

## Client Full

**763 Southridge Pkwy #208 A, Culpeper, VA 22701**

**Expired**

**Commercial Lease**

**\$850.00**



MLS #: VACU140498  
 Tax ID #: 50-U-1- -8  
 Association: HOA  
 Sub Type: Office  
 Waterfront: No

Leasable SQFT: 530  
 Price / Sq Ft: \$1.60  
 Business Use: Medical  
 Year Built: 1986

### Location

County: Culpeper, VA  
 In City Limits: Yes  
 Legal Subdivision: CULPEPER OFFICE ASSO II  
 Subdiv / Neigh: CULPEPER OFFICE PARK CONDOMINIUM

School District: Culpeper County Public Schools  
 High School: Eastern View  
 Middle/Junior School: Floyd T. Binns  
 Elementary School: Farmington  
 Election District: 7

### Association / Community Info

HOA: Yes

### Taxes and Assessment

Municipal Trash: Yes  
 Zoning: C2

### Commercial Lease Information

Date Available: 03/01/20  
 Business Type: Medical

Current Use: Office  
 Leasable SQFT: 530

### Building Info

Construction Materials: Brick  
 Total Loading Docks: 0  
 Total Levelers: 0  
 Total Drive In Doors: 0

### Lot

Fencing Y/N: No

### Parking

Total Parking Spaces: 0  
 Features: No Parking

### Interior Features

Interior Features: Accessibility Features: 32"+ wide doors, 36"+ wide Halls

### Utilities

Utilities: Central A/C; Heating: Central; Heating Fuel: Electric; Hot Water: Electric; Water Source: Public; Sewer: Public Septic

### Remarks

Public:

Very nice "move-in ready" small suite in sought after location. This mature but very well maintained office park setting is in the Southern quadrant of Culpeper. Only minutes from all services. close-in unassigned surface parking included. Small suites do not last long!

### Directions

From South Main turn onto Southridge Parkway to subject on Left with sign

### Listing Details

Original Price: \$850.00  
Listing Term Begins: 01/24/2020

DOM:  
Listing Terms:  
Off Market Date:

417  
As is Condition  
12/31/21



© BRIGHT MLS - Information, although reliable, is not guaranteed and should be independently verified. Measurements may not be exact and should not be relied upon. School service boundaries are intended to be used as a reference only, to verify school information contact the school and/or school district directly. The offer of compensation is made only to MLS participants under the MLS rules and reciprocal data

share agreements. Copyright 2023. Created: 07/31/2023 10:39 AM



---

Tom Boyd | RE/MAX Gateway | tomboyd@remax.net | Cell: (540) 717-5959