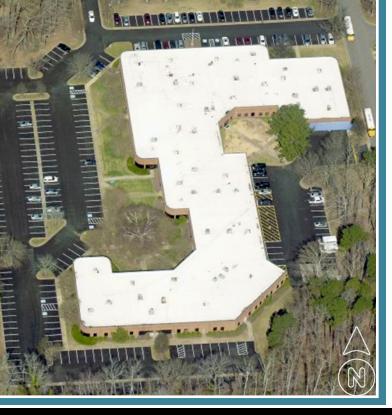
FLEX / OFFICE FOR LEASE

HAMPTON II 303 Butler Farm Road Hampton, VA 23666



ABOUT PROPERTY

- Space can be converted to warehouse
- Designed per tenant specifications
- Building signage available
- Ample parking
- Zoned HRC-1
- Available Space
 Suite 108-B: 1,376 SF Available 01/1/2025
- **■** LEASE RATE: \$15.50 | FULL SERVICE



FLOOR PLANS - SUITE 108-B | 1,376 SF | Hampton II

EXISTING FLOOR PLAN

TENANT ROSTER

Suite 100 Rivermont School
Suite 103, 104 Williamsburg Pavilion

Suite 104A Hampton Roads

Gastroenterology
Suite 105 Lane Construction

Suite 106A Insight Enterprises

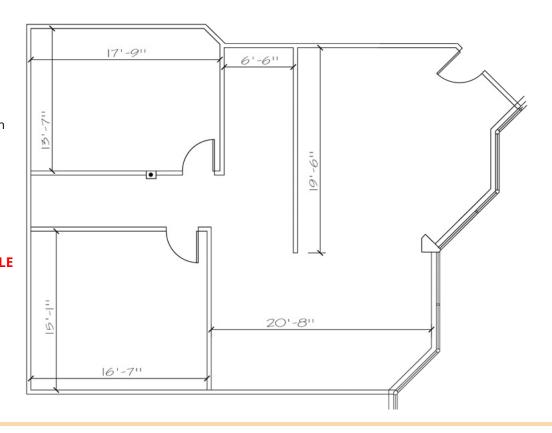
Suite 107 FGS, Inc.

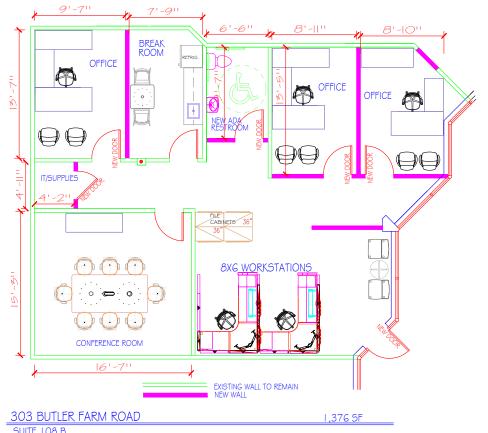
Suite 108-A Lane Construction

SUITE 108-B 1,376 SF AVAILABLE JANUARY 1, 2025

1, 100 116 Herestee Helevelle

Suite 109-116 Hampton University





SAMPLE PLAN A

FLOOR PLANS - SUITE 108-B | 1,376 SF | Hampton II

SAMPLE PLAN B

BREAK
ROOM
ROOM
ROOM
ROOM
ROOM
ROOM
RECEPTION

BY A LIVE
RECEPTION

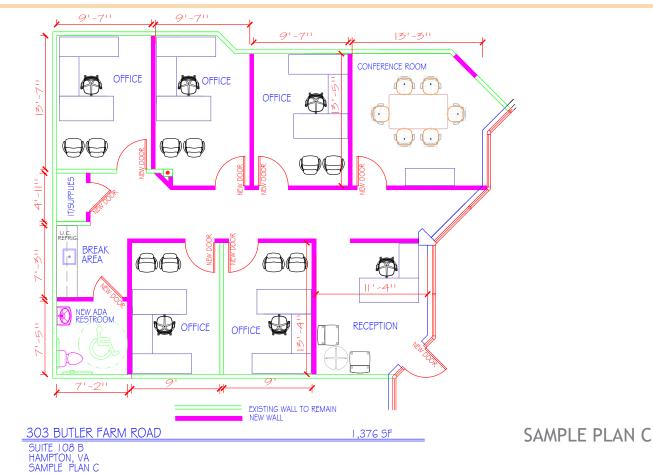
BREAK
ROOM
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RECEPTION

BY A LIVE
RECEPTION

BREAK
ROOM
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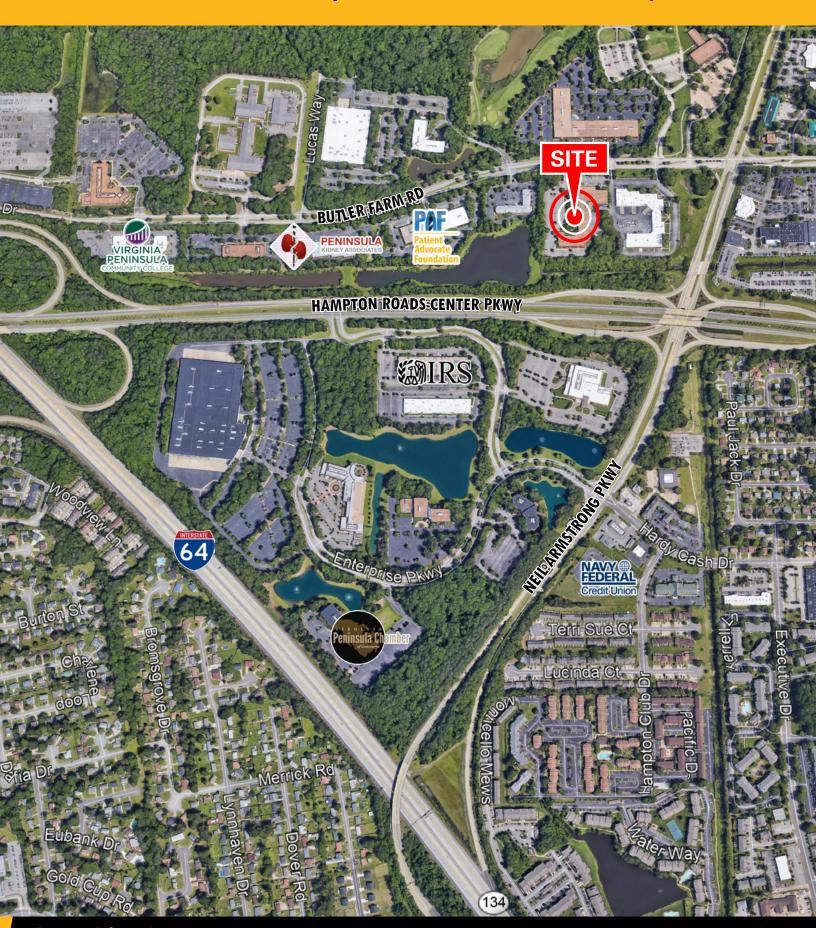
BY A LIVE
RECEPTION

BREAK
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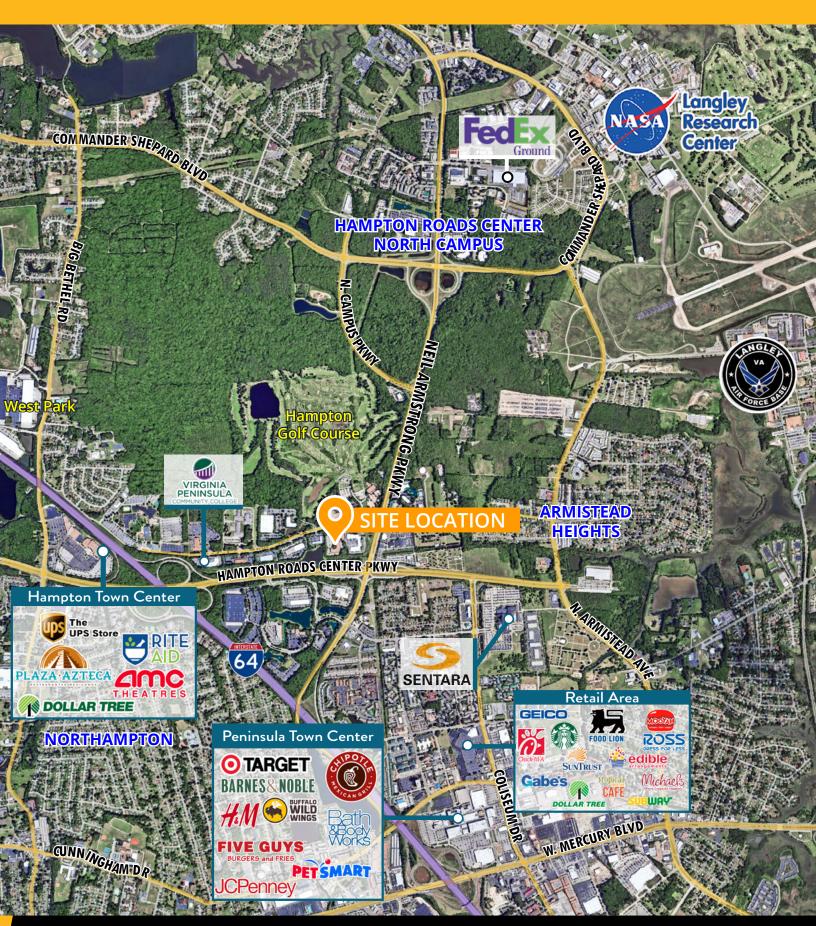


HARVEY LINDSAY
COMMERCIAL REAL ESTATE

SITE IDENTIFICATION | 303 Butler Farm Road, Hampton, VA



AREA MAP 303 Butler Farm Road, Hampton, VA



								200000000000000000000000000000000000000			PERMITTE				
Permission Key: P=	permitt	ed by-rig	ht	UP = us	e permi	P	C = plannir	ng comm	ission act	ion	SX = spec	ial excep		ZA = zo	
													Spe	cial Zoni	ng Dist
USES		Lan	gley Flig	ht Appro	oach		Residential Transition		Buc		Hampton Roads Center				
	LFA-1	LFA-2	LFA-3	LFA-4	LFA-5	LFA-6	RT-1	BB-1	BB-2	BB-3	BB-4	BB-5	HRC-1	HRC-2	HRC-
RESIDENTIAL - 1, 2 & MULTIFAMILY		Value III San				-					100000				
1-family detached dwelling	400	Real Land		100000	Р		P*	P	Р	P	THE REAL PROPERTY.	10000	1001340		
2-family dwelling (on one lot)		Si vinia			Man.	By Cast	THE STATE OF	P	P	P	THE REAL PROPERTY.	THE COLUMN			
duplex dwelling (on two fee-simple lots)			501				P*	P	P	P					
multifamily dwelling	TO FREE PRO	SIDE	100000	Harry II		TO COM	UP*		P	P	P	P			
townhouse (on a fee-simple lot)		The state of			7-620	Name of	Р								-
manufactured home			20.50	C. P. C. T.	10000										
manufactured/mobile home park	1.13	ME EX		8 0 9			UP*								
manufactured/mobile home subdivision	470000				7		UP*	METERSON, N	TO THE	The Wall	TO COLUMN	THE THE			
upper-floor dwelling units	10 July 10 Jul									P*	P*	P*			
dwelling unit for resident caretaker/watchman	P*	P*	PO T	P*	Way.	P*		NE SW	00000	- Company		O SEAT			P*
home occupation	No.		ig altern		P*	Name of	P*	P*	P*	P*	P*	P*	V/04V/81	18 200	12
GROUP LIVING															
boarding/rooming house	11.71	a sure à			FETTING	17727	Р	102 W.					200 DAY	5555	TO BE
detention facility	4	OP-LINE													
group home 1		75			Р	Mark S	Р	P	P	P					The
group home 2	ALC: Y	TO STATE OF THE PARTY OF THE PA			A 10 25				Total Co	District Co.		No. of Lot			
halfway house	September 1		A CONTRACTOR	-	SUPERIN			STATE OF THE PARTY	DECLINED IN					1000	
juvenile residence	EL DAG	SALE-SID			77-33										
nursing home		and the same	The same	S-1-1-1-1-1	The Late	15613	UP		BL COLD				7		
orphanage										Control of the last of the las		WE TO ALL			
shelter			(A) (A)		THE				No. of Concession,	No. of	F-1961	1000	1000		
RETAIL SALES, SERVICES & OFFICE		_								_					
bank, with drive-through	A CONTRACTOR	P	-	Р		Р	Р			P	P	P		Р	Р
bank, without drive-through		P P	Р	Р		Р	Р			Р	P	P		Р	Р
barber shop/beauty salon		Р	200				P	110	110	P	P	Р		Р	
bed & breakfast 1 bed & breakfast 2			200	1000	Name of Street,		UP UP	UP	UP	UP					
			The same of	And the last			P	UP	UP	P	P	P		P	-
bicycle sales and repair boat repair	Р	P	1/1			The state of	P			-		F		Р	-
boat repair	P*	P					Р		Harris and the second	P	P	Р		Р	
car wash, hand/auto detailing	P	P					P				P			Р	
car wash, self-service or automated	P	P										100000000000000000000000000000000000000			
catering service			F 711	1000					Control of the last					Р	
clothing maker, custom	E COLOR	P	2000000	Р		Р	Р			Р	P	Р			
computer equipment repair		P	White-Will		50000							-	Р	Р	
day care 1, family	P*	P*	P*	P*	P	P*	P	Р	Р	P	Р	Р	P*	P*	P*
day care 2, family	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*
day care 1, commercial	10 E C C C C C C C C C C C C C C C C C C	BOARDS!			TWO TE	Martin Sa			Name of Street	No. of Concession, Name of Street, or other Persons, Name of Street, or ot					-
day care 2, commercial	STATE OF THE PARTY OF	F-77 K-		7500	ALT DE	STEET ST				Part of the last	S. Maria	17921545	NAME OF TAXABLE		779-271
day spa			200610	POLICE OF	210.1		Р								
dry cleaning, collection or pick-up station		Р	AND AR	Р		Р	Р		-	Р	Р	Р			
dry cleaning, closed type using nonflammable liquid	200		, make		March 1		UP	A SHOWING			Comments of				
dry cleaning		THE TANK			TATE OF	In the last		300000			A STATE OF	The state of the s		Р	
farm supplies/equipment sales and service	Р	Р	1		27103			-	THE REAL PROPERTY.	1	Section 1	Maria Carlo		2500	
funeral home/mortuary	1000000	14, 142.0		The same	W-19	531	UP	The same of		Witness of the latest of the l	ENVISOR DE	F 10 5 (1.6)		100	
gas station	Р	Р	12	12000	ALLE	DE LA			MA MANON			A COLUMN		Р	0 - 23
hotel	(Variable)	100	1000	SUN S	e Bh	5375 F				UP	UP	UP	UP	Р	le time
hotel, extended stay			NET IN		Name (con	See See		1831	100	UP	UP	UP	UP	UP	
laundromat		12 1/13	The same	GEN HE	EWA M	2500	P						1200	Appendi	
liquor store	4.50	To the	No.	Р	Town State	Р	Р	THE THE		Р	Р	P		Р	
loan office		The State of	Control of	1200		Part of	Р								
motorcycle sales	Sale Sale		L. Lynn Jer	23,224	HE THE	The same		MARIE AND						77.4	
motorcycle service		107100	TO A STATE OF THE PARTY OF THE	100	CONTRACTOR	250000000000000000000000000000000000000					CONTRACTOR DESCRIPTION OF THE PARTY OF THE P	ACCUPATION AND ADDRESS.		A CONTRACTOR OF THE PARTY OF TH	

	LFA-1	LFA-2	LFA-3	LFA-4	LFA-5	LFA-6	RT-1	BB-1	BB-2	BB-3	BB-4	BB-5	HRC-1	HRC-2	HRC-3
office, genera		P	Р	Р	Mark T	Р	Р		3840 3	P	P	Р	Р	Р	Р
office, governmen		Р	Р	Р		Р	Р			P	P	P	Р	P	Р
office, laboratory or research		P*	P*	P*		P*							P*	P*	P*
office, medica		Р		Р		Р	P	AND DESIGNATION OF THE PERSON		P	P	P	Р	Р	Р
office, taxical		Р		and the			Р				(SEPTEMBER)				See A Line
pawn shop			104,55											and the	
print shop/private postal service, max. 500 sq. ft	NAME OF TAXABLE PARTY.	112111			20/11/25		Р					The same of		SECTION 1	
print shop/private postal service, max. 3000 sq. ft.				_						SINGS OF					
print shop/private postal service, no max		P*	Р	Р	100	Р	D4			P	P	P	P	Р	Р
restaurant 1							P*			P*	P*	P*	P*	P*	P*
restaurant 2	- 01	ZA*			Acres 1		ZA*	Tree - 19		ZA*	ZA*	ZA*	ZA*	ZA*	ZA*
restaurant 3		P		-	Berth 1	-	UP*			UP*	UP*	UP*	UP*	UP*	UP*
retail sales, general		Р	10.76	Р		Р	P *			Р	P	Р	Man de	Р	
rummage sale, temporary second-hand store	-	27/10/20	HALL BEAUTY	1300		1000	Р-		Series Series					100000	
sign painting shop		P													
storage facility 1															
storage facility 2				7 9 9 9								OTHER DESIGNATION OF THE PERSON NAMED IN COLUMN TWO IS NOT THE PERSON NAMED IN COLUMN TWO IS NAME			
storage facility 3		P	100	Р	No. of Street, St.	P				The same of		Annal Maria			
tattoo parlor	E MYSIG	1133370		STATE OF				Zalli i Back		and the same of th	111 50 0			DE DE D	HE TO
tire sales	P	Р	, Z. C. S.	GIT OF		SPECT		The same		Day Sales				Contract	
tire repair	P	Р	180	Calendar 1	PEURS.	A 100 T		The same of the sa	AL HARD		MAN THE REAL PROPERTY.	The same of		MATERIAL STATES	
Turkish bath	0 10				N. A. S.	1 100	Р	DE TREE	NEW YEAR	SN. JUL		EDM	San Land		
uphoistery shop				Р	SARA	Р		NO BO				100	246.50		
vehicle repair, heavy		UP	A TOTAL	Jan. Th				The second			NOT U				
vehicle repair, light	P	Р	Land of	(20 T) 3		YES !!				Marie Control	N VINS			Р	
vehicle sales, of new vehicles, to include sales of	Р	P													
used vehicles as accessory to new sales		and the said													
vehicle sales, new vehicle inventory lot	UP	UP			4		SEC.			STORES OF					
vehicle sales, of used vehicles	UP	UP		MIT IS	1 1/2								SEU E		
vehicle repair, accessory to new vehicle sales	P	P							S OF CASE		The same of				
vehicle repair, accessory to used vehicle sales	UP	UP										AT INC.			
vehicle storage, indoor	UP	UP				100									
vehicle storage, outdoor	UP	UP											3 6 1 7		
vending stand, food			201200	Wilder and	-					OF THE REAL PROPERTY.					
college/university, public		DESCRIPTION OF THE PARTY OF THE			PARTIES 1	Comments.	Р		CONTRACTOR OF THE PARTY OF			Maria Santa	Р	Р	
college/university, private		70-2-1					UP		Service of the last			Sell-representation of the least of the leas	P	P	
hospital	N. C.						UP								
library, public			1 th = 1/1		Control of		P						Р		
library, private	a Table of	515/516	YES ST	Was Tel	t Chair	E LOS	UP				AND THE RESERVE	No. of Street	Р	of the Par	
museum, public	Manager 1	Star Maria	By I I	5116	9.00	ME LES	P			N. Carrier	STREET, STREET,	10000	Р	M HOR	-
museum, private	2335	MEASA	1883	tare en		0,000000	UP		Market	No. Land	PRINCE PRO	The same of	Р		
post office	STREET.	23/4/2	ALCO P.			10-51	Р	2000		12000			Р	Р	-
religious facility	Make the	THE PARTY OF		1	7/2	SAVE	P*	P*	P*	P*	P*	P*			
mental health/substance abuse treatment facility		DE TEN	ETTO T	11541	12.41	Sylver 1									
school, horse riding	BRIEN	BEEFE			173 80			A STATE OF				BClare of	-		
school, public				10000	A PLANE		UP						Р	Р	
school, private	ACT CALL			2-704	A VIII		UP			E 2933	MERCHAN	P. Cont	P	Р	3-35
RECREATIONAL															
adult entertainment establishment	N. S.	1000000		1000		12.00					THE ST		Excha!		
amusement center		- F-19/94	1000												
amusement operations	10 10	1000		and the same	2000	1000		Service Co.	Charles of				Ur Sala		
auditorium	ALCOHOL:				2000	-		No.		ETTO /PIE				Р	
banquet hall				SENSON IN		1000			200	UP	UP	UD	Р	-	
boat tour/charter boat docking facility				77/27/4/5						UP	UP	UP	P	Р	
boathouse, pier, dock, ramp; commercial (public or	77124								No. of Contract of				The state of		
private)	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP
bowling alley			100				-		1500000		DATE OF THE PARTY	-	Р	Р	
carnival	N 5-16		18/17/2	570/3	- A			COLUMN TO SERVICE STATE OF THE PERSON NAMED IN COLUMN TO SERVICE STATE OF THE SERVICE			N. Marian	Charles of	No.	-	
club/lodge, private or fraternal			A STATE	100 00	1000	Name of the last	UP	W-22 E.S.		100	THE REAL PROPERTY.				11111
community center			Oles Linear	10077970	100000		LIP		Total Control of the last	100	-	97.00			

	LFA-1	LFA-2	LFA-3	LFA-4	LFA-5	LFA-6	RT-1	BB-1	BB-2	BB-3	BB-4	BB-5	HRC-1	HRC-2	HRC
coin-operated amusement devices, accessory		AT STA					P*			NE DE		SA STATE			
dance hall	EXTENSION OF		9.7	PAR 16											200
golf course/country club			UP	UP	S. Contract	UP		100		Maria			Р	Р	
marina, including boat sales, rental, storage and fuel	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP	UP
park, private	100		UP	UP	Trest	UP	UP		The Labor to the L				UP	UP	
park, public	Р	Р	Р	P	Р	Р	Р	Р	P	P	Р	Р	P	P	Р
recreation center			Р						46500000						
shooting range, indoor	10,553	No.		No.											100
shooting range, trap or skeet	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*
skateboard ramp		100					SX*					The last	Р	Р	
skating rink, ice or roller swimming pool, commercial													Р	Р	
theater, indoor			7500				Р						P	Р	
theater, outdoor		1 -1			No. of the last									P	-
AGRICULTURAL & ANIMAL-RELATEC			-						Name and Post Of the Owner, where					-	-
agriculture/farming	Р	Р	2000	170/51		3000	(Je 3 / 19)		247183				La la company		
animal day care		EG - Alg	PARTY.		Distant	10.503				UP*	UP*	UP*	P*	P*	
animal shelter		Fall-NII	2300	- marin	A LEE	Chen Life		ALC: UNKNOWN		CO DO			No.	UP	UP
community garden	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*
home based rescue		7703	M-SHOW		MA THE	Man Ki	UP								
kennel	7000	V-V-117	1		ALK W	Design.			NO ES						THE ST
silviculture/plant nursery, no retail sales	Р	Р			The state of	CEUE (I)	P*						Mary Control		
silviculture/plant nursery, including retail sales	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*
slaughterhouse/stockyard	No.	TOTAL STATE				Part of	Contraction of				Mark The Control of t				
stables															
taxidermist							1104				100				
veterinarian office/hospital	11/201		155) 1125				UP*								
blacksmith	Р	Р	a restant	Part Compt	SALES AND AND ADDRESS OF THE PARTY OF THE PA	200000									\vdash
blast furnace/boiler works		UP	UP	UP		UP	The state of the s								
brewery/distillery/winery, micro	11 200	UP*	UP*	UP*	1000	UP*						3	ZA*/UP*	ZA*/UP*	
brewery/distillery/winery	iamee	UP*	UP*	UP*		UP*	-		2000	The same			ZA*/UP*		
cotton gin/oil mill	1	UP	UP	UP		UP				STATE OF					
drop forge/power hammer	The same	UP	UP	UP	MAKE	UP				S DESTRUCTION				1	
elevator; coal, grain or flour	SAVIE	UP	UP	UP	Charles III	UP								STORY.	
foundry	19,000	UP	UP	UP	EX.	UP			1000						
freezing plant for produce	Р	Р		1		100			STATE OF THE PARTY OF						
ice storage and distribution	Р	P													
laundry and cleaning, commercial machine shop or light metal fabrication	P	P	-		-										
manufacturing of boats/sail-making	P	P				10000								LID	Р
manufacturing/processing/treatment of baked											-			UP	
goods, dairy products		UP	UP	UP		UP							P	Р	N. St.
manufacturing/processing/treatment of seafood	C.7900	UP	UP	UP	13/17/20	UP							Р	Р	
manufacturing/processing/treatment 1 ^B		UP	UP	UP		UP							STATE OF THE PARTY	P	P
manufacturing/processing/treatment 2 ^c		UP	UP	UP		UP		THE PERSON NAMED IN		A CONTRACTOR OF THE PARTY OF TH					
manufacturing/processing/treatment 2 manufacturing/processing/treatment 3 ^D		UP	UP	UP		UP									
		UP	UP	UP								-		-	
manufacturing/processing/treatment 4 ^E		UP	UP			UP							Р	Р	
manufacturing/processing/treatment 5 ^F	P	UP	UP	UP	********	UP				3000000	() () () () () ()	-	CHARLES AND		
mill, lumber or saw; including lumberyard mixing plant, asphalt or concrete	UP	UP	UP	UP		UP		The second second							
motion picture studio	Or I	Ur	OP	UP		UP		Name and Address of the Owner, where the Owner, which is the Owner, which is the Owner, where the Owner, which is the Owner,		Upo Sp. lin			No. of London	UP	Р
pharmaceutical processor	ALC: END	UP	100	UP	1111	UP					1072			UP	
rolling mill	CHARLES TO	UP	UP	UP		UP			1000					Ur .	(h)
salvage or wrecking	UP	1472 150	F. 17 12 1	19/100	10 H (1) H	2000		SERVICE STATE		U=37.03				No. of Lot	
scrap metal processor		UP	UP	UP	-	UP			4 -	THE REAL PROPERTY.		No. of Lot, House, etc., in such such such such such such such such		Selection Co.	300
small artisan shop	500	UP	UP	UP	12	UP							Р	Р	100
smelting or tin, copper, iron, or zinc		UP	UP	UP		UP							Shane!	Stall B	Particular States
storage/distribution of flammable liquids	1224		100						010000						
storage of materials, indoor/outdoor, including	p*	p*		1913	100	A TOTAL			18 N 10		THE REAL PROPERTY.	Marie I		P*	P*
equipment rental and contractor's storage		4	2000		3/4 (6)	WEST !			200000	Supple !		THE REAL PROPERTY.			
tannery		UP	UP			UP									_

228	LFA-1	LFA-2	LFA-3	LFA-4	LFA-5	LFA-6	RT-1	BB-1	BB-2	BB-3	BB-4	BB-5	HRC-1	HRC-2	HRC-3
trash or junk collection, storage, sorting or baling	UP	UP	UP	UP	MESO, 1	UP									
yard, railroad freight classification	P	Р	STATE OF	1000	W. CO.	Salva S	-				US TO LOW		Lanca de	A 10 CT	0.00
yard, trucking terminal or draying	Р	P		De dicy	4 100	Topicon ()	A GUE					AND DESCRIPTION OF THE PERSON			100
warehouse/distribution center	Р	P	Р	Р	A WOLL	Р		12/0/1/0			AND DESCRIPTION OF THE PARTY OF		Р	Р	Р
UTILITIES & TRANSPORTATION															
bus termina			6257		-	31200	DANIEL STATE	La constitution of	STATE OF THE PARTY.				1000		
communication antenna, commercial building- mounted	1 P-	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*
communication tower, commercial	P*/UP*	P*/UP*	P*/UP*	P*/UP*	P*/UP*	P*/UP*	P*/UP*	P*/UP*	P*/UP*	P*/UP*	P*/UP*	P*/UP*	P*/UP*	P*/UP*	P*/UP*
communication tower, noncommercial 75' max.		The state of		a med	Р	Jing WW	P	VALUE OF THE PARTY	SPANIAL SE				Р		
communication tower, noncommercial 75' to 125'		THE			UP		UP	BUT IN	THE VIEW	E ZAUA			UP	AND THE	
heliport/helistop				1	25003								UP	UP	UP
parking garage/lot, public	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*	P*
parking garage/lot, private		UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*
parking lot, accessory to PO-2 uses		\$CALLED IN	100	\$37 UT 15		- N. 177	THE PARTY OF								
parking lot, used as an extension of or in conjunction	10200	MINEN		1 18		115 17(1)	To make the	MICH LES	(m) (1/2/2/2)			STATE OF THE PARTY		OF STREET	
with adjacent C-zoned property under common				1	100									1	
ownership						11000									E 100
pier, dock, seawall related to commercial or	32 /41		NO VIEW	TO PUBLICATION	Mary Mary	115	William !	THE PERSON		Market No.				1	
industrial water transport		1000	William .	Many.				March 1			Marie St.				
railroad track spur		Vac V											al statement	A COLUMN	Р
transit station		Marie M		WI STA		All Hard								UP	
transmission center, government-operated			The same		100		1000	The same of			COLD OF		UP		
utility infrastructure/structure to house a government function	Р	Р		Р		Р		THE STATE OF						Р	Р
utility building/substation	PC	PC	TEACH IN	PC	PENN	PC	PC	State of the last					2.57	PC	PC
utility plant/power plant	TOWN TO		E TOTAL		TEAT	19-21-29		THE REAL PROPERTY.							
OTHER														-	
cemetery	UP*	UP*	1000		in the same		A Control of	Eigen, S		Print In the				Section 1	
excavation, filling, borrow pit operation, extraction, processing or removal of soil	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*	UP*
off-premises advertising signs, existing	Secretary and	Carried St.		100		Torrest V			9						
open-air version of any use permitted in HRC-2	WINE TO		WAR AS	AZ.			90,000					1200	1900	UP	
promotional event	Carried Control				1000		ZA*	TO DO NO			C. Carlotte	ALL PROPERTY AND ADDRESS OF THE PARTY AND ADDR			
rescue mission	D. Trans	COLOR		0.00		Here is	1000000		Mary Control	The last			No. of Contract of		
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