

MEDICAL OFFICE SPACE FOR LEASE



WHAT MATTERS TO YOU >

LOCATION

DIRECTLY ACROSS FROM
NATIONALLY RECOGNIZED INOVA
LOUDOUN HOSPITAL

SIZE

SUITE 190 – 3,214 SF
SUITE 380 – 4,170 SF

RIVERSIDE OFFICE PARK

19500 SANDRIDGE WAY
LANSLOWNE, VIRGINIA 20176

ADDITIONAL FEATURES

- Only minutes to Lansdowne Town Center, a lifestyle town center with over 35 restaurants, services & specialty stores
- Quick access to Route 7 and Dulles International Airport
- Covered parking for physicians with direct access to elevators
- Parking ratio of 3.8 / 1,000 SF
- Superior building air quality with newly installed Needlepoint Bipolar Ionization Air Purification System to reduce airborne particles



CONTACT US TODAY

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Loudoun County Healthcare Demographics

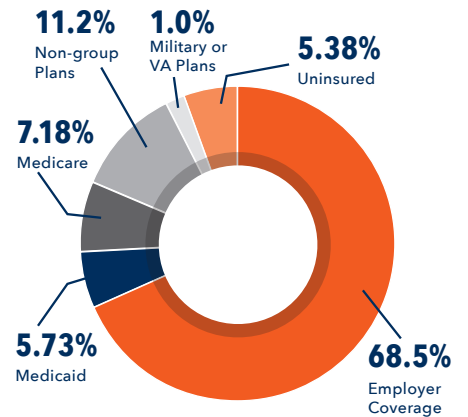
POPULATION	DENSITY
432,998	832 <small>(per square mile)</small>
AGE 65+	MEDIAN AGE
11.9%	38.2
MEDIAN HOUSEHOLD INCOME	HEALTHCARE SPENDING TOTAL
\$182k	\$2.53B

Patient to Clinician Ratio

PRIMARY CARE PHYSICIAN RATIO

1,316 to 1

Payer Mix



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