

# DEVELOPMENT OPPORTUNITY Industrial Land

:: Sterling, Virginia

**FOR SALE**  
**10 Acres**



## Maries Commerce Center I

- :: Located just off Cascades Parkway, with immediate access to Route 28 and Route 7
- :: Less than 10 minutes from Dulles Airport
- :: Zoned PD-IP (1993 ordinance)
- :: Ideal for industrial flex development
- :: Engineering/site plan drawings completed
- :: In-fill location
- :: Amenity-rich environment, close to Dulles Town Center and Dulles Town Crossing

FOR MORE INFORMATION, PLEASE CONTACT: **LAND SERVICES GROUP**

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**CBRE**  
1861 INTERNATIONAL DRIVE | SUITE 300 | MCLEAN, VA 22102

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