

**Office/Retail/Warehouse**  
**226 Dominion Rd NE**  
**Vienna, VA 22180**  
**\$2,295,000 asking price**  
*Property is also available for lease*



*Proudly Marketed By:*  
*George Dungan, Licensed Broker in VA & NC*  
East Coast Commercial Investment Realty  
Phone: 571-243-6387  
Email: [George@eccominv.com](mailto:George@eccominv.com)  
[www.eccominv.com](http://www.eccominv.com)

# **Property Highlights**

Located in the heart of Vienna

3 floors with about 2,500 square feet of space each (square footage has not been verified).

First floor is set up as office but can also be used as retail, second floor is finished office space, and basement is currently used as warehouse space and has a secure area.

Freight elevator with 6,000lb capacity from first floor to basement area.

Interior and exterior entrances to all 3 levels

Room to park 6 cars in the front and 3 in the back. Additional parking is also available.

Built in 1976.

Multiple offices, meeting rooms, and work areas on the first and second floors.

Located across from the old train station.

