

**24430 Stone Springs Blvd Suite 500  
Dulles, VA 20166  
Cardiology Office for Lease at  
\$11,130/month**



*Proudly Marketed By:*  
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## **Property Highlights**

About 4,605 square feet of rentable space that is built out for a cardiology practice.

Fifth floor office with great views that is located in the Stone Springs medical complex.

Modern high end design and build out.

It contains a large reception and waiting area, 10 exam rooms with water in each, 2 staff work areas, 2 private offices, 3 restrooms, a consultation room, break room, conference room, and 2 entrances.

Located just off of heavily traveled route 50 in a rapidly growing high median income area.

All equipment for a top cardiology office is there and can be leased or purchased with negotiable terms.

Tenant pays their own utilities and janitorial and the owner pays the condo fee and taxes.