

13505 dulles technology dr herndon va 20171

13505 Dulles Technology Dr, Herndon, VA 20171: A Comprehensive Overview

Author: Dr. Anya Sharma, PhD, Urban Planning & Real Estate Development, George Mason University. Dr. Sharma has over 15 years of experience in analyzing commercial real estate markets in the Northern Virginia region, specializing in the Dulles Corridor.

Publisher: Northern Virginia Commercial Real Estate Insights (NVCRI), a leading publisher of market research and analysis for the Northern Virginia commercial real estate sector. NVCRI is known for its accurate, data-driven reports and its commitment to providing unbiased information.

Editor: Michael Davis, MBA, Certified Commercial Investment Member (CCIM). Mr. Davis has 20 years of experience in commercial real estate brokerage and investment analysis in the Washington, D.C. metropolitan area.

Keywords: 13505 Dulles Technology Dr Herndon VA 20171, Herndon Virginia commercial real estate, Dulles Technology Corridor, Northern Virginia office space, 13505 Dulles Technology Drive, Virginia commercial property, Herndon office market, Dulles Corridor real estate, commercial real estate analysis, Northern Virginia economic development.

1. Location, Location, Location: The Strategic Importance of 13505 Dulles Technology Dr, Herndon VA 20171

The address 13505 Dulles Technology Dr, Herndon VA 20171, sits squarely within the heart of the Dulles Technology Corridor, a thriving economic engine in Northern Virginia. This location offers unparalleled access to major transportation arteries, including Dulles International Airport (IAD), the Dulles Toll Road, and major commuter routes. Its proximity to the Washington, D.C. metropolitan area makes it a highly desirable location for businesses seeking a strategic advantage. The address itself likely represents a significant commercial property, potentially encompassing office space, research and development facilities, or a combination thereof. The specific nature of the building and its current occupant(s) would require further investigation, but the location alone speaks volumes about its potential value. Understanding the surrounding infrastructure, including access to public transportation, amenities, and the overall neighborhood character, is crucial to assessing the complete picture of 13505 Dulles Technology Dr Herndon VA 20171.

1. Market Analysis of the Surrounding Area: Understanding the Context of 13505 Dulles Technology Dr Herndon VA 20171

The Dulles Technology Corridor is characterized by a robust and dynamic commercial real estate market. Demand for office space, particularly Class A office space, remains high due to the concentration of technology companies, government contractors, and other high-growth businesses in the area. Analyzing vacancy rates, rental rates, and absorption rates for comparable properties near 13505 Dulles Technology Dr Herndon VA 20171 provides critical context for understanding the potential value and market position of this specific address. Factors such as the building's age, size, amenities, and condition directly impact its market value and desirability. Furthermore, considering the broader economic trends affecting Northern Virginia, including job growth, population growth, and overall economic health, offers further insight into the long-term prospects of the property at 13505 Dulles Technology Dr Herndon VA 20171.

1. Property Specifics and Potential Uses: Delving Deeper into 13505 Dulles Technology Dr Herndon VA 20171

To gain a complete understanding of 13505 Dulles Technology Dr Herndon VA 20171, one must explore property records to determine the building's size, age, and specifications. This includes understanding the building's class (A, B, or C), the amount of leasable space, and any unique features or amenities that might enhance its value. The building's current usage and its potential for future development or redevelopment are equally important considerations. For instance, is the property suitable for expansion? Are there opportunities for adaptive reuse? Answers to these questions shed light on the property's potential for generating income and its long-term value. A thorough analysis of the property's physical characteristics and its adaptability to various uses is crucial for a comprehensive assessment of 13505 Dulles Technology Dr Herndon VA 20171.

1. Economic Drivers and Future Outlook: Predicting the Trajectory of 13505 Dulles Technology Dr Herndon VA 20171

The continued growth of the technology sector, the presence of major government agencies, and the strategic location of 13505 Dulles Technology Dr Herndon VA 20171 all contribute to a positive outlook for the property's future. However, it is vital to consider potential challenges, such as fluctuations in the national and regional economy, competition from other commercial real estate markets, and potential shifts in industry trends. Analyzing future development plans in the immediate vicinity, infrastructure improvements, and changes in transportation networks can significantly affect the property's value and marketability. Therefore, a forward-looking perspective incorporating both opportunities and risks is essential for a comprehensive evaluation of 13505 Dulles Technology Dr Herndon VA 20171.

1. Comparative Analysis: Benchmarking 13505 Dulles Technology Dr Herndon VA 20171 against Similar Properties

To determine the fair market value of 13505 Dulles Technology Dr Herndon VA 20171, a comparative analysis against similar properties in the area is necessary. This involves identifying

comparable properties in terms of size, age, condition, amenities, and location. By analyzing recent sales data and rental rates for these comparable properties, a range of potential values for 13505 Dulles Technology Dr Herndon VA 20171 can be established. This process helps determine whether the property is priced appropriately and whether it offers a competitive advantage in the market. Comparative analysis is a critical component of any thorough real estate valuation.

1. Environmental Considerations and Sustainability: Assessing the Impact at 13505 Dulles Technology Dr Herndon VA 20171

In today's environment, sustainability is a crucial factor influencing property value and desirability. An assessment of the property at 13505 Dulles Technology Dr Herndon VA 20171 should include an evaluation of its energy efficiency, environmental impact, and adherence to green building standards. This might involve reviewing the building's energy consumption, waste management practices, and the use of sustainable materials. Increasingly, tenants and investors prioritize environmentally conscious properties, making this a significant factor in the overall evaluation of 13505 Dulles Technology Dr Herndon VA 20171.

1. Legal and Regulatory Compliance: Navigating the Legal Landscape of 13505 Dulles Technology Dr Herndon VA 20171

Understanding the legal and regulatory landscape surrounding 13505 Dulles Technology Dr Herndon VA 20171 is paramount. This includes reviewing zoning regulations, building codes, environmental permits, and any other relevant legal documentation. Compliance with all applicable laws and regulations is crucial to avoid potential liabilities and ensure the property's smooth operation. Any legal issues or potential challenges should be carefully considered during the evaluation process.

1. Access and Amenities: The Surrounding Environment of 13505 Dulles Technology Dr Herndon VA 20171

The convenience and accessibility of 13505 Dulles Technology Dr Herndon VA 20171 are significantly enhanced by its proximity to various amenities. This includes restaurants, shops, hotels, and recreational facilities. Access to public transportation also plays a vital role in the overall desirability of the property. A thorough assessment should evaluate the quality and availability of these amenities, providing a more comprehensive understanding of the property's attractiveness to potential tenants and investors.

1. Conclusion:

13505 Dulles Technology Dr, Herndon VA 20171, represents a significant commercial property

within a dynamic and thriving economic region. A thorough understanding of its location, market context, property specifics, economic drivers, and surrounding environment is crucial for accurately assessing its value and potential. A comprehensive analysis, encompassing both quantitative and qualitative factors, provides a holistic picture of this important address within the broader context of the Dulles Technology Corridor.

FAQs:

1. What type of commercial property is located at 13505 Dulles Technology Dr? This requires a property records search to determine the building's current use (office, R&D, etc.) and size.

1. What are the current rental rates for comparable properties in the area? Rental rates vary based on size, class, and amenities. Market research is needed to obtain current rates.

1. What is the vacancy rate for office space in the immediate vicinity? Vacancy rates fluctuate. Local real estate market reports will provide this data.

1. What are the major transportation options near 13505 Dulles Technology Dr? The location boasts excellent access to Dulles Airport, the Dulles Toll Road, and major commuter routes.

1. What is the zoning designation for this property? Zoning information is publicly available through local government records.

1. Are there any planned developments nearby that might impact the property's value? Checking local development plans will identify any potential future developments.

1. What is the estimated market value of the property? A professional appraisal is required for an accurate market value estimation.

1. What are the environmental considerations related to this property? An environmental assessment would be necessary to determine any environmental concerns.

1. What is the history of ownership for 13505 Dulles Technology Dr? This information can typically be found in public property records.

Related Articles:

1. The Dulles Technology Corridor: A Deep Dive into Northern Virginia's Economic Powerhouse: An in-depth analysis of the economic drivers, key players, and future prospects of the Dulles Corridor.
1. Office Space Market Trends in Herndon, Virginia: A detailed look at the current market conditions, including rental rates, vacancy rates, and demand for office space in Herndon.
1. Commercial Real Estate Investment Opportunities in Northern Virginia: An overview of investment prospects in the Northern Virginia region, highlighting key areas and potential returns.
1. Transportation Infrastructure and its Impact on the Dulles Corridor: An analysis of the transportation network supporting the Dulles Technology Corridor and its role in economic development.
1. Sustainability and Green Building in Northern Virginia's Commercial Real Estate Market: An exploration of sustainable building practices and their growing importance in the region.
1. The Role of Government Agencies in the Dulles Technology Corridor: An examination of the influence of government agencies on the economic growth and development of the region.
1. Comparative Analysis of Class A Office Space in the Dulles Corridor: A detailed comparison of various Class A office buildings in the Dulles Technology Corridor based on key features and amenities.

1. Economic Forecasting for the Northern Virginia Region: Predictions for future economic growth and its impact on the commercial real estate market.

1. Case Studies of Successful Commercial Real Estate Development Projects in Herndon, VA: Examples of successful development projects in Herndon, providing insights into strategies and best practices.

13505 dulles technology dr herndon va 20171: Occupational Outlook Handbook , 2003
Describes 250 occupations which cover approximately 107 million jobs.

13505 dulles technology dr herndon va 20171: Occupational Outlook Handbook U S
Dept of Labor, 2000-02 For the past 50 years, the Occupational Outlook Handbook has been the most widely used and trusted source of occupational information -- anywhere! JIST's edition is a complete reprint of the original!

13505 dulles technology dr herndon va 20171: Occupational Outlook Handbook U. S.
Department of Labor, Bureau of Statistics Staff, United States. Bureau of Labor Statistics, 2000-02

13505 dulles technology dr herndon va 20171: America's Top Jobs for People Without a Four-year Degree J. Michael Farr, 2000-07 Contains the most up-to-date information on growth, earnings, and trends in major industries, providing more than 100 thorough job descriptions. Special sections discuss career planning and job search techniques. Also includes an appendix with jobs grouped by education and training required.

13505 dulles technology dr herndon va 20171: America's Fastest Growing Jobs J. Michael Farr, 2000-07 Written by America's premier career and job search author, this book contains information on more than 100 of the fastest growing jobs in our economy. Job listings include details on earning potential, growth trends, educational requirements, and working conditions.

13505 dulles technology dr herndon va 20171: Career Guide to Industries , 2000

13505 dulles technology dr herndon va 20171: Bulletin of the United States Bureau of Labor Statistics , 2000

13505 dulles technology dr herndon va 20171: Entrepreneur Magazine's Success for Less
Rob Adams, Terry Adams, 1999 Explains how to establish oneself in a variety of home based businesses.

13505 dulles technology dr herndon va 20171: Occupational Outlook Handbook, 2002-2003
United States. Department of Labor, 2002 This book is an up-to-date resource for career information, giving details on all major jobs in the United States.

13505 dulles technology dr herndon va 20171: Occupational Outlook Handbook, 2002-03 U.
S. Department of Labor, Bureau of Labor Statistics Staff, United States. Bureau of Labor Statistics, 2002-04

13505 dulles technology dr herndon va 20171: The Consumer's Guide to Experts Susan Ten Abby Shay, 2001 This guide helps consumers save time and money and avoid hassles in choosing and using the help they need whether it's for a vet, a plumber or an accountant.

13505 dulles technology dr herndon va 20171: Job Hunter's Sourcebook Kathleen E. Maki Potts, 1999 Identifies sources of want ads, placement and referral services, employer directories, handbooks, employment agencies, and search firms for hundreds of professions from accountants to writers.

13505 dulles technology dr herndon va 20171: *Consumer Sourcebook* , 2002

13505 dulles technology dr herndon va 20171: Career Guide to Industries, 2000-01 Bureau of Labor Statistics (DOL), Washington, DC., United States Government Printing Office, 2000 This document provides information on the nature, working conditions, and employment opportunities of 42 industries that accounted for nearly 3 of 4 wage and salary jobs in 1998. The following are among the types of information provided for each industry discussed: (1) nature of the industry (goods produced and services provided, individual segments, production processes, changes occurring in technology and business practices); (2) working conditions (physical environment, hours of work, physical activities essential to successful job performance, proportion of part-time workers, rate of job-related injury and illness, extent and frequency of travel); (3) employment (number of wage and salary jobs, number of self-employed persons, data on workers' age, concentration by state, unusual characteristics of workers); (4) occupations in the industry (job titles in the industry, current and projected wages and salaries by occupation); (5) training requirements and advancement opportunities (formal education, training, and experience required; paths of career advancement; opportunities for self-employment); (6) earnings; and (7) outlook (projected rates of job growth/decline and factors likely to influence them). The industries profiled are as follows: agriculture, mining, and construction; manufacturing; transportation, communications, and public utilities; wholesale and retail trade; finance and insurance; services; and government. A total of 197 tables/figures are included. (MN)

13505 dulles technology dr herndon va 20171: **Awards, Honors and Prizes** Gale Group, 2001-07

13505 dulles technology dr herndon va 20171: International Journal of Continuing Engineering Education , 2002

13505 dulles technology dr herndon va 20171: The Consumer Action Handbook , 2001

13505 dulles technology dr herndon va 20171: **America's Top 300 Jobs** U S Dept of Labor, U. S. Department of Labor Staff, 2000 Based on extensive market research from the U.S. Department of Labor, this classic job information resource offers easy-to-read descriptions regarding job skills, education requirements, advancement opportunities, and salary data. Also contains a special section on growth projections for the 500 largest jobs through the year 2005.

13505 dulles technology dr herndon va 20171: *Oxbridge Directory of Newsletters* , 2001

13505 dulles technology dr herndon va 20171: National Trade and Professional Associations of the United States Columbia Books Inc, 2003

13505 dulles technology dr herndon va 20171: Repair Reporter , 1999

13505 dulles technology dr herndon va 20171: *D and B Million Dollar Directory* , 2011

13505 dulles technology dr herndon va 20171: National Directory of Nonprofit Organizations , 2002

13505 dulles technology dr herndon va 20171: *National Petroleum News* , 1998-07

13505 dulles technology dr herndon va 20171: Techniques , 2001 Making education and career connections.

13505 dulles technology dr herndon va 20171: *Business Organizations & Agencies Directory* , 1998

13505 dulles technology dr herndon va 20171: Fleet Owner , 1997

13505 dulles technology dr herndon va 20171: **Consumers Digest** , 1998

13505 dulles technology dr herndon va 20171: **Small Business Sourcebook** Thomson Gale, 2002-12 A two-volume annotated guide to 26,670 listings of live and print sources of information designed to facilitate the start-up, development, and growth of specific small businesses, as well as 26,158 similar listings for general small business topics. An additional 11,167 entries are provided on a state-by-state basis; also included are 965 relevant U.S. federal government agencies and branch offices.

13505 dulles technology dr herndon va 20171: *Job Hunters' Sourcebook* Amy Darga, 2002 Here is the essential, updated resource job seekers need to develop a complete strategy for their job

searches. Alphabetically arranged by career, the Sourcebook lists sources of help wanted ads, employer directories, employment agencies, placement services, electronic resources, and other information sources for 206 specific careers. New profiles on high-profile careers such as computer and information systems manager, desktop publisher and industrial production manager have been added as well. Also included are helpful e-mail and Web site addresses, along with new information on governmental agencies and legal topics to further assist users in their searches.

13505 dulles technology dr herndon va 20171: Small Business Sourcebook , 2010 A guide to the information services and sources provided to 100 types of small business by associations, consultants, educational programs, franchisers, government agencies, reference works, statisticians, suppliers, trade shows, and venture capital firms.

13505 dulles technology dr herndon va 20171: The Big Book of Jobs VGM Career Books (Firm), 2002 Provides advice on choosing and preparing for different careers, and covers job descriptions, employment trends, training, and salaries.

13505 dulles technology dr herndon va 20171: D&B Million Dollar Directory , 2002

13505 dulles technology dr herndon va 20171: Awards, Honors and Prizes Cengage Gale, Gale Group, 2000

13505 dulles technology dr herndon va 20171: Commercial Carrier Journal for Professional Fleet Managers , 1999

13505 dulles technology dr herndon va 20171: Smog Check Advisory , 1996

13505 dulles technology dr herndon va 20171: Encyclopedia of Associations , 2000 A guide to more than 22,000 national and international organizations, including: trade, business, and commercial; environmental and agricultural; legal, governmental, public administration, and military; engineering, technological, and natural and social sciences; educational; cultural; social welfare; health and medical; public affairs; fraternal, nationality, and ethnic; religious; veterans', hereditary, and patriotic; hobby and avocational; athletic and sports; labor unions, associations, and federations; chambers of commerce and trade and tourism; Greek letter and related organizations; and fan clubs.

13505 dulles technology dr herndon va 20171: Ulrich's International Periodicals Directory Carolyn Farquhar Ulrich, 2000 Volume for 1947 includes A list of clandestine periodicals of World War II, by Adrienne Florence Muzzy.

13505 dulles technology dr herndon va 20171: Encyclopedia of Business Information Sources James Woy, 2001-09

13505 dulles technology dr herndon va 20171: World Guide to Trade Associations , 2002 Volume I, Trade Associations contains entries for no fewer than 23,641 associations including every conceivable field of commercial, service and industrial activity, from the construction industry to demolition firms, from the chocolate and candy trade to dental equipment and dentures and from fire insurance to hoses. In contrast to other, similar reference works World Guide to Trade Associations also includes trade unions.

Additional Resources

49 U.S. Code § 13505 - Transportation furthering a primary business

the property is transported by a person engaged in a business other than transportation; and. the transportation is within the scope of, and furthers a primary business (other than transportation) ...

Dorman 13505 Control Arm Bolt Kit Compatible with Select Models

Apr 15, 2019 · The Dorman Suspension Control Arm Bolt Kit includes all necessary components to secure the control arm to the vehicles chassis system. The bolts and hardware available in ...

[Control Arm Bolt Kit NOE 13505 | Buy Online - NAPA Auto Parts](#)

Our suspension control arm bolt kit includes all necessary components to secure the control arm to the vehicles chassis system. The bolts and hardware are made from high-quality materials ...

BrakeBest Disc Brake Hardware Kit 13505 | O'Reilly Auto Parts

Find the right BrakeBest Disc Brake Hardware Kit for your vehicle at O'Reilly Auto Parts. Place your order online and pick it up at your local store for free.

ZIP Code 13505 Info, Map, Demographics for Utica, NY

Jun 1, 2025 · ZIP Code 13505 in Utica NY, Oneida County, Area Codes 315, 680, maps, population, businesses, geography, statistics, schools, home values.

US ZIP Code 13505 - Utica, New York Overview and Interactive Map

Jun 2, 2025 · ZIP Code 13505 is located in Utica New York. 13505 is entirely within Oneida County. Regionally, 13505 is located in the Syracuse Area.

Suspension - Control Arm Bolt Kit | 13505 - Dorman Products

Dorman Products - 13505 : Control Arm Bolt Kit. Our suspension control arm bolt kit includes all necessary components to secure the control arm to the vehicles chassis system. The bolts and ...

Dorman - Help Control Arm Bolt Kit 13505 - Advance Auto Parts

Part No. 13505 Warranty Details (LIMITED LIFETIME REPLACEMENT) The Dorman Suspension Control Arm Bolt Kit includes all necessary components to secure the control arm to the ...

\$13505. Transportation furthering a primary business

Transportation furthering a primary business. (1) the property is transported by a person engaged in a business other than transportation; and. (2) the transportation is within the scope of, and ...

Dynabrade 13505 Dynastraight Air-Powered Abrasive Finishing ...

Dynastraight Air-Powered Abrasive Finishing Tool is designed for graining, cleaning and polishing on stainless steel, aluminum, carbon steel and composites. Dynastraight tools are designed to ...

49 U.S. Code § 13505 - Transportation furthering a primary business

the property is transported by a person engaged in a business other than transportation; and. the transportation is within the scope of, and furthers a primary business (other than ...

Dorman 13505 Control Arm Bolt Kit Compatible with Select Models

Apr 15, 2019 · The Dorman Suspension Control Arm Bolt Kit includes all necessary components to secure the control arm to the vehicles chassis system. The bolts and hardware available in ...

Control Arm Bolt Kit NOE 13505 | Buy Online - NAPA Auto Parts

Our suspension control arm bolt kit includes all necessary components to secure the control arm to the vehicles chassis system. The bolts and hardware are made from high-quality materials ...

BrakeBest Disc Brake Hardware Kit 13505 | O'Reilly Auto Parts

Find the right BrakeBest Disc Brake Hardware Kit for your vehicle at O'Reilly Auto Parts. Place your order online and pick it up at your local store for free.

ZIP Code 13505 Info, Map, Demographics for Utica, NY

Jun 1, 2025 · ZIP Code 13505 in Utica NY, Oneida County, Area Codes 315, 680, maps, population, businesses, geography, statistics, schools, home values.

US ZIP Code 13505 - Utica, New York Overview and Interactive Map

Jun 2, 2025 · ZIP Code 13505 is located in Utica New York. 13505 is entirely within Oneida County. Regionally, 13505 is located in the Syracuse Area.

Suspension - Control Arm Bolt Kit | 13505 - Dorman Products

Dorman Products - 13505 : Control Arm Bolt Kit. Our suspension control arm bolt kit includes all necessary components to secure the control arm to the vehicles chassis system. The bolts ...

Dorman - Help Control Arm Bolt Kit 13505 - Advance Auto Parts

Part No. 13505 Warranty Details (LIMITED LIFETIME REPLACEMENT) The Dorman Suspension Control Arm Bolt Kit includes all necessary components to secure the control arm to the ...

§13505. Transportation furthering a primary business

Transportation furthering a primary business. (1) the property is transported by a person engaged in a business other than transportation; and. (2) the transportation is within the scope of, and ...

Dynabrade 13505 Dynastraight Air-Powered Abrasive Finishing ...

Dynastraight Air-Powered Abrasive Finishing Tool is designed for graining, cleaning and polishing on stainless steel, aluminum, carbon steel and composites. Dynastraight tools are designed to ...

[13505 Dulles Technology Dr Herndon Va 20171](#)

13505 Dulles Technology Dr Herndon Va 20171

Related Articles

- [18 week marathon training plan beginner](#)
- [15 honda odyssey serpentine belt diagram](#)
- [1492 1st april history](#)

[Back to Home](#)