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Status: ACTIVE

Ownership: Fee Simple - Sale

List Price: \$1,500,000.00

Legal Sub:

Adv. Sub: ACREAGE

Price/SqFt: \$236.15

Project:

C/C Fee: /mo pd

Area:

Total Taxes: \$2,733

Tax Year: 2007

CAM:

Old Map/TBM: 16H13/

Security:

Avail:

Min Lease:

Max Lease:

Gross SQ FT: 6,352

Net SQ FT: 6,352

FAR:

Occupied:

Yr. Built: 1940

Comm/Ind Type: Church/School,Commercial,Industrial,Other,Retail

#Levels: 1

Comm/Ind Misc:

Lot-SF: 29950

Location:

Exterior Const: Brick

Floor:

Load:

Door Height Drive In:

Basement:

Parking: Surface

Parking Space #:

Heat System: Baseboard,Forced Air

Water: Public

Cool System: Wall Unit,Window Unit(s)

Sewer/Septic: Public Septic,Public Sewer

Electric Service: 120/240V

C/C Fee Includes:

Water Access:

Wtr Front:

Wtr View:

Wtr Frontage:

Dock Conveys:

Dock Type:

List Date: 26-Jun-2007

Update Date: 10-Jan-2008

DOM-Prop: 184

Listing Company: LONG & FOSTER REAL ESTATE, INC.

Show Instructions: Appt Only-Lister,Lister Must Accompany

Vacation Prop: No

Blks to Ocn:

Public Rd:

Directions: I-95 S. to Exit 161,Rt. One South, pass Gordon Blvd, Occoquan Rd. and to 13608 Jefferson Davis Hwy on the Right.

White one story bldg w/ Used Car Sales Banner. Please do not talk to employees, call Saul at 703-675-7278 for App. or questions

Remarks: Used Car Lot right on Rt. 1, plus 2 other parcels totaling 29,590 sq. ft. or .68 Acres. PW Use Code 361 Motor

Vehicle Sales, B-1 Zoning, which allows many uses. 3 bay garage w/ a lift to prepare cars for sale, plus 2 one bedroom

apts and 2 efficiency apts. Value is in the land and in the Used Car Lot permit. Please do not talk to employees, call Saul

703-675-7278 with questions.

Listing Agent: Saul Corral

Agnt Off: (703) 506-2850

Home: (703) 533-7409

Broker Code: LNG203

Pager: (703) 000-0000

Brkr Off: (703) 506-2850

Cell: (703) 675-7278

Alt. Agent:

Alt Aat Off:

Alt Aat Home:

Owner: Matthew Renna

On Site: (703) 675-7278

Show Contacts: Saul Corral

Shw Home: (703) 675-7278

Sub Comp: 0

Buy Comp: 3

Add'l:

Dual: Y **DesR:** Y **VarC:** N

