



OFFICE BUILDING FOR LEASE

222 CENTRAL PARK AVENUE

VIRGINIA BEACH, VA 23462



222 CENTRAL PARK AVENUE

PROPERTY OVERVIEW



OFFERING SUMMARY

Available SF:	2,153 SF
Lease Rate:	\$38 SF/yr (Full Service)
Building Size:	327,123 SF

AVAILABLE SPACES **SF**

18th Floor	2,153 SF
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PROPERTY OVERVIEW

222 Central Park Avenue is a twenty-one story Class A office building, including 9 floors of 850 free structured parking spaces, located in The Town Center of Virginia Beach.

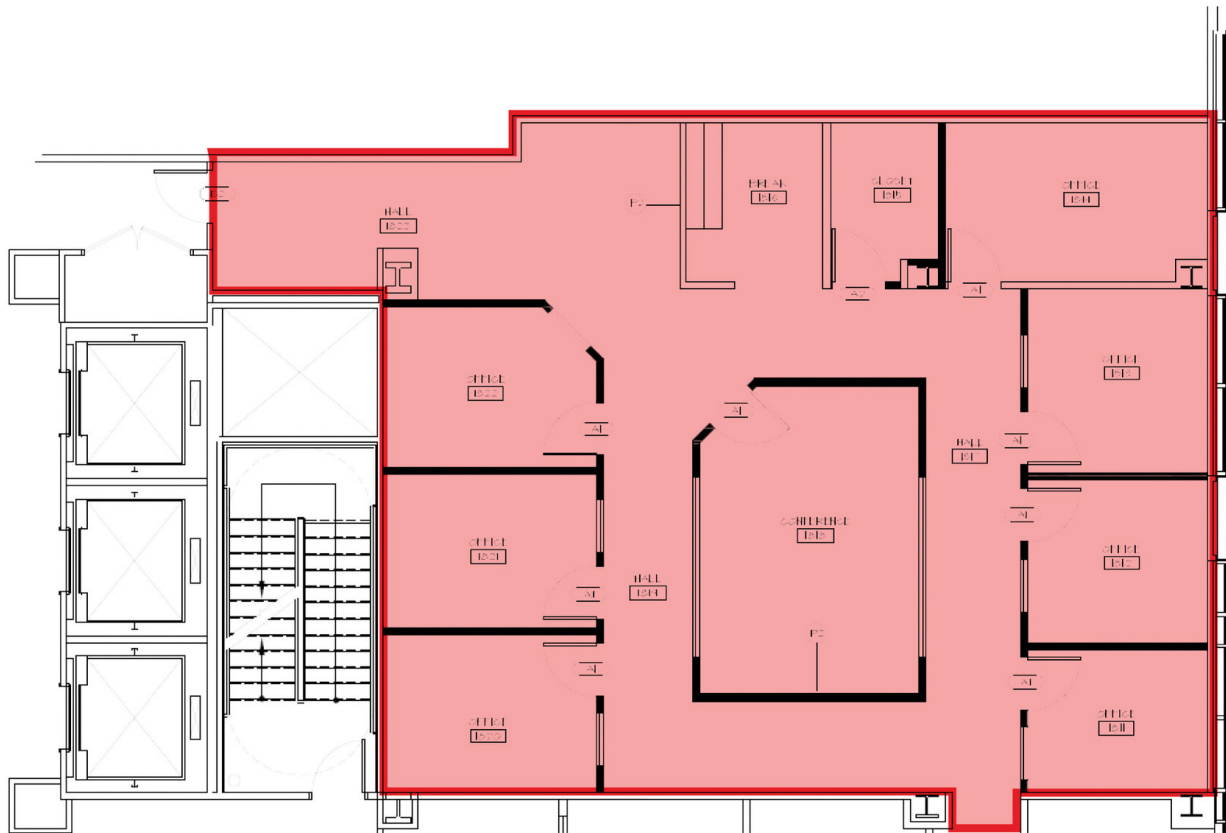
The Town Center of Virginia Beach is a "main street" mixed-use city center, comprised of premium Class A office space, upscale retail stores, restaurants, two hotels and high-end apartments, in Virginia Beach's Central Business District. It's centrally located and close to Interstate 264 access.

PROPERTY HIGHLIGHTS

- 21-story, Class A, brick and glass office building including structured parking
- Located in The Town Center of Virginia Beach
- Parking available in the attached garage

222 CENTRAL PARK AVENUE

18TH FLOOR | 2,153 SF



222 CENTRAL PARK AVENUE

TOWN CENTER OF VIRGINIA BEACH



The Ideal Office Location For Ambitious Professionals

At the heart of Virginia Beach's Central Business District, the Virginia Beach Town Center is an eclectic urban mix of business, entertainment, cultural and retail facilities. The Town Center area spans 17 city blocks and encompasses 57 acres, which includes over 1,000,000 square feet of Class A office space, 625,000 square feet of upscale dining and shopping, two hotels and two performing arts theaters, as well as convenient access to many resources in the city and region.

Major office tenants include AH Realty Trust, HBA Architects, Troutman Pepper Locke, Clark Nexsen, Northwestern Mutual, Proctor & Gamble, HDR, Gather, Kimley-Horn, Atlantic Union Bank and Mythics.

Town Center Features

The Town Center of Virginia Beach is a true shop, dine, live, play, work environment, which makes it an ideal location for enterprises of all sizes and sets it apart from ordinary business parks in the Hampton Roads region. Town Center features a large daytime population, 934 residences, The Westin and Hilton hotels, Sandler Center and Zeider's American Dream Theater, 625,000 square feet of retail space and much more. If that's not enough, Town Center is located just 11 miles from both the Virginia Beach Oceanfront and Norfolk, placing it at the very center of business and shopping in our market.



222 CENTRAL PARK AVENUE

TOWN CENTER AMENITIES



Town Center Retailers & Restaurants



Town Center Entertainment

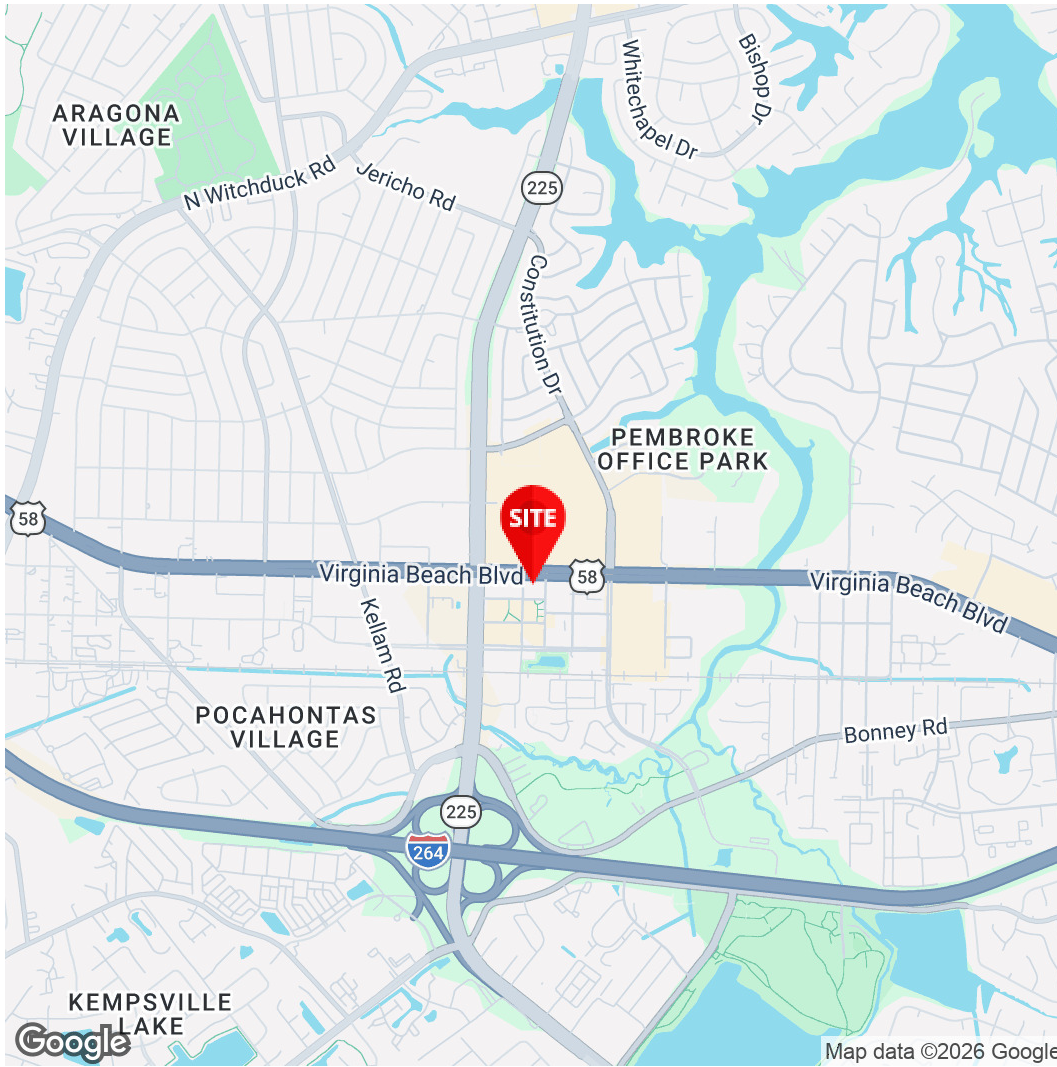


Town Center Offices



Other Surrounding Businesses





Michael Divaris, SIOR
President
757.497.2113
mdivaris@divaris.com

Krista Costa
Executive Vice President
757.333.4356
kcosta@divaris.com

Ashley Beck
Senior Associate
757.333.4302
ashley.beck@divaris.com



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