

HERITAGE HUNT CORPORATE PARK

Building A

13575 Heathcote
Boulevard ·
Gainesville, VA
20155



75,000 Square Feet of Class-A Office Building

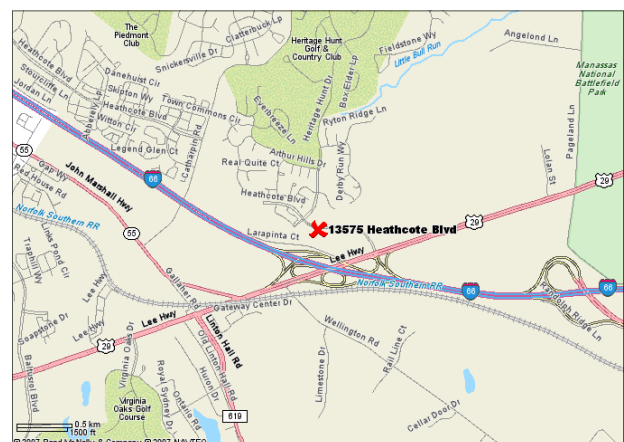


Park Features:

- Highest quality office park on western I-66 Corridor (Class A Office Space)
- 4 building campus totaling 350,000 SF (Building A 75,000 SF, Building B 100,000 SF, Building C 100,000 SF, Building D 75,000 SF)
- Excellent access to I-66 & Route 29
- Visible from I-66
- Route 66 signage opportunities
- Office space available from 1,500 SF to 350,000 SF
- Adjacent to Heritage Hunt Golf and Country Club
- Ideal location for corporate campus

Building Features:

- High-end lobby and elevator finishes
- Abundant Surface Parking (3.4/1,000 SF)
- Walking distance to restaurants, retail, banking & services within Heritage Hunt
- Within one mile of additional amenities at Virginia Gateway
- Serene wooded environment
- Floor plate sizes: 1st floor 21,014, 2nd floor 25,319, 3rd floor, 25,232
- Meets GSA setback requirements
- Developed by Buchanan Partners



For more information contact:

Kingsley McAdam, Buchanan Partners, 301-417-0510, k.mcadam@buchananpartners.com

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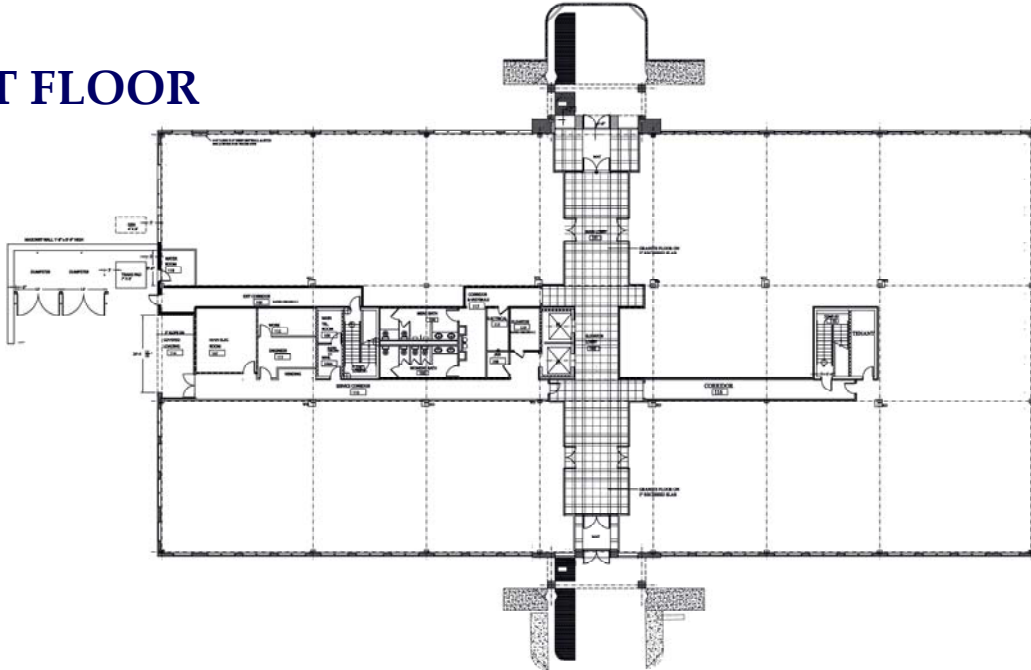


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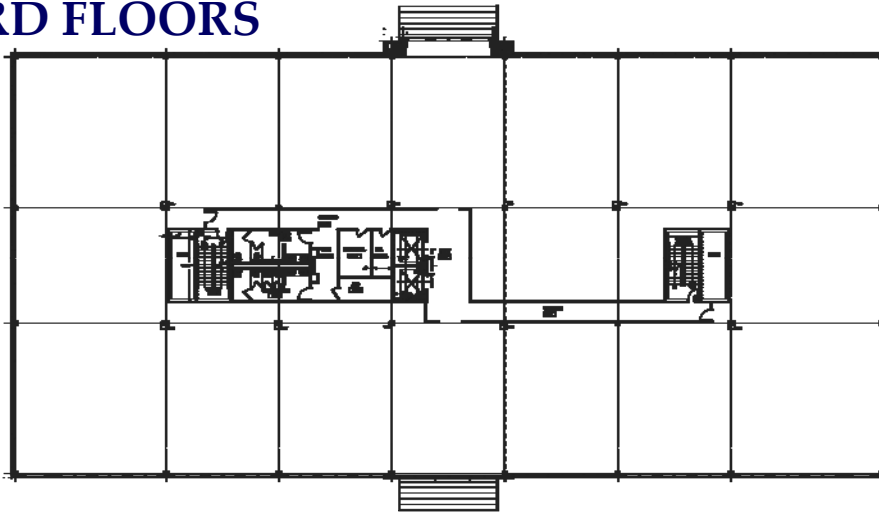
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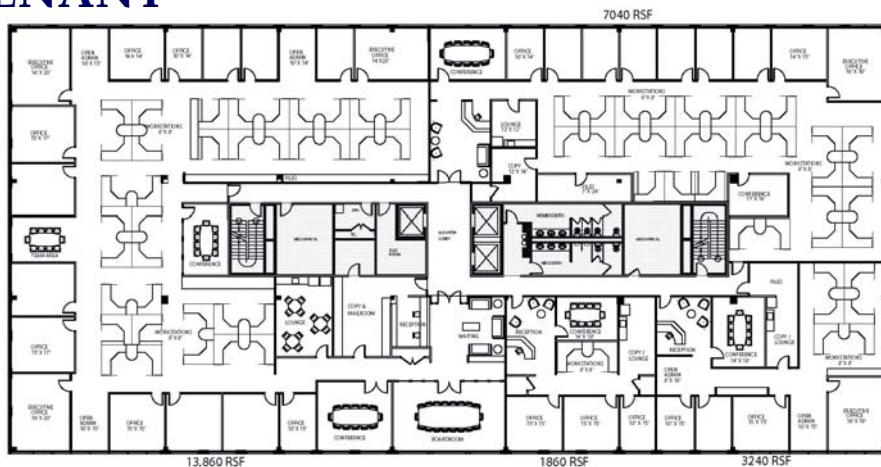
1ST FLOOR



2ND & 3RD FLOORS



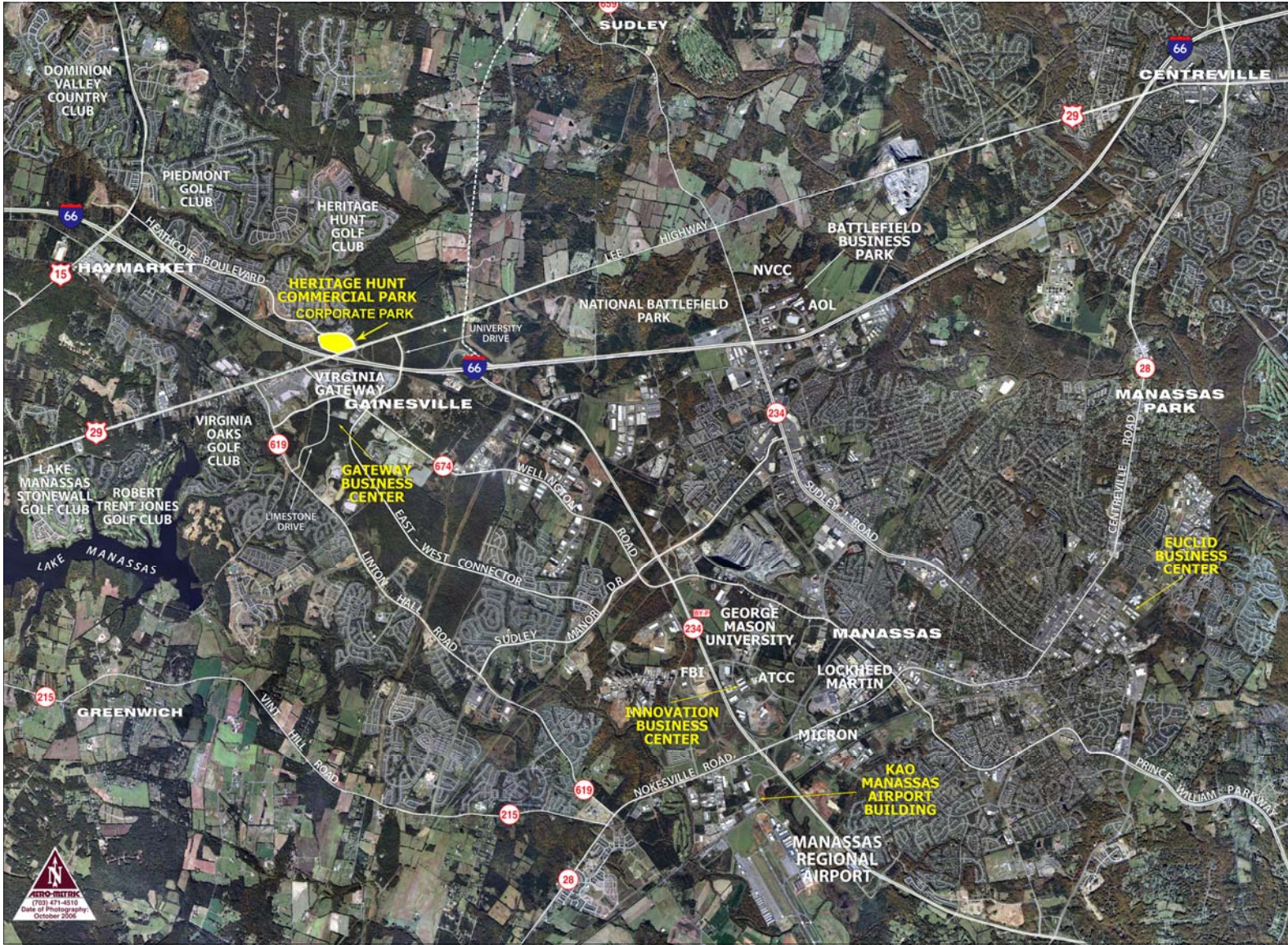
MULTI TENANT



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