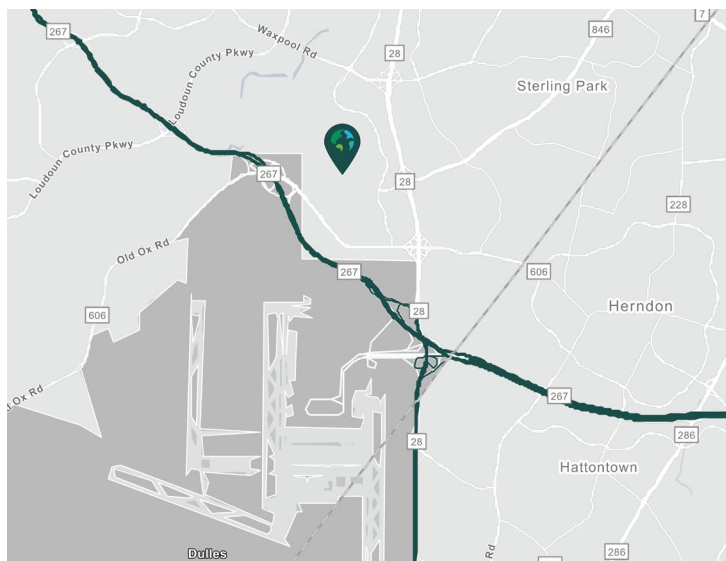


**22660 Executive Drive
Sterling, VA 20166**

Prologis Concorde Distribution Center



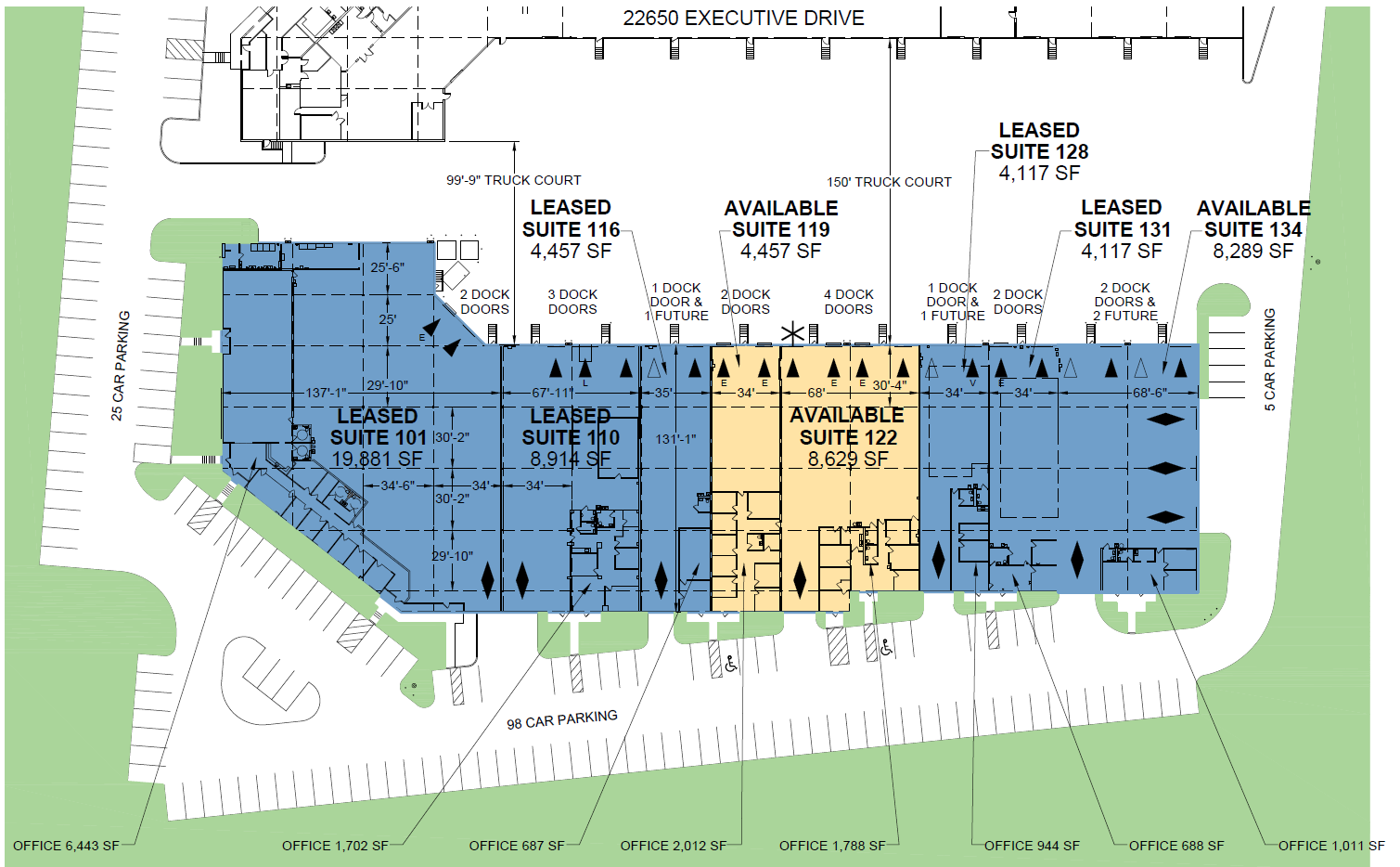
- Immediate access to Route 606 and the Dulles Toll Road
- Heart of Dulles, VA with efficient travel times to Dulles International Airport

Property Features

Available Space	4,457 SF – 13,086 SF Suite 119: 4,457 SF Suite 122: 8,629 SF
Office Space	Suite 119: 2,012 SF Suite 122: 1,788 SF
Clear Height	18'
Column Spacing	34' x 30'-2'
Dock Doors	Suite 119: 2 dock doors with edge of docks Suite 122: 4 dock doors, 1 drive-in
Car Parking Spaces	Ample Parking
Sprinkler	Calculated System
Lighting	LED Motion Sensor
Electrical	285 amps



Unlock the full potential of your warehouse with one strategic, single-source partner.



LEGEND:

- ▲ DOCK POSITION
- ▲ DOCK POSITION W/ LEVELER
- ◆ DRIVE-IN DOOR
- LAND
- LEASED AREA
- AVAILABLE AREA



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