



VILLAGE
AT LEESBURG

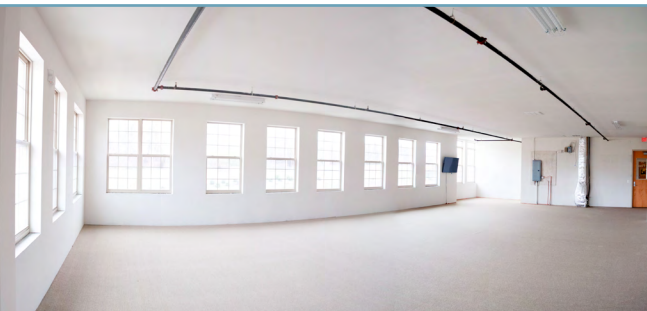
LINCOLN
PROPERTY
COMPANY

Only Three Condos Remain!



Office Condo Suites at Village at Leesburg

1503 & 1507 Dodona Terrace, Leesburg, Loudoun County, VA 20175



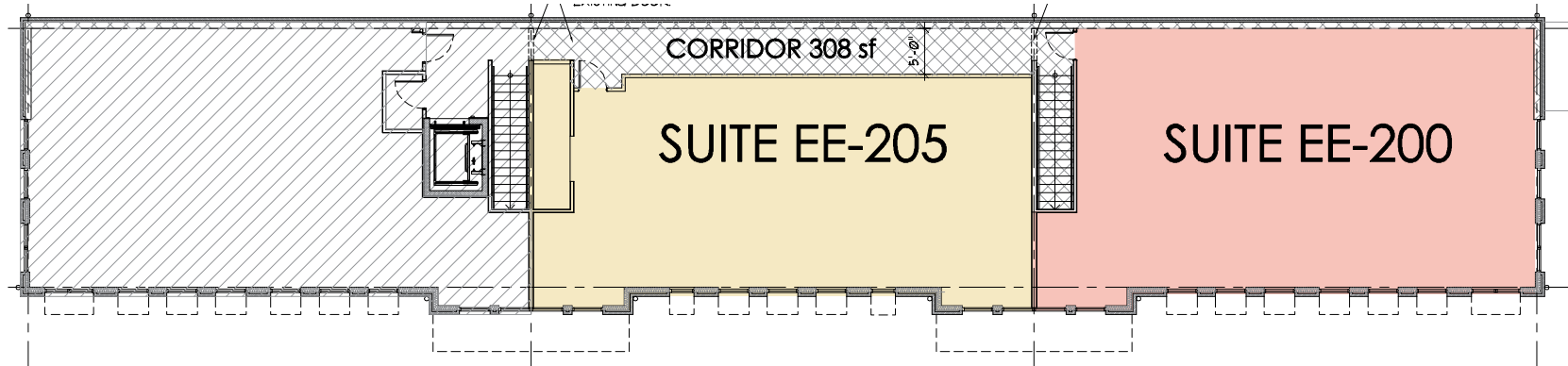
1,700 - 3,697 SF AVAILABLE IMMEDIATELY

PROPERTY HIGHLIGHTS

- Three office condos left
- Move-in ready condition
- Elevator access to second floor condos
- Situated directly on Route 7 (Leesburg Pike - 70,000 VPD)
- Exterior lighted building signage opportunities available facing Route 7
- Turnkey buildouts are available for qualified buyers
- 3.3/1,000 SF covered parking ratio
- 50+ walkable amenities including Travinia Italian Restaurant, Wegmans, Cobb Village 12 Theatre, LA Fitness, Bowlero and more
- Great access to Route 7, Route 267, Route 28, and Route 15
- Property amenities include: Banking, a variety of dining options, shopping, personal services such as dry cleaning and skin care — all within walking distance

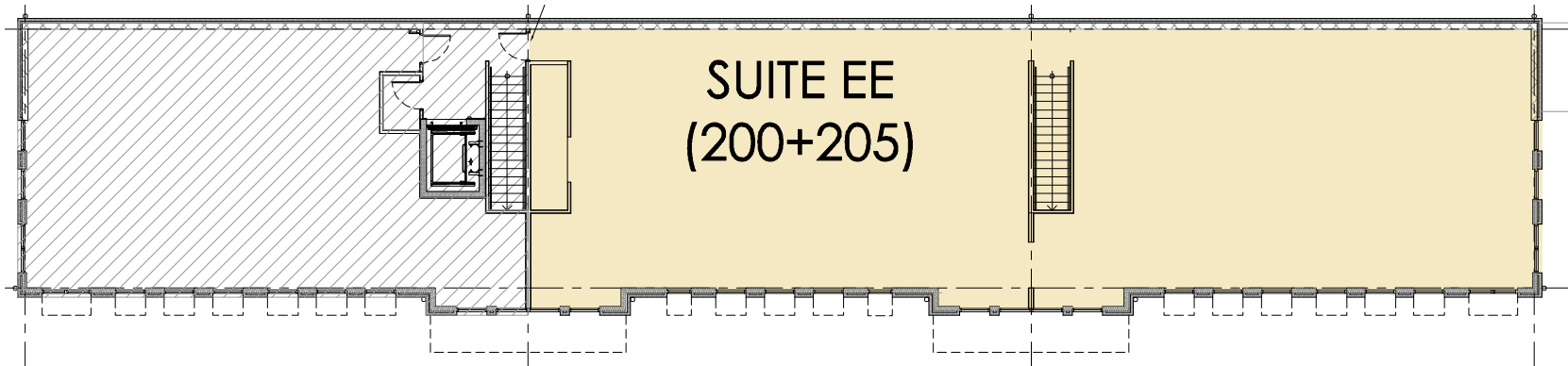
FOR LEASING INFORMATION:

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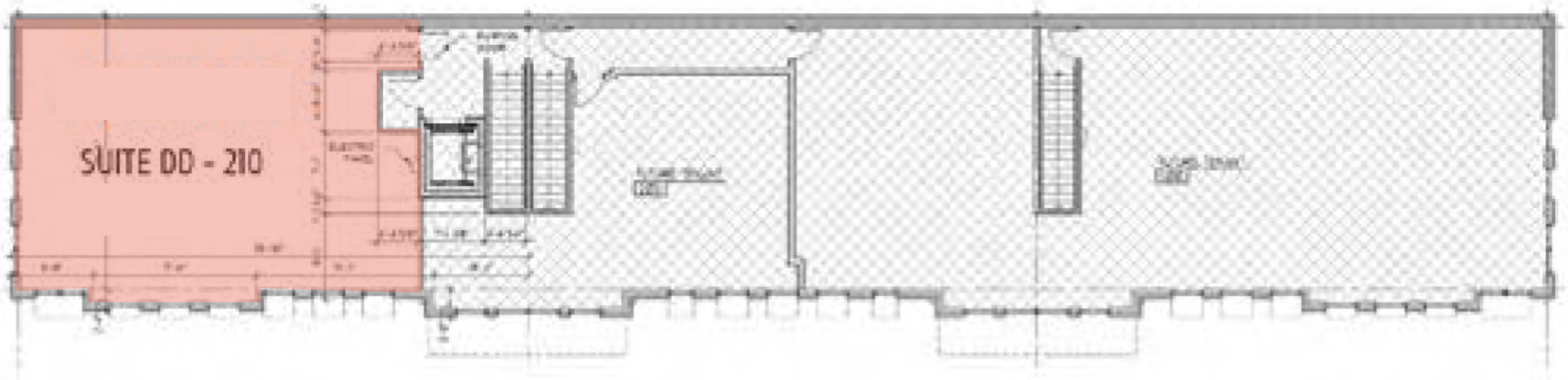


SUITE 205 | 1,700 RSF
Available Immediately

SUITE 200 | 2,031 RSF
Available Immediately



COMBINED SUITE 200 & 205 | 3,697 RSF
Available Immediately



SUITE 210 | 1,719 RSF
Available Immediately



SAMPLE AMENITIES

Dine

- Bean Bar
- Bon Chon Chicken
- BurgerFi
- Plaza Azteca
- Rita's Italian Ice
- The Conche
- Eggspectation
- Firebirds
- Flame Kabob
- Noodles & Company
- Travinia Italian Kitchen

Shop

- GNC
- Orvis
- Spokes
- Ulta
- Altar'd State
- Arts in the Village Gallery
- Charming Charlie
- Plow & Hearth
- Potomac River Running
- White&Ivory Fine Jewelry
- Friilly Frocks

Live

- Banfield Pet Hospital
- European Wax
- Elite Martial Arts
- Eye Level Learning
- G5 Salon
- Hair Cuttery
- Villa Montessori Preschool
- Massage Envy
- Sweet & Sassy
- Swim Kids
- AT&T

- Crystal Brite Cleaners
- Katie's Nails & Spa
- LA | Fitness
- Massage Envy
- Neibauer Dental Care
- Verizon Wireless
- Visionworks
- Wells Fargo Bank

Wegmans

- Wegmans

- Bowlero
- Glow Golf

Enjoy

- Atomic Trampoline
- Smokehouse Live
- Cobb Theatres

WEGMANS



COBB VILLAGE 12 CINEMAS



BOWLERO



SMOKEHOUSE LIVE



TRAVINIA ITALIAN KITCHEN



LA | FITNESS



Denotes "Best of Loudoun 2014 / 2015 / 2016" winners



VILLAGE AT LEESBURG

AERIAL MAP

Village at Leesburg | 1503 & 1507 Dodona Terrace, Leesburg, Loudoun County, VA 20175

