



2059 Huntington Avenue
2059 Huntington Ave # P108, Alexandria, VA 22303

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Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants and governmental agencies. All properties and services are marketed by Serafin Real Estate in compliance with all applicable fair housing and equal opportunity laws.

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PROPERTY SUMMARY



PROPERTY DESCRIPTION

Experience modern sophistication at this prime property in Alexandria, VA. The location offers premium office space and ample parking for tenants and visitors. Boasting contemporary architecture and high-end finishes, the property provides a prestigious environment for businesses to thrive. With easy access to major transportation routes and a prestigious address, the property is an ideal choice for discerning tenants seeking a professional and polished workspace. Elevate your business presence at this premier location.

PROPERTY HIGHLIGHTS

- Ample parking for tenants and visitors
- State-of-the-art amenities for a prestigious environment
- Responsive on-site management for tenant support

OFFERING SUMMARY

LEASE RATE:	\$28.00 SF/yr (MG)
NUMBER OF UNITS:	228
AVAILABLE SF:	1,151 SF
LOT SIZE:	15,847 SF
BUILDING SIZE:	1,151 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	13,066	63,966	198,915
TOTAL POPULATION	25,515	144,284	460,139
AVERAGE HH INCOME	\$158,093	\$188,298	\$152,322

PROPERTY DETAILS

LEASE RATE

\$28.00 SF/YR

LOCATION INFORMATION

BUILDING NAME 2059 Huntington Avenue
STREET ADDRESS 2059 Huntington Ave # P108
CITY, STATE, ZIP Alexandria, VA 22303
COUNTY Fairfax

BUILDING INFORMATION

BUILDING SIZE 1,151 SF
BUILDING CLASS C
NUMBER OF FLOORS 1
YEAR BUILT 1972
NUMBER OF BUILDINGS 1

PROPERTY INFORMATION

PROPERTY TYPE Office
PROPERTY SUBTYPE Office Building
ZONING R-30
LOT SIZE 15,847 SF
APN # 0833 25 0108

UTILITIES & AMENITIES

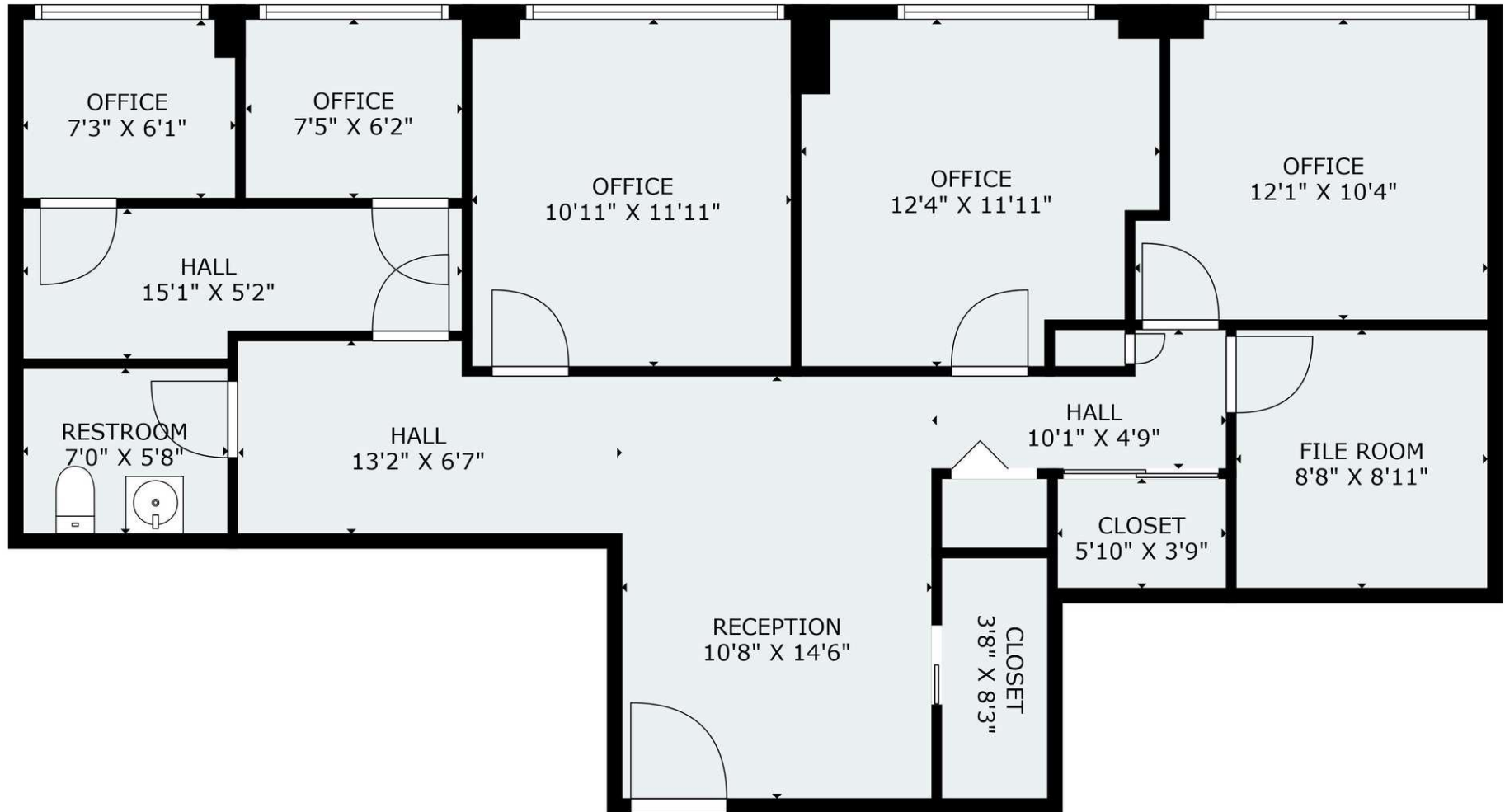
RESTROOMS 1.5

HIGHLIGHTS

- Prime Location: 2059 Huntington Avenue, Alexandria, VA, with immediate access to I-495 (Capital Beltway), US-1 (Richmond Highway), and Huntington Metro Station, offering excellent connectivity throughout Northern Virginia and the DC Metro region.
- Modern Office Space: 1,151 SF single-story office space featuring contemporary architecture and high-end finishes.
- Space would be ideal for any professional office use such as law firm/ accountant/ architect, etc.
- Ample Parking: Dedicated parking available for both tenants and visitors.
- HVAC replaced in 2025
- Tenant Support: Responsive on-site management ensures a seamless tenant experience.



FLOOR PLAN

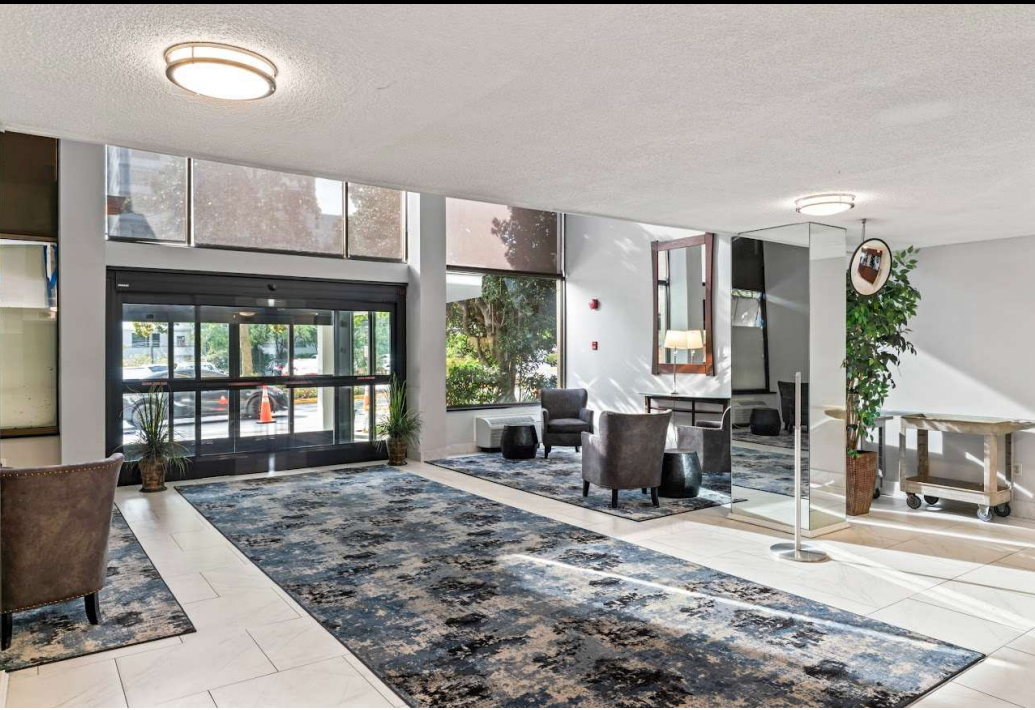


Please check the listing detail for the square footage. All measurements are captured via lidar scan, but are approximate.

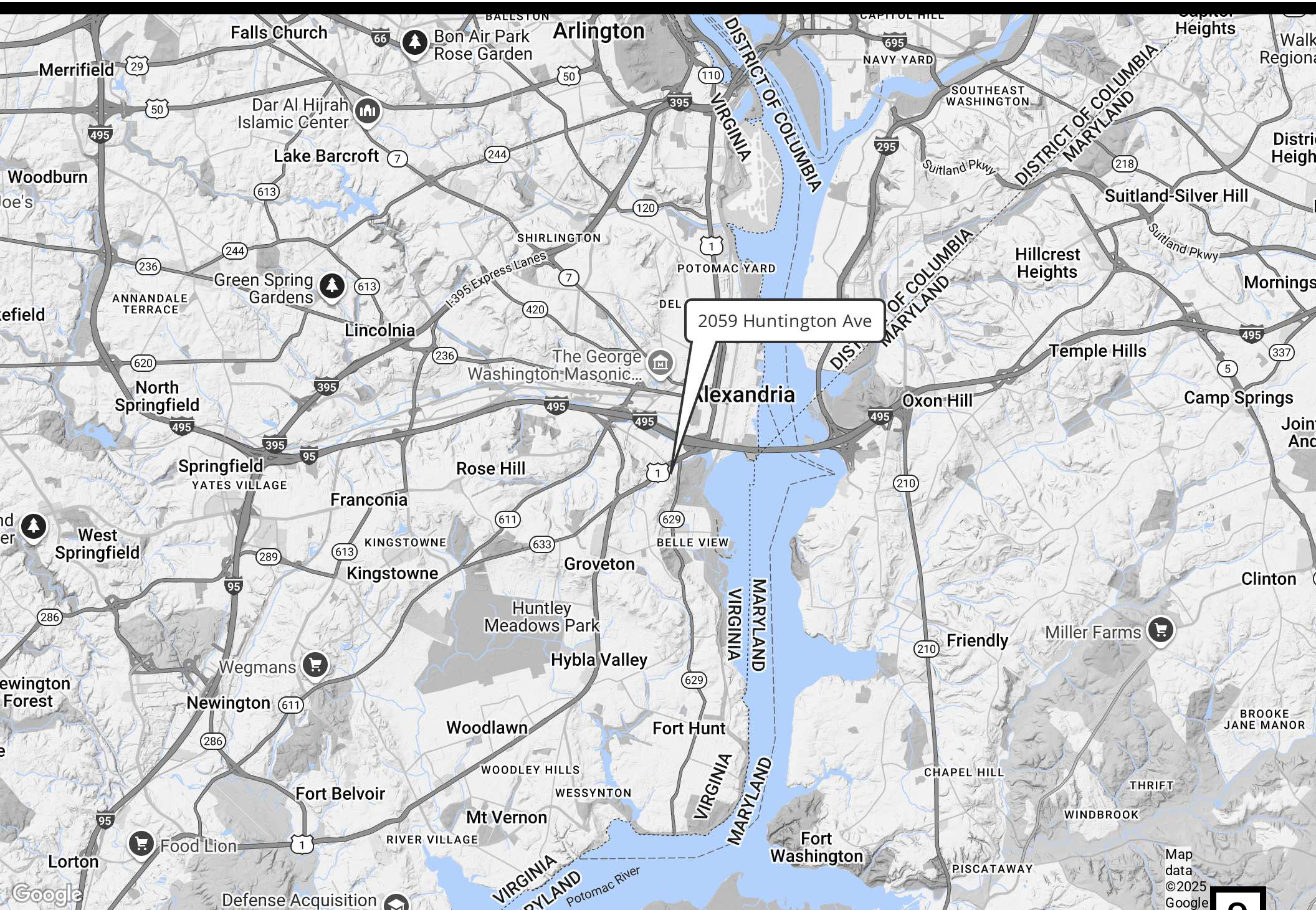
EXTERIOR PHOTOS



INTERIOR PHOTOS

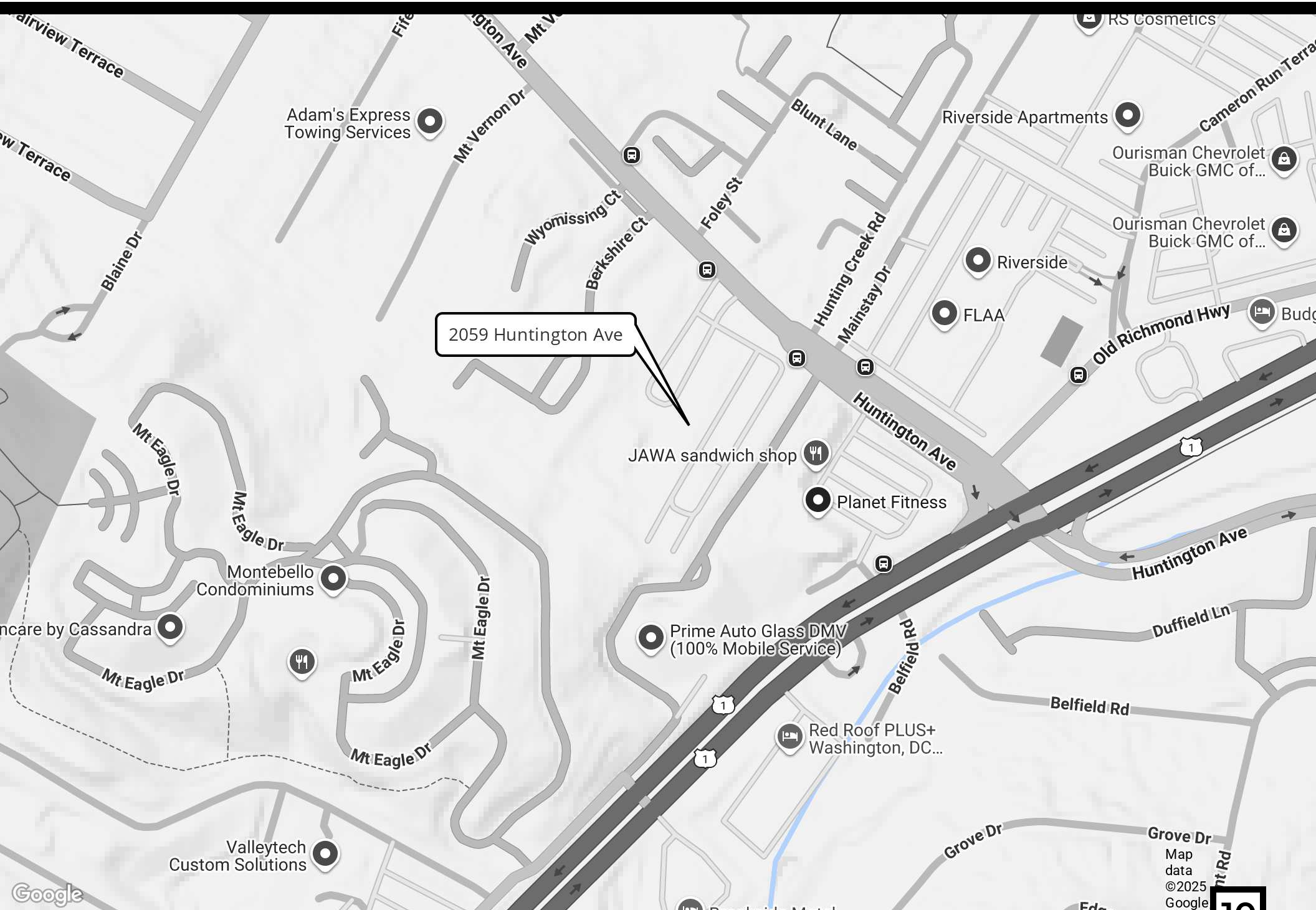


REGIONAL MAP



Map data ©2025 Google

LOCATION MAP



2059 Huntington Ave

JAWA sandwich shop

Planet Fitness

Prime Auto Glass DMV (100% Mobile Service)

Red Roof PLUS+ Washington, DC...

Valleytech Custom Solutions

Grove Dr

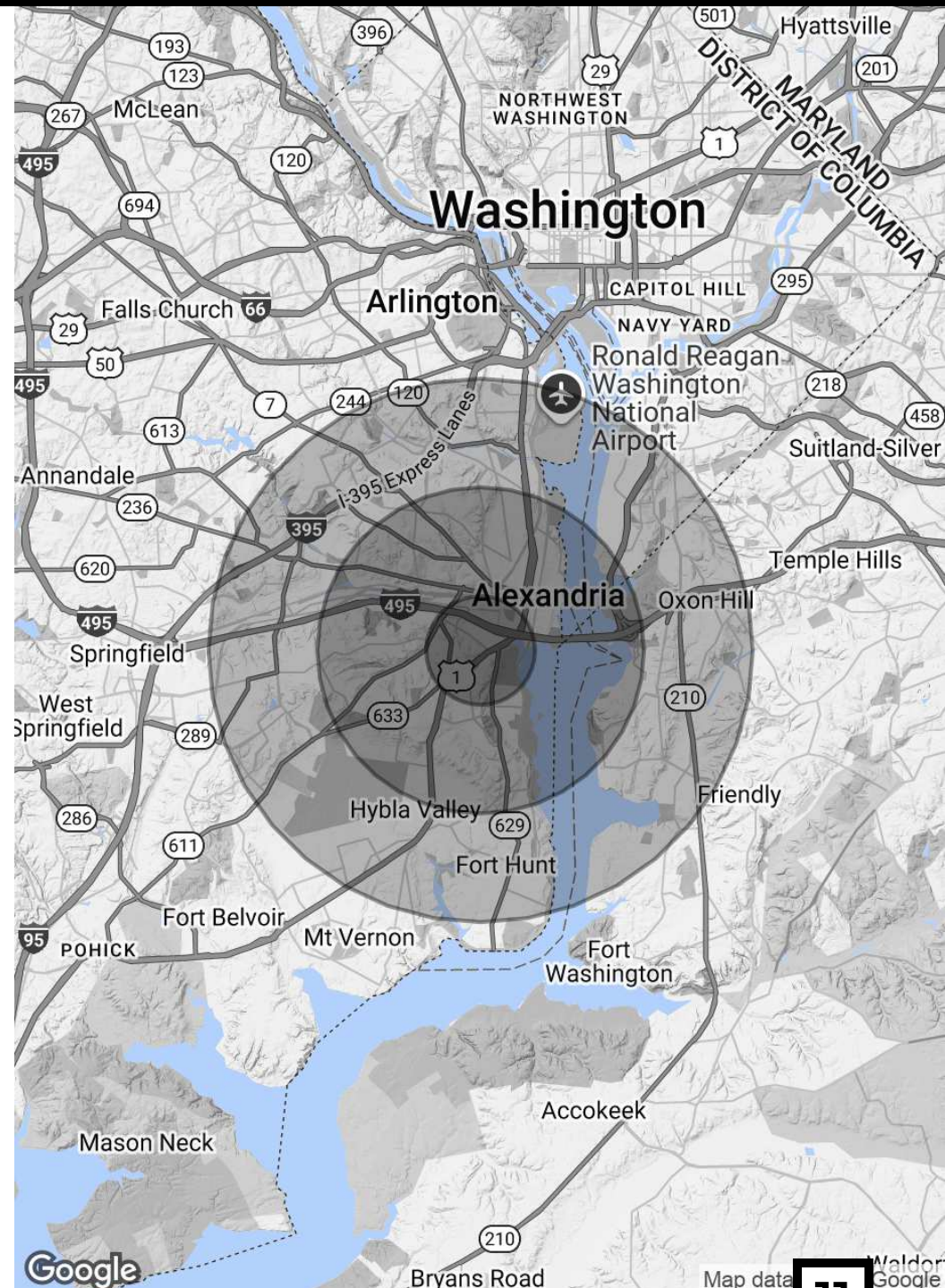
Map data ©2025 Google

DEMOGRAPHICS MAP & REPORT

POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	25,515	144,284	460,139
AVERAGE AGE	40	40	39
AVERAGE AGE (MALE)	40	40	38
AVERAGE AGE (FEMALE)	41	41	39

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	13,066	63,966	198,915
# OF PERSONS PER HH	2	2.3	2.3
AVERAGE HH INCOME	\$158,093	\$188,298	\$152,322
AVERAGE HOUSE VALUE	\$727,506	\$829,242	\$677,127

Demographics data derived from AlphaMap



SRE

SERAFIN REAL ESTATE

Commercial | Investment | Brokerage



\$653M
in Sold Transaction
Volume



1.35M
Total SF Sold




\$130M
in Active Listing
Inventory

#1
in Loudoun County
for Total Volume Sold

Serafin Real Estate is a premier commercial real estate brokerage based in Northern Virginia, specializing in sales, leasing, and strategic investment advisory. With over 19 years of experience and over **\$650 million in closed transactions**, we are proud to be Loudoun County's top-selling commercial brokerage and a **three-time Best of Loudoun award winner**.

At Serafin Real Estate, we are dedicated to delivering exceptional results, leveraging our deep market expertise, advanced technology, and a client-first approach. Whether you're a property owner looking to maximize your investment or a buyer seeking the ideal space, our team provides personalized strategies tailored to meet your specific goals.

Our clients trust us not only for our extensive knowledge of the market but also for our commitment to transparency, integrity, and success. Serafin Real Estate is your trusted partner for commercial real estate in **Loudoun, Fairfax, and Prince William Counties**.

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PROFESSIONAL BACKGROUND

Peter has over ten years of experience in commercial real estate transactions with an expertise in office and retail leasing. He advises owners, investors and businesses in all aspects of buying and selling commercial properties. Peter's geographic focus includes Alexandria, Arlington, Eastern Fairfax County, and Eastern Prince William County.

His real estate experience includes practice as a commercial real estate attorney with Real Estate Counselors, a boutique law firm with offices in the DC region. He has been a member of the Mid-Atlantic Real Estate Marketing Association since 2014 and is currently serving as President for 2025. Before joining SRE, Peter was a commercial real estate agent with the Commercial Division of Long and Foster, an affiliate of Berkshire Hathaway.

Prior to his real estate work, Peter was an Assistant General Counsel for the Council of Better Business Bureaus, the network hub for BBBs in the US and Canada.

MEMBERSHIPS

President of Marema (Mid Atlantic Real Estate Marketing Association)

NAR

NVAR Commercial Council Advisory Team

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