



OFFICE BUILDING FOR LEASE

INDEPENDENCE PLACE

676 INDEPENDENCE PARKWAY , CHESAPEAKE, VA 23320



INDEPENDENCE PLACE

676 INDEPENDENCE PARKWAY , CHESAPEAKE, VA 23320

PROPERTY OVERVIEW



OFFERING SUMMARY

Available SF:	3,368 - 12,460 SF
Lease Rate:	\$21.50 SF/yr (Full Service)
Year Built:	2008
Building Size:	73,345 SF

AVAILABLE SPACES

	SF
Suite 100	12,460 SF
Suite 230	3,368 SF

PROPERTY OVERVIEW

Independence Place is a 73,345 SF, 3 story, Class A, LEED® Gold Certified building. Offering close proximity to downtown Norfolk, Norfolk International Airport, and the surrounding cities of Hampton Roads, this excellent location provides immediate access off Interstate 64 from Battlefield Boulevard.

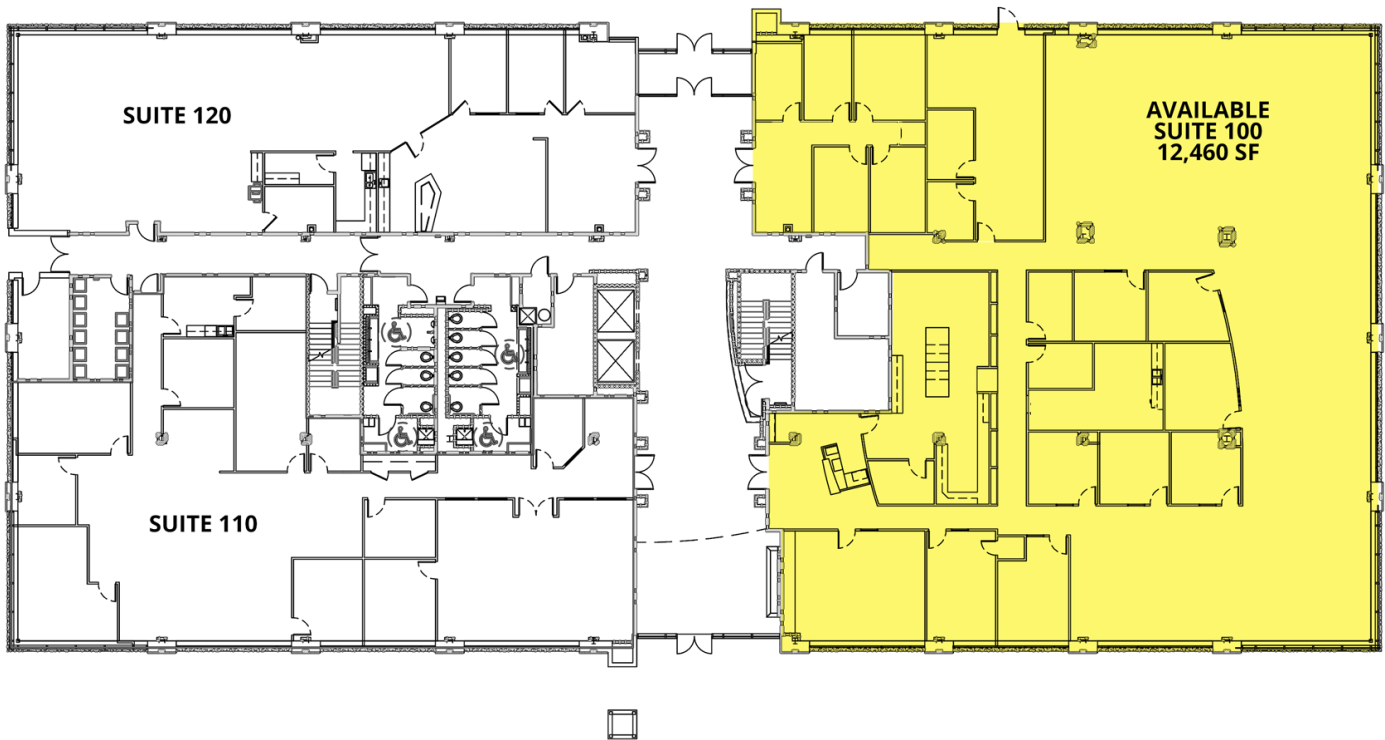
PROPERTY HIGHLIGHTS

- **Common Area Conference Room and Grab and Go Now Open!**
- LEED® Gold Certified
- Brick and metal with high-performance, energy efficient glass
- Fiber circuits available
- Well appointed two story atrium lobby featuring original Sheila Giolitti art, with sustainable beech wood doors and paneling
- Abundant retail, banking, and childcare facilities within close proximity
- Designated parking for energy efficient vehicles
- Energy Star Certified 2019

INDEPENDENCE PLACE

676 INDEPENDENCE PARKWAY , CHESAPEAKE, VA 23320

FIRST FLOOR PLAN



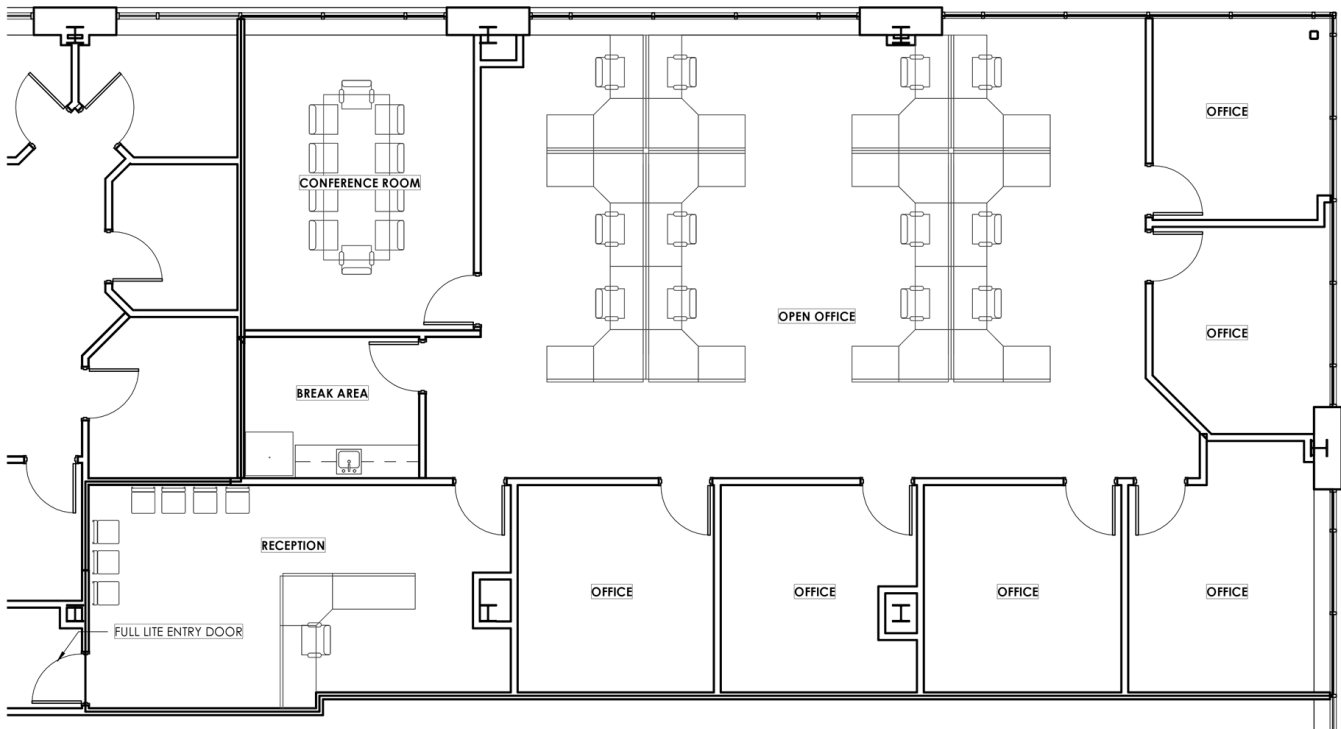
INDEPENDENCE PLACE

676 INDEPENDENCE PARKWAY , CHESAPEAKE, VA 23320

SUITE 230 | 3,368 SF



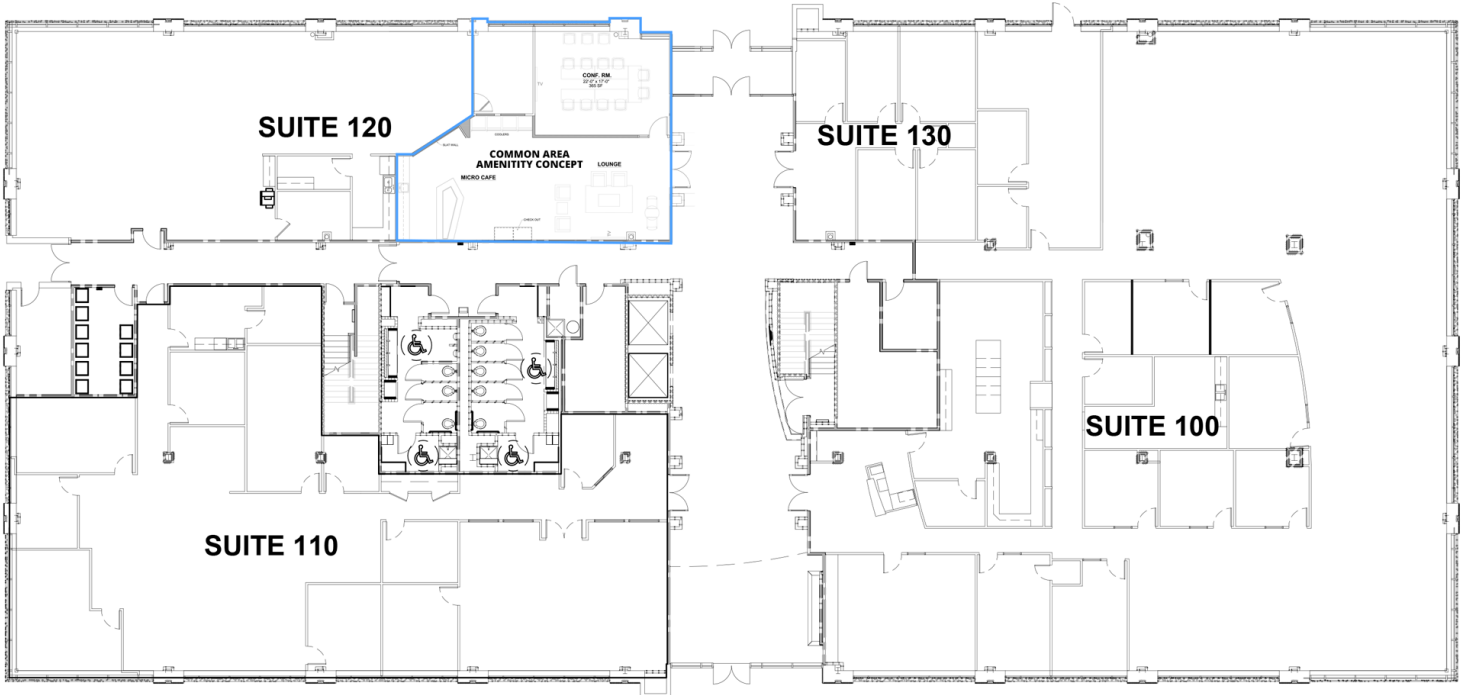
LOCATION PLAN



INDEPENDENCE PLACE

676 INDEPENDENCE PARKWAY , CHESAPEAKE, VA 23320

COMMON AREA CONFERENCE ROOM AND GRAB AND GO

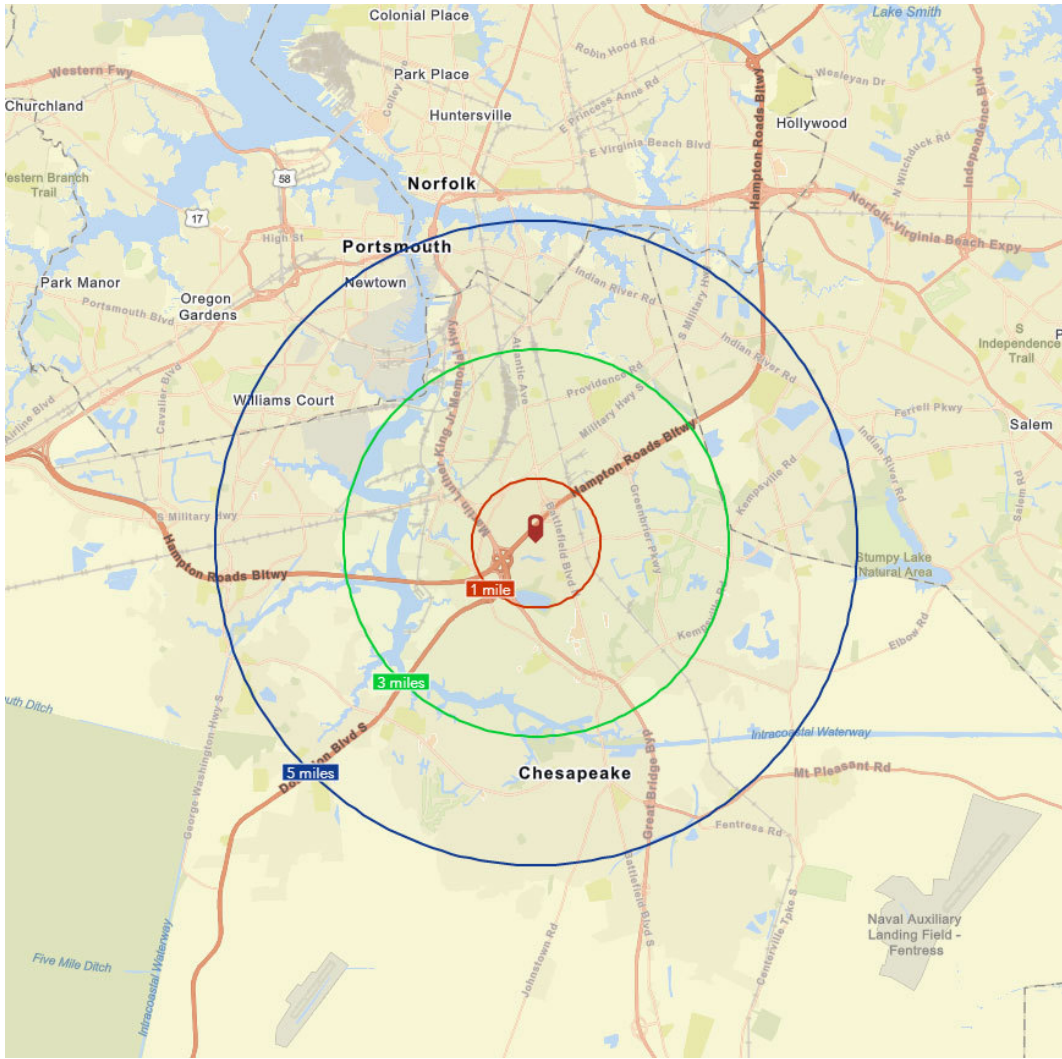


INDEPENDENCE PLACE

676 INDEPENDENCE PARKWAY , CHESAPEAKE, VA 23320

ADDITIONAL PHOTOS





Brian Devlin, CCIM
 Senior Vice President
 757.333.4378
 Brian.Devlin@Divaris.Com

Nicole Campbell
 Vice President
 757.333.4303
 Nicole.Campbell@Divaris.Com

The information contained herein should be considered confidential and remains the sole property of Divaris Real Estate, Inc. at all times. Although every effort has been made to ensure accuracy, no liability will be accepted for any errors or omissions. Disclosure of any information contained herein is prohibited except with the express written permission of Divaris Real Estate, Inc.