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## WASHINGTON BUSINESS JOURNAL

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### **Atlantic ComReal wins OK for office condos in Fairfax**

Washington Business Journal - by Tierney Plumb Staff Reporter

The City of Fairfax has approved plans for a three-story office building to be constructed at the corner of University Drive and Layton Hall Road.

Occupancy at the 25,122-square-foot development at 3801 University Drive is scheduled for next summer.

Developer Atlantic ComReal Cos. Inc. of Vienna selected Trinity Group Construction Inc. of Herndon to construct the building on the 1.5-acre site.

The retail-free building will be sold as office condominiums. Buyers will have the option to purchase multiple condo units to create larger offices. It's zoned to allow a wide range of general office tenants.

"This is another new commercial development that will further contribute to our recent downtown revitalization efforts," said David Hudson, director of the Fairfax Community Development and Planning Department. "This project gives Fairfax more Class A office space in a building that is designed to fit comfortably with the adjoining residential and commercial neighbors."

Morgan Gick McBeath Associates of Falls Church is the building's architect. BB&T of Fairfax is providing the financing of the project.

"This is where we wanted to spend our time and invest our capital. We wanted to develop a quality office building somewhere in the downtown area. It took us five years to find a site," said Charles Graybeal, president of Atlantic ComReal Cos., whose projects include the Quincy Crossing office building and Atherton Apartments in Ballston.

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