



**16156 DAHLGREN RD.,  
DAHLGREN, VA 22485**

### HIGHLIGHTS

- 14,760± SF of Class A Office Space.
- Build-to-Suit
- Great location for US Navy contractors
- Located only 25± miles from Fredericksburg and 53± miles from Washington DC
- Half mile from the Naval Weapons Testing Center
- Parking is 4.5/1,000



For more information contact Phillip Baxter at  
540-847-2385 or [phillip.baxter@svn.com](mailto:phillip.baxter@svn.com)

**1-877-MOTLEYS**  
**svnmotleys.com**