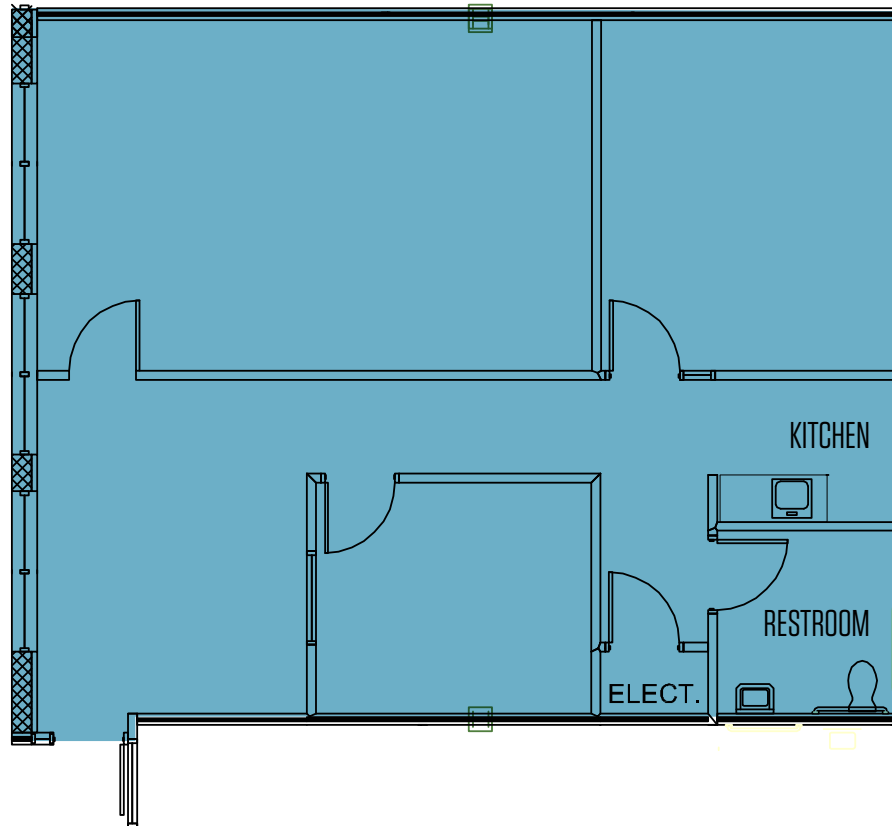
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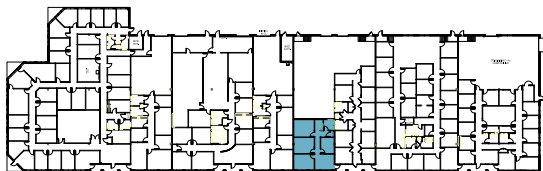
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SUITE 7631: 1,251 SF



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PHOTOS

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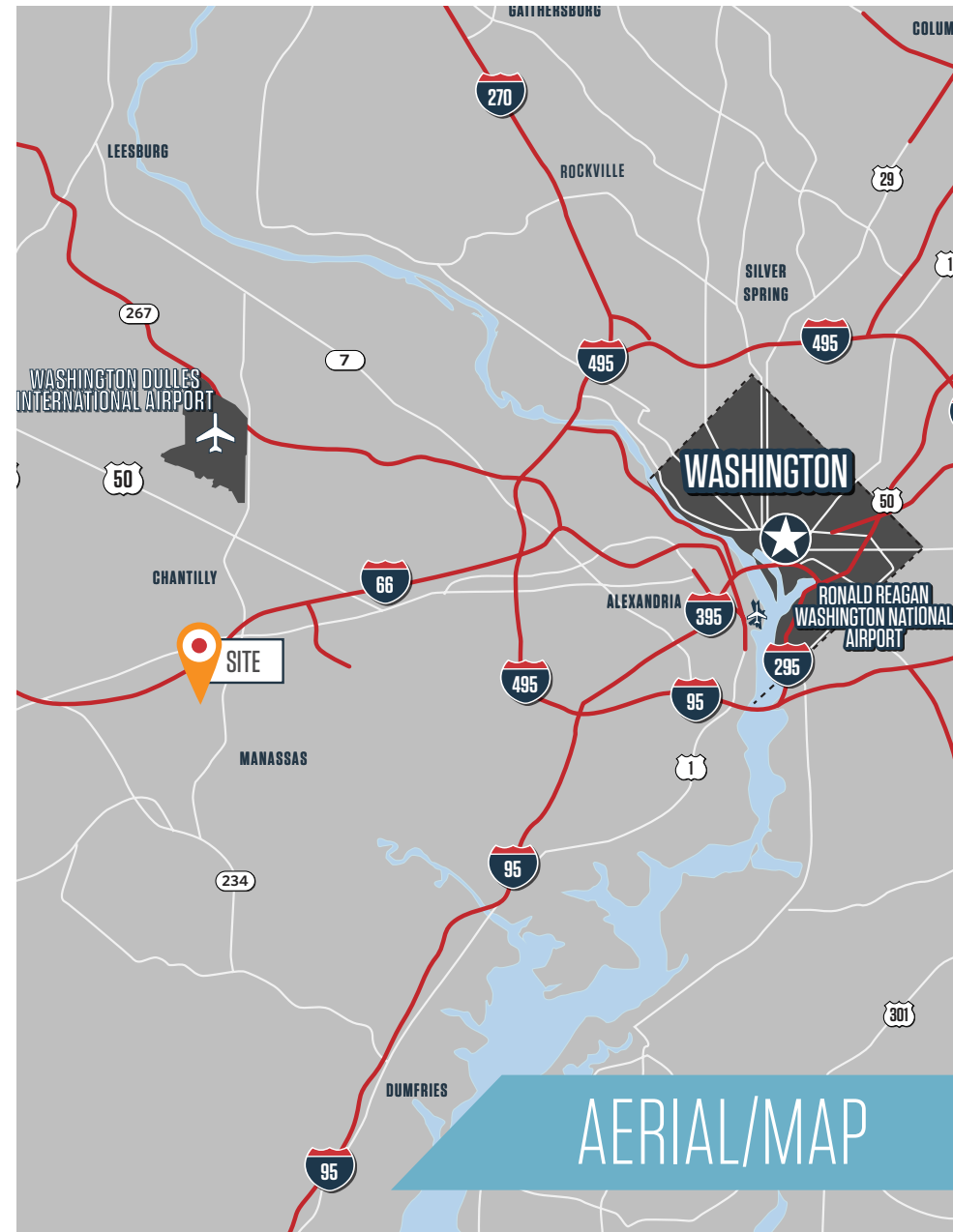
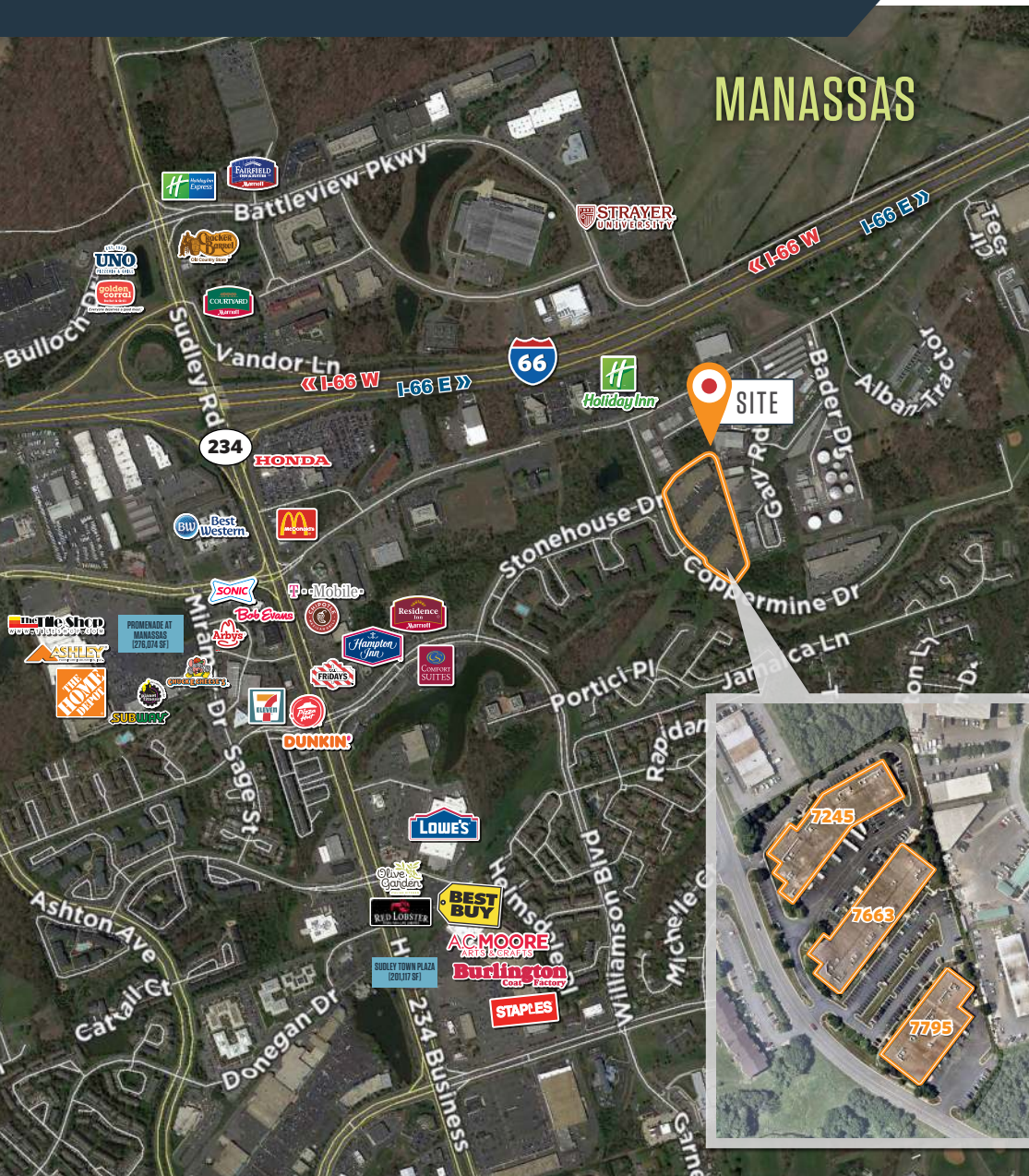
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CLICK TO VIEW PROPERTY WEBSITE

For More Information, Please Contact:

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