



NEW WAREHOUSE - DELIVERING FALL 2026



FLEXIBLE DEMISING
16,000 - 86,400 SF



CEILING HEIGHT
24' FT



COLUMN SPACING
50' FT



ZONING
PEC-Flex/Industrial



SIGNAGE
Opportunity on Rt. 7

WESTPARK TECH

56 Clubhouse Dr., SW
Leesburg, VA 20175

CLASS A FLEX INDUSTRIAL FOR LEASE

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8065 Leesburg Pike, Suite 700 | Tysons, VA 22182

LOCATION

16,000 - 86,400 SF

PERMITTED USES

Use

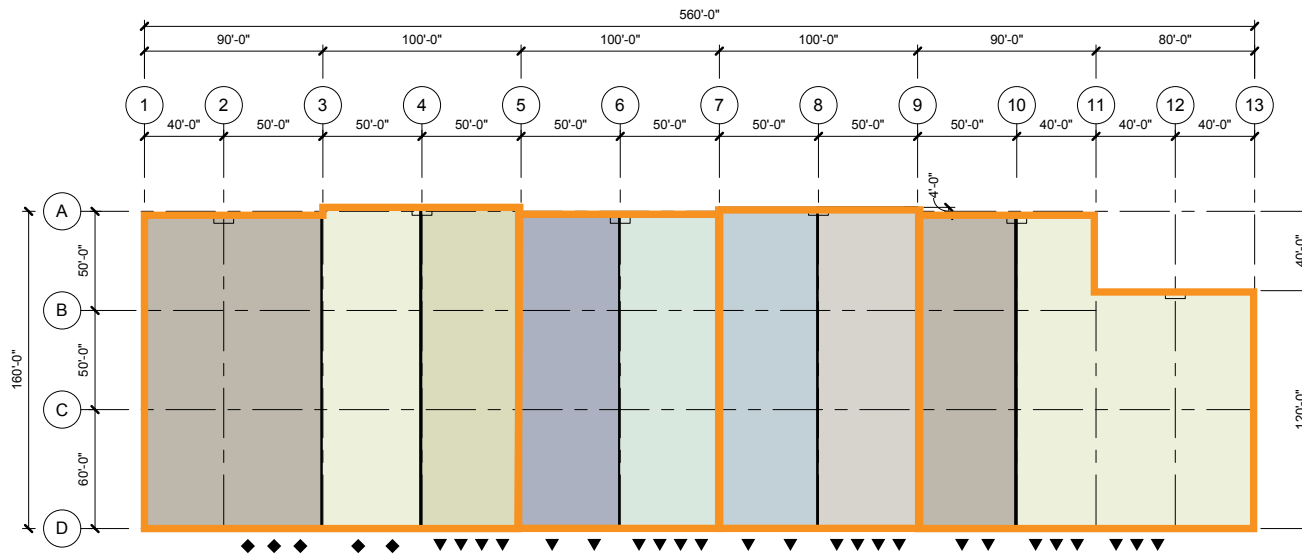
Distribution Center
Electric and/or Plumbing Supply
Event Rentals
Lumber and/or Building Material Supplies
Mailing Services
Printing and/or Publication
Production
Distillery
Research and/or Development
School/Special Instruction
School/Technical
Tool/Equipment Rentals
Trade Contractors
Warehouse
Wholesale Sales/Showroom

- 16,000 - 86,400 SF
- Full Building or Flexible Suite Options Available
- Column Spacing: 50 FT
- Zoning: PEC-Flex/Industrial, Town of Leesburg
- Clear Height: 24 FT
- Docks: 24
- Drive-Ins: 5
- Easy Access to Dulles Greenway, Route 15, Downtown Leesburg
- Signage Opportunity - Route 7 Visibility

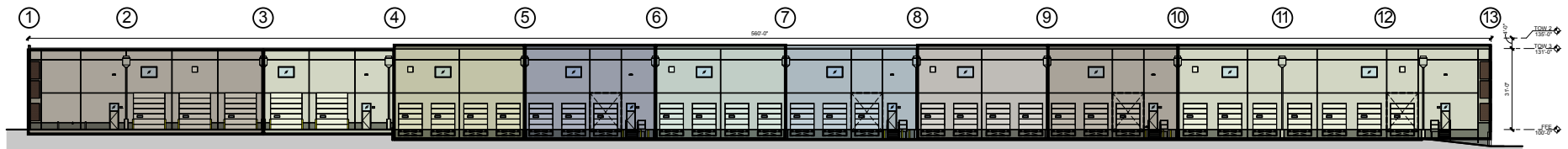
PLAN

16,000 - 86,400 SF AVAILABLE

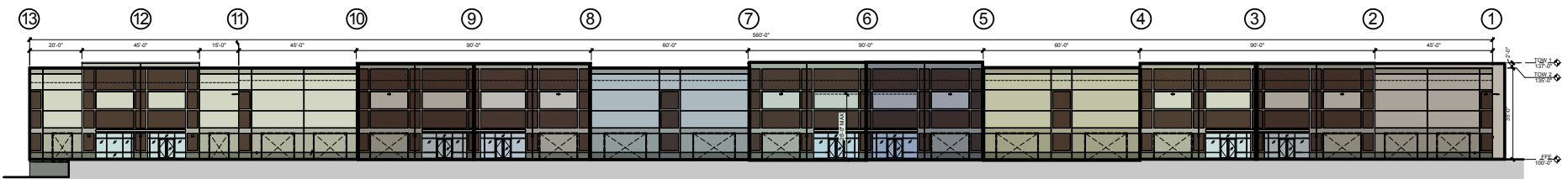
◆ DRIVE-IN ▼ DOCK DOOR



HYPOTHETICAL DEMISING



BACK OF BUILDING



FRONT OF BUILDING

PHOTOS

CONSTRUCTION PHOTOS AUG 2026



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For More Information, Please Contact:

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