

NAI klnb

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

59 Clubhouse Dr., SW
Leesburg, VA 20175

CLASS A FLEX INDUSTRIAL FOR LEASE

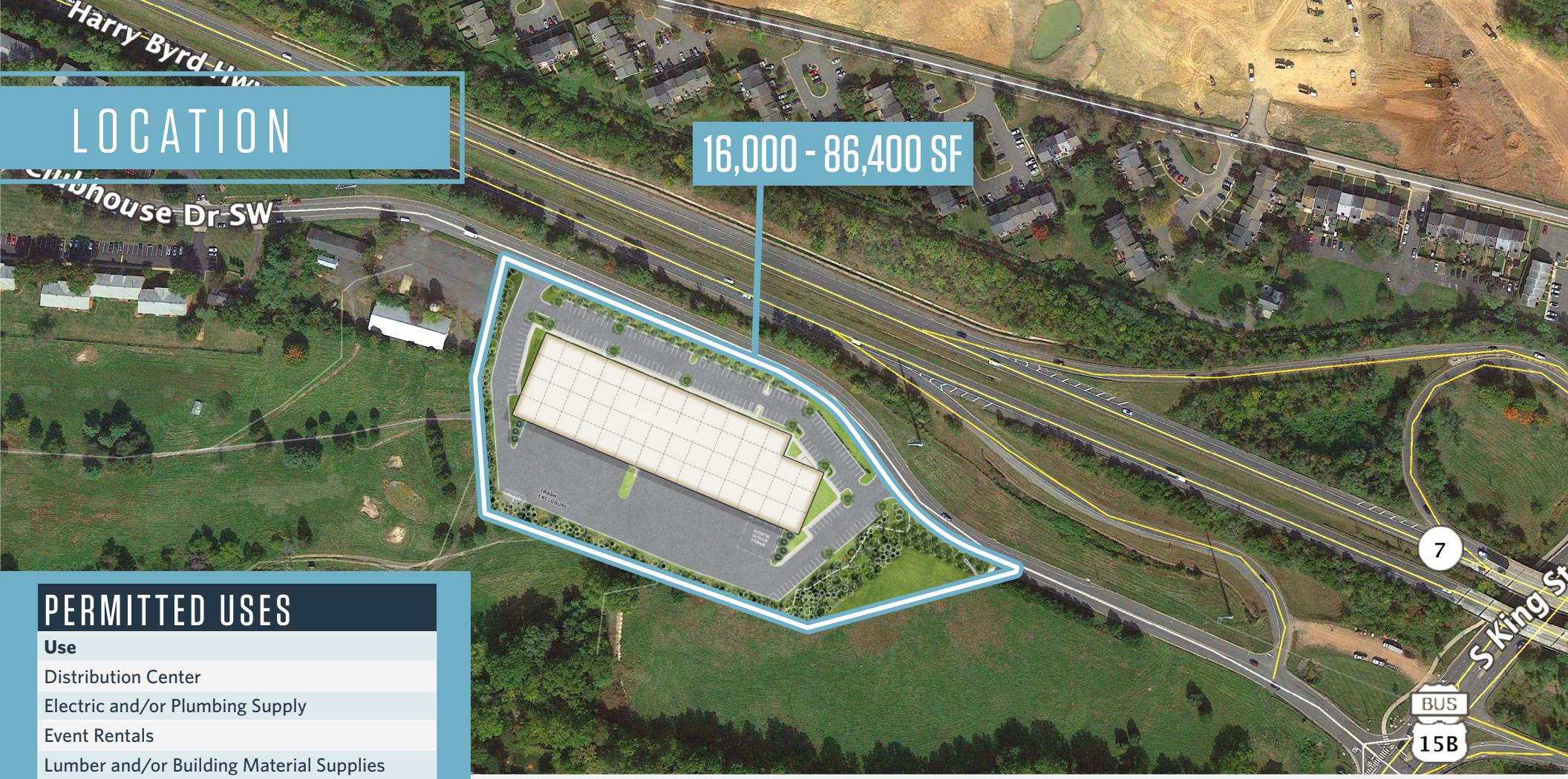
JEFF TARAE
jtarae@klnb.com
703-268-2741

RYAN GOELLER, CCIM
rgoeller@klnb.com
703-268-2731

CHASE STEWART, CCIM
cstewart@klnb.com
703-268-2732

8065 Leesburg Pike, Suite 700 I Tysons, VA 22182

LOCATION



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

NAI klnb

JEFF TARAE
jtarae@klnb.com
703-268-2741

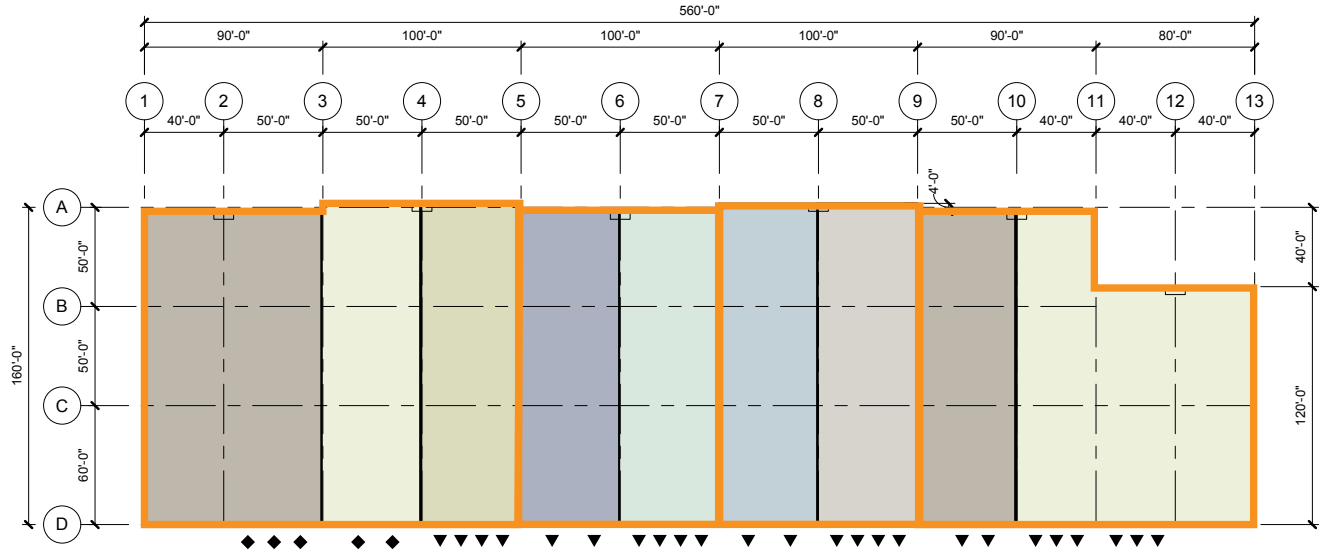
RYAN GOELLER, CCIM
rgoeller@klnb.com
703-268-2731

CHASE STEWART, CCIM
cstewart@klnb.com
703-268-2732

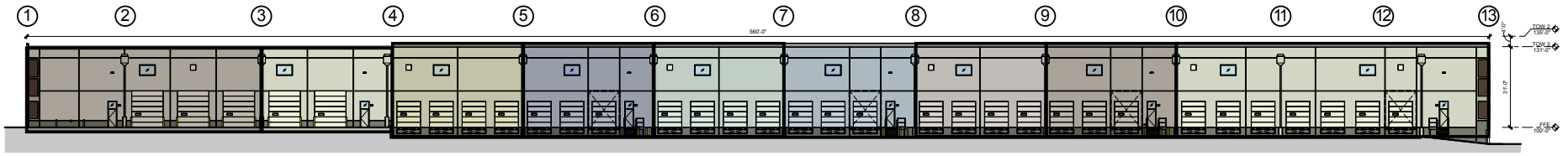
PLAN

16,000 - 86,400 SF AVAILABLE

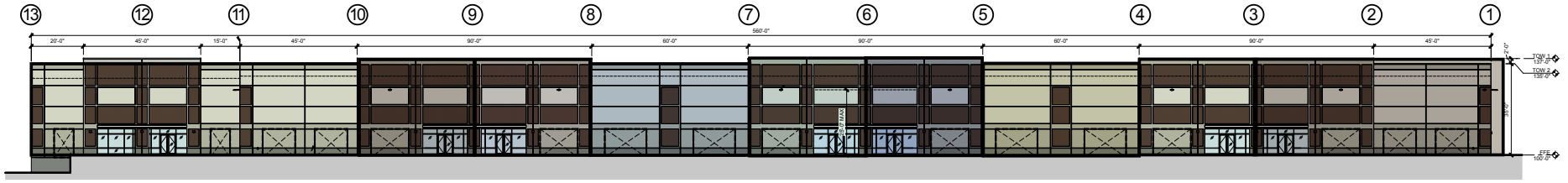
◆ DRIVE-IN ▼ DOCK DOOR



HYPOTHETICAL DEMISING



BACK OF BUILDING



FRONT OF BUILDING

NAI klnb

JEFF TARAE
jtarae@klnb.com
703-268-2741

RYAN GOELLER, CCIM
rgoeller@klnb.com
703-268-2731

CHASE STEWART, CCIM
cstewart@klnb.com
703-268-2732

PHOTOS









NAI klnb

JEFF TARAE
jtarae@klnb.com
703-268-2741

RYAN GOELLER, CCIM
rgoeller@klnb.com
703-268-2731

CHASE STEWART, CCIM
cstewart@klnb.com
703-268-2732

WESTPARK TECH

59 Clubhouse Dr., SW
Leesburg, VA 20175

NAI klnb

For More Information, Please Contact:

JEFF TARAE
jtarae@klnb.com
703-268-2741

RYAN GOELLER, CCIM
rgoeller@klnb.com
703-268-2731

CHASE STEWART, CCIM
cstewart@klnb.com
703-268-2732

8065 Leesburg Pike, Suite 700 I Tysons, VA 22182

klnb.com

CLICK TO VIEW PROPERTY WEBSITE

While we have no reason to doubt the accuracy of any of the information supplied, we cannot, and do not, guarantee its accuracy. All information should be independently verified prior to a purchase or lease of the property. We are not responsible for errors, omissions, misuse, or misinterpretation of information contained herein and make no warranty of any kind, express or implied, with respect to the property or any other matters.