



FOR LEASE – HISTORIC DISTRICT

709 Caroline Street

Fredericksburg, Virginia 22401

RETAIL OR OFFICE

First Floor Retail Use or Office Use with Basement Storage

900 Square Feet Retail/Office

900 Feet of Storage with Rear Ground Level Exit

Lots of Shelving and Cabinets – Possible Live/Work

Rear Deck & Yard

Full Bath

Rent Retail \$2000 per month First Floor

 Storage \$ 750 per month

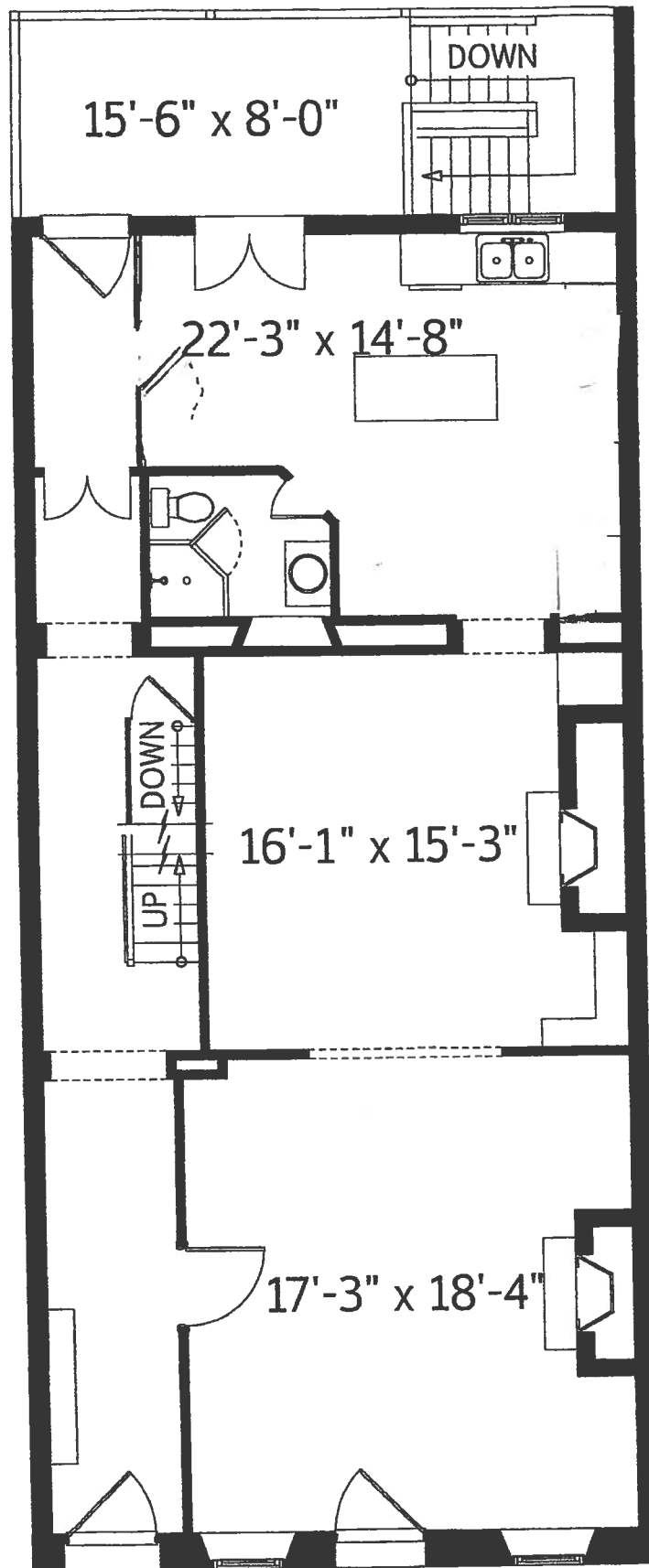
Lease Term - 1 to 3 years

Layouts attached

Contact & Showing Information

Art Chiavaroli
JAZC Associates LLC
540-220-0401
jazcllc@gmail.com

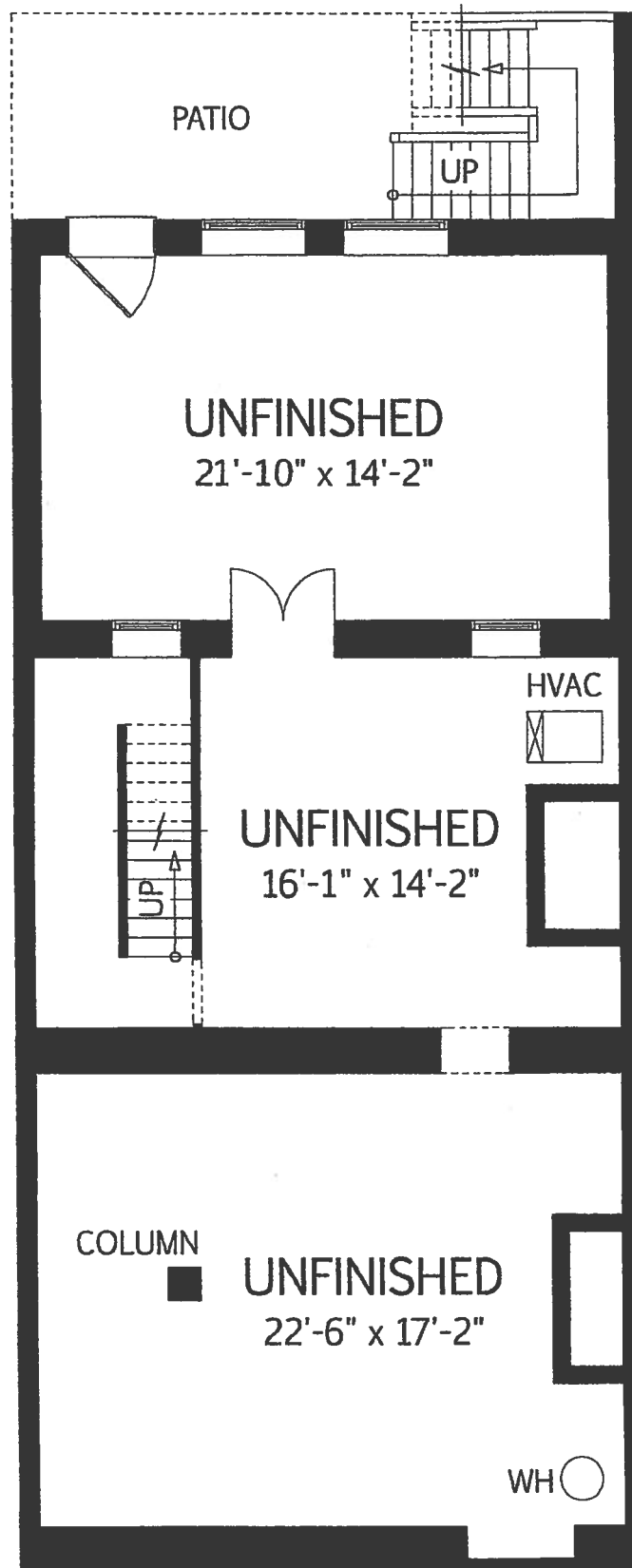
Retail-Office



MAIN LEVEL PLAN

FLOOR PLANS ARE APPROXIMATE AND FOR SALES PURPOSES ONLY
EXCEPTIONALHOMEDESIGNS@GMAIL.COM

Storage Area
for Retail



BASEMENT PLAN

FLOOR PLANS ARE APPROXIMATE AND FOR SALES PURPOSES ONLY
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