



WASHINGTON-DULLES INTERNATIONAL AIRPORT
 (Approx. 12,000 Acres)
 135 Airline Gates
 22.8M Annual Passengers (2017)
 79 Nonstop US Destinations
 47 Nonstop International Destinations

WAREHOUSE FOR LEASE

RYAN GOELLER, CCIM
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 703-268-2732

JEFF TARAE
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 703-268-2741

TYLER CUMBERLAND
 tcumberland@klnb.com
 703-268-2720

| 45000 UNDERWOOD LANE



| 45064 UNDERWOOD LANE



AVAILABLE

45000 Underwood Lane

- Unit L - 5,000 SF - \$16.00/SF NNN
 - Available
 - Dock Loading

45064 Underwood Lane - Available 7/31/2025

- Suite 250 - 2,390 SF - \$10.00/SF NNN
- Suite 250 - 2,390 SF - \$10.00/SF NNN
= 5,000 SF Contiguous
- Suite 506 D - 6,288 SF - \$10.00/SF NNN

HIGHLIGHTS

- PD-GI zoning
- Small industrial bays with drive-in & dock loading
(*not suitable for 53' trailers*)
- 24' ft clear height
- Great visibility on Route 606

PROPERTY HIGHLIGHTS

INDIAN CREEK CENTER

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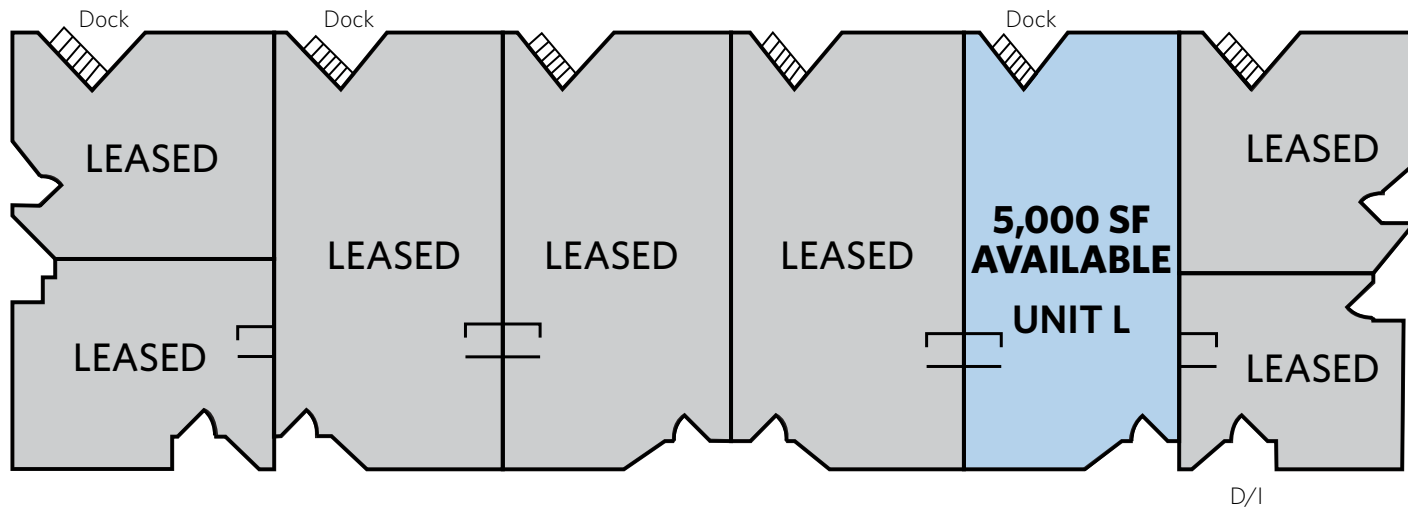
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45000 UNDERWOOD LANE

Warehouse Complex



LEASE PLAN

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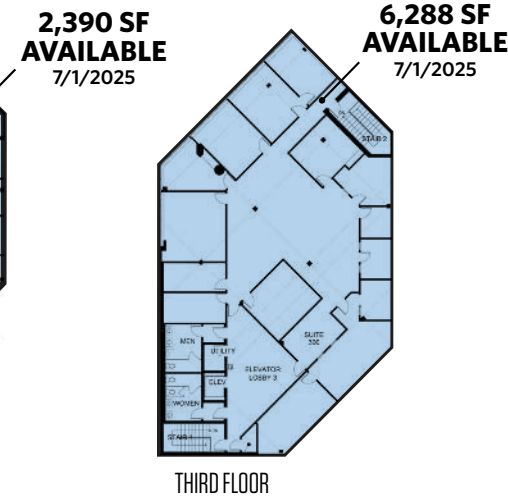
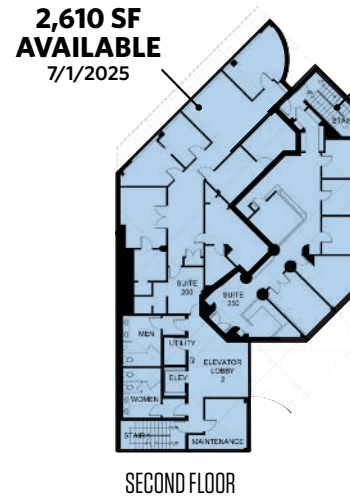
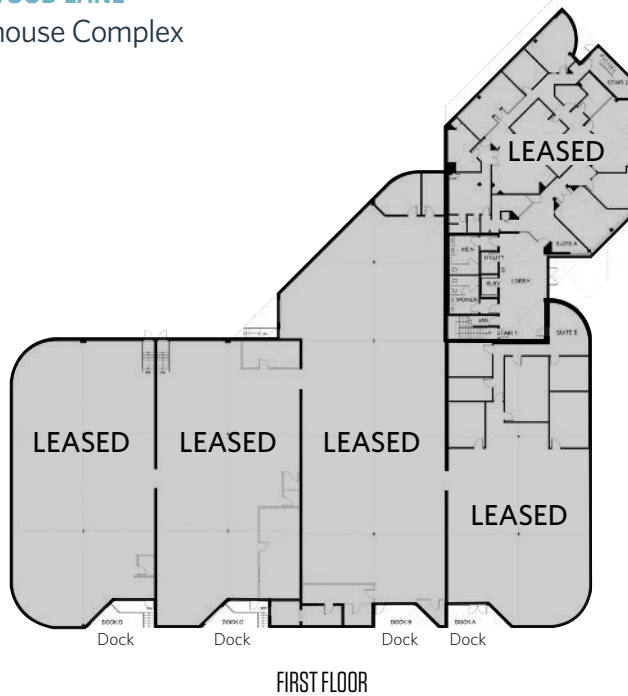
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45064 UNDERWOOD LANE

Office & Warehouse Complex



LEASE PLAN

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VISIT PROPERTY WEBSITE



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