

**106 Elden Street suite 17  
Herndon, VA 20170  
For sale at \$699,000**



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## **Property Highlights**

Two combined office spaces with a street address of suite 15 and 17 and tax address of units 29 and 31.

Ground floor space of about 3,086 square feet.

Large combined reception, admin, and waiting area.

Six private offices, most with windows.

A large conference room and multiple storage areas.

Kitchen area in the center of the suite and two restrooms.

Currently being used by a mental health practice but the design makes it highly suitable to a wide variety of office uses including legal, accounting, and engineering.

Situated in a courtyard with a tranquil park like setting.

Located in the Stuart Professional Village which has a signalized intersection with Elden Street.

Condo fee is \$455 per month and property taxes are about \$11,493 combined annual.

