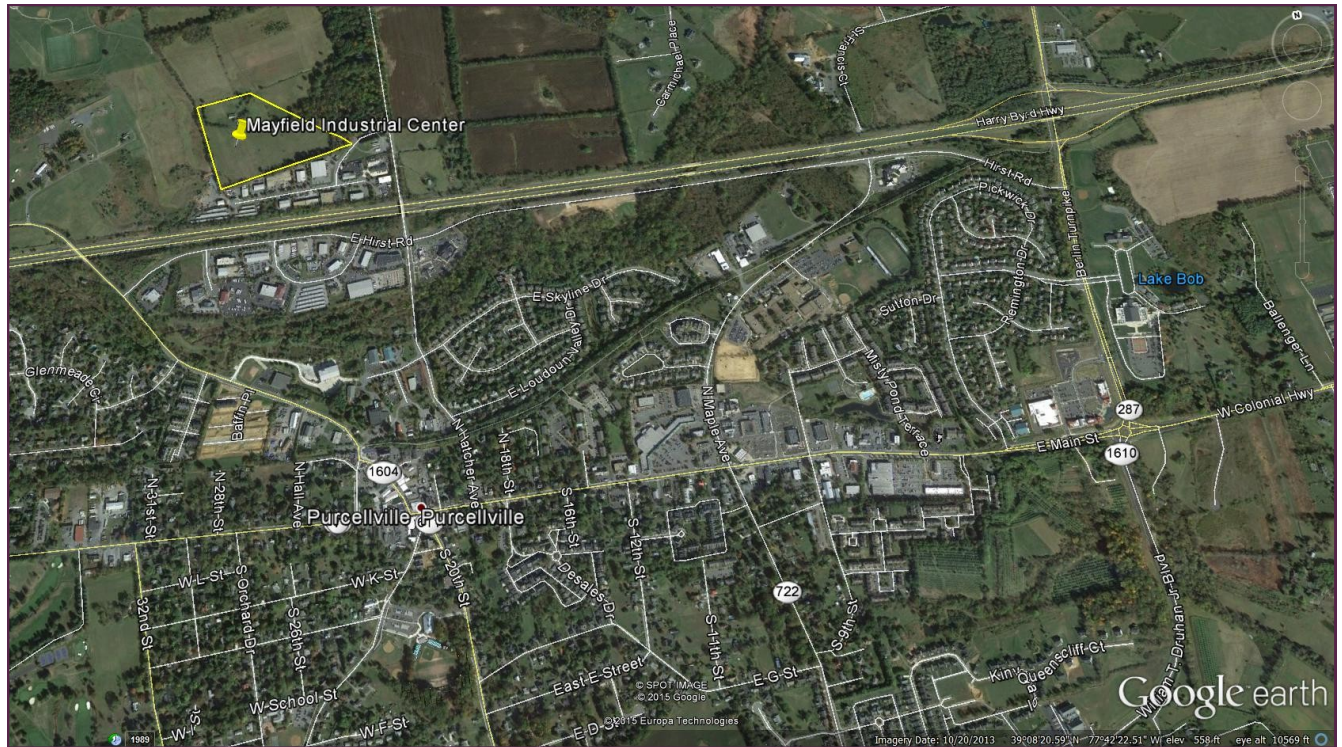


Mayfair Industrial Center



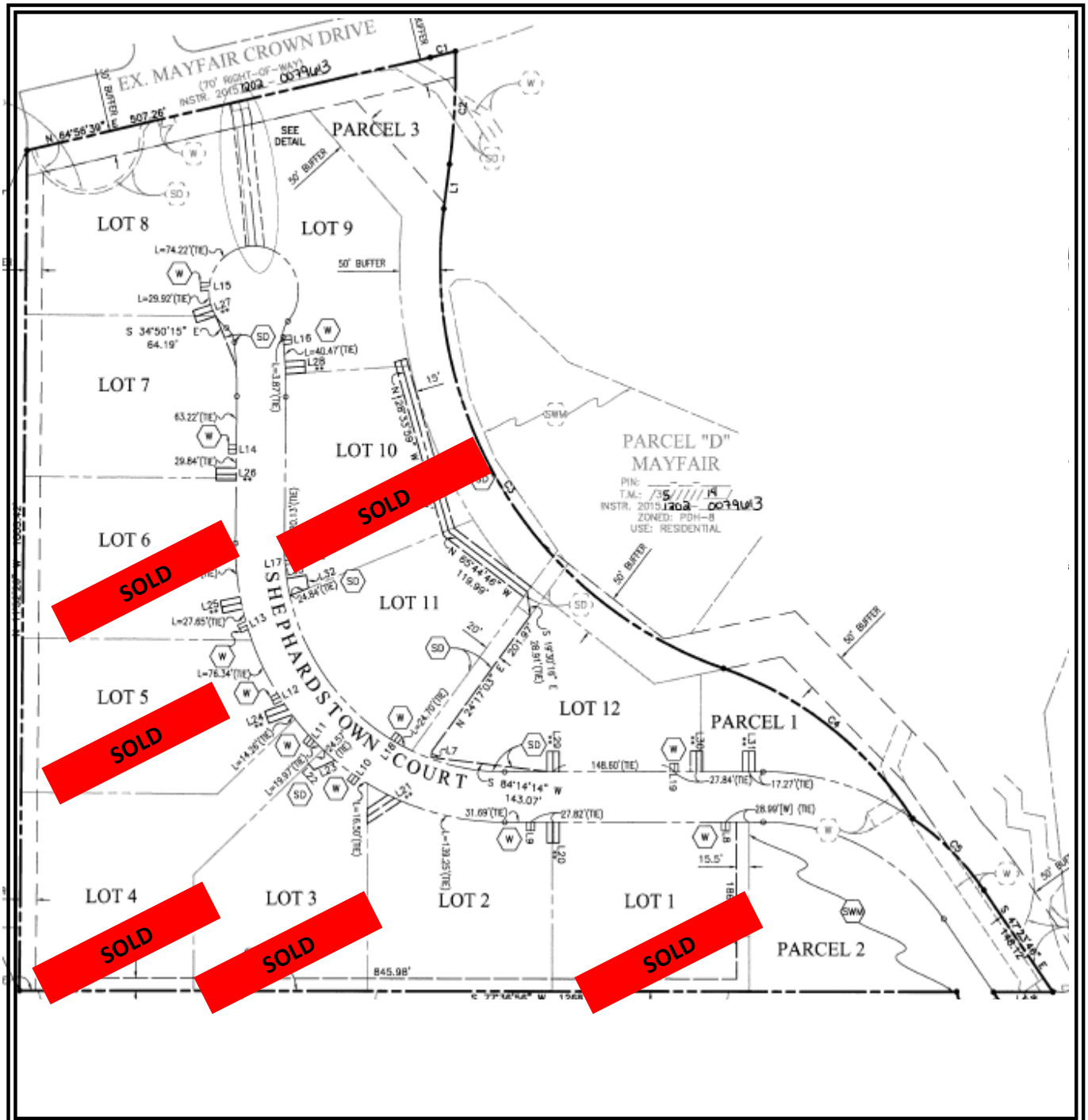
Twelve (12) finished, one acre + Industrial lots zoned M-1 (Limited Industrial) in the Town of Purcellville ideally located between Winchester and Leesburg. 50% sold call now for details!



John Sabo, Commercial Division 703-216-8222
Clinton Chapman, Commercial Associate 571-246-2105
1886 Metro Center Drive, Suite 200
Reston, VA 20190
Office 703-716-2900

Mayfair Industrial Center

Site Plan



Marketing information contained herein is deemed accurate but not guaranteed. All information should be confirmed and verified by the prospective Purchaser. Neither the Owner nor BHHS PenFed Realty, LLC makes any warranty or representation to the validity or accuracy of the information provided herein.

Mayfair Industrial Center

Lots For Sale

Lot #	Gross Acres	Net Acres	Net Square Feet	Price
1	1.12	1.12	48,787	\$545,831
2	1.11	1.11	48,352	\$540,958
3	1.11	1.11	48,352	\$540,958
4	1.38	1.27	55,393	\$627,702
5	1.25	1.17	50,770	\$574,227
6	1.18	1.09	47,521	\$538,212
7	1.15	1.06	46,214	\$523,592
8	1.14	1.03*	44,882	\$510,206
9	1.02	1.02	44,431	\$497,096
10	1.01	1.01	43,996	\$492,223
11	1.02	1.02	44,431	\$497,096
12	1.11	1.11	48,352	\$540,958

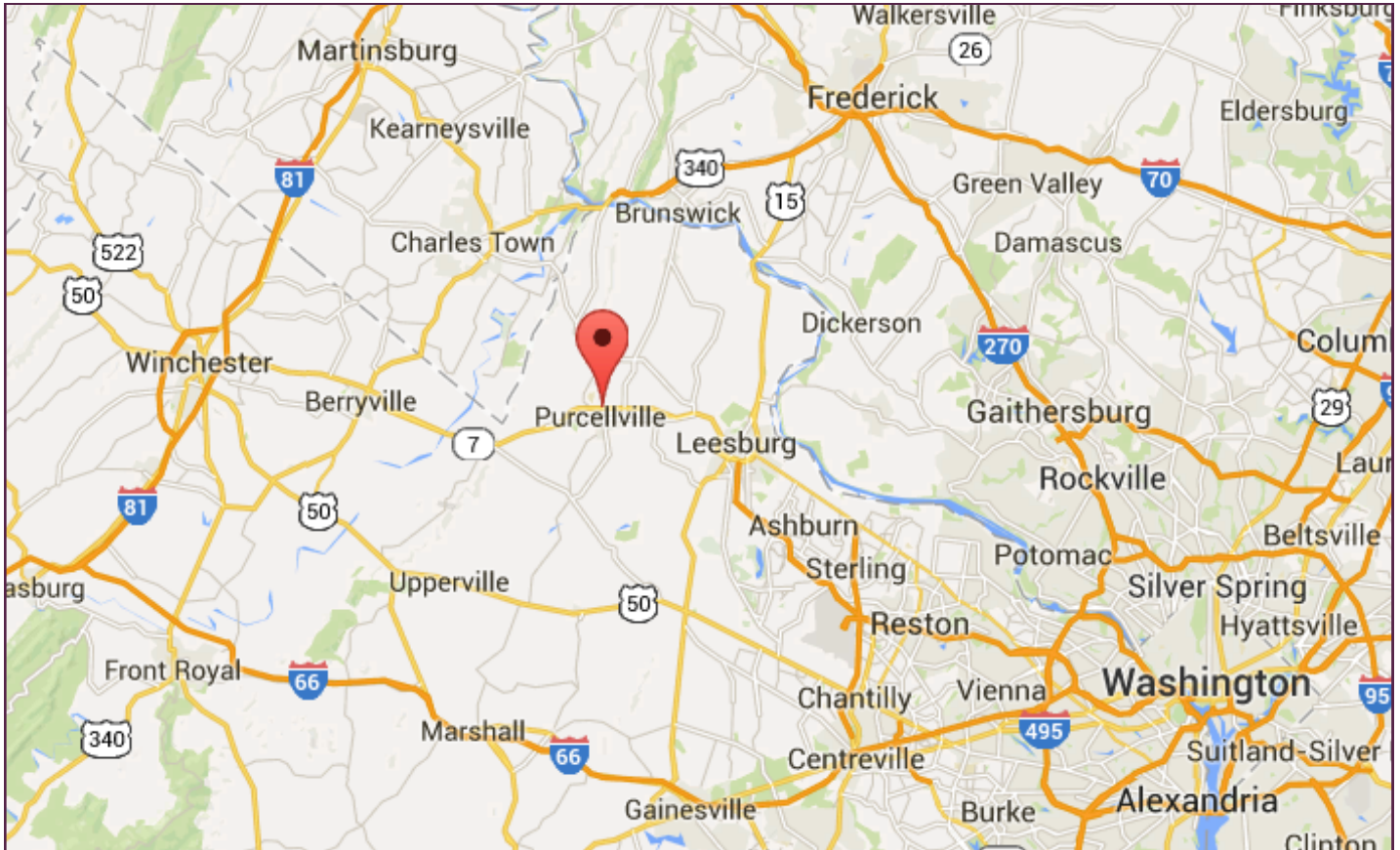
Price includes project storm water detention, public water and sewer to the lot, paved public roads, great access and visibility, adjacent to Brookfield large Mayfair residential project (now selling) featuring 260+ homes. M-1 zoning ideal for contractor storage yards, self-service storage, storage warehouse, distribution center, automotive repair, farm implement and tractor sales, service and repair and many more uses.

* Includes a 3456 S.F. temporary access easement (T.A.E.). Net area excluding T.A.E. is 1.11 acres

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Mayfair Industrial Center

Purcellville, VA



Demographics	3 Miles	5 Miles	10 Miles
2014 Population	16,904	24,131	87,525
Median Household Income	\$138,451	\$143,164	\$114,484
2019 Projected Population	19,889	28,394	102,202



BERKSHIRE HATHAWAY | PenFed Realty
HomeServices

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