



2020 S Independence Blvd

2020 S Independence Blvd, Virginia Beach, VA 23453



Tracy Lego

CRG Commercial Real Estate

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2020 S Independence Blvd

\$24.00 /SF/YR

Nestled in the heart of Virginia Beach, our commercial office building for lease combines modern functionality with a prime location. Situated amidst the vibrant energy of this coastal city, tenants have access to a dynamic business environment while enjoying the convenience of nearby amenities. The large common area fosters a collaborative atmosphere, perfect for networking and idea exchange. The three private suites offer businesses a dedicated space, tailored to their specific requirements. Moreover, the all-inclusive CAM fees cover water, trash, common area maintenance, groundskeeping, exterior lighting, and HVAC maintenance, streamlining operational costs. With its strategic location and comprehensive offerings, this office building not only provides a professional workspace but also positions your business at the heart of the action in Virginia Beach. Don't miss the opportunity to make this dynamic and accessible location the home for your next business venture....



Rental Rate:	\$24.00 /SF/YR
Property Type:	Office
Property Subtype:	Medical
Building Class:	C
Rentable Building Area:	10,535 SF
Year Built:	1984
Walk Score ®:	48 (Car-Dependent)
Transit Score ®:	41 (Some Transit)
Rental Rate Mo:	\$2.00 /SF/MO

1st Floor Ste 1

Space Available	1,120 SF
Rental Rate	\$24.00 /SF/YR
Date Available	30 Days
Service Type	Modified Gross
Space Type	Relet
Space Use	Office/Medical
Lease Term	2 - 10 Years

3 Private offices in 1,120Sf.

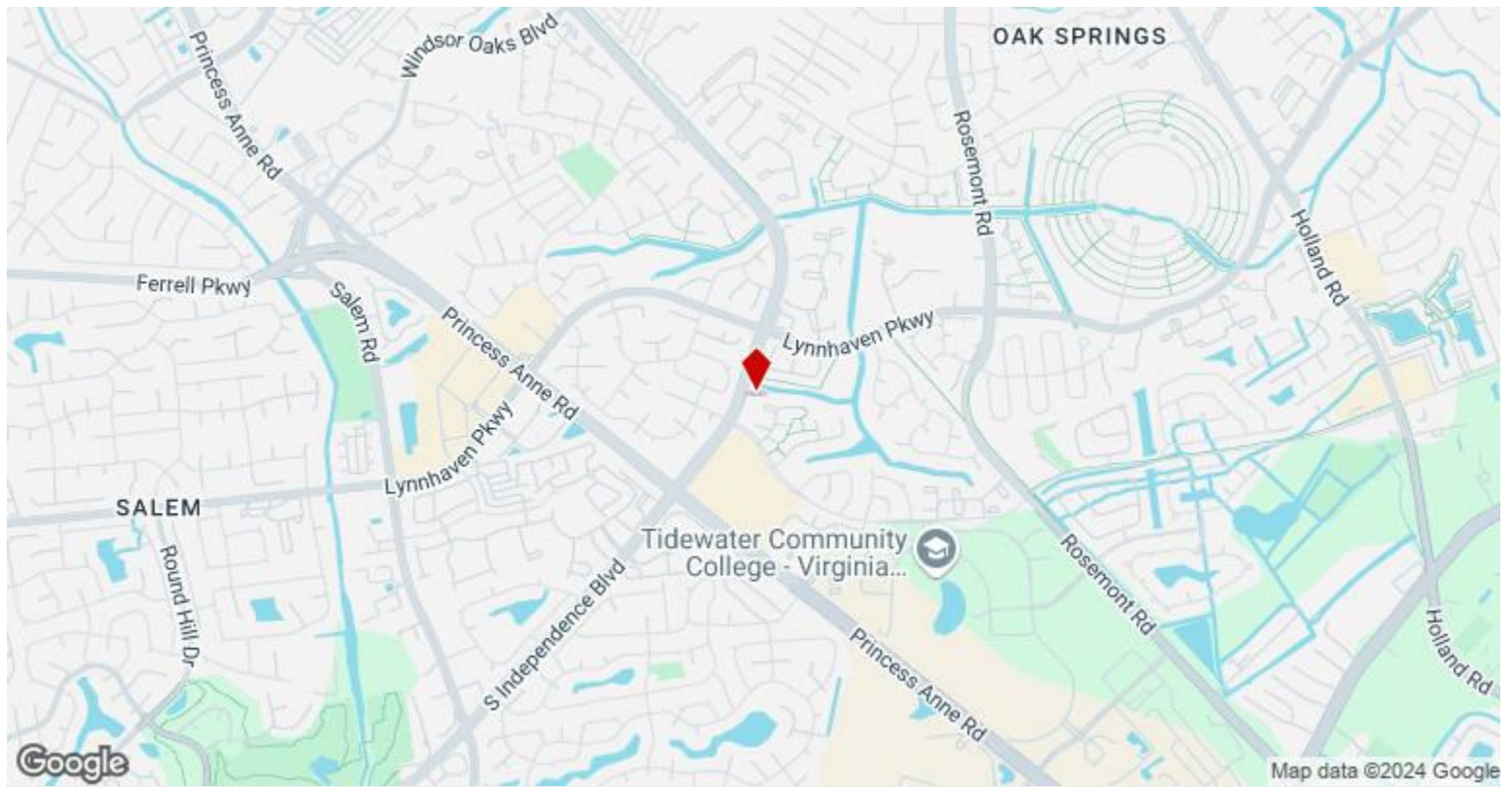
1

1st Floor Ste 3

Space Available	1,059 SF
Rental Rate	\$24.00 /SF/YR
Date Available	30 Days
Service Type	Modified Gross
Space Type	Relet
Space Use	Office/Medical
Lease Term	2 - 10 Years

3 private offices in 1,059 SF.

2



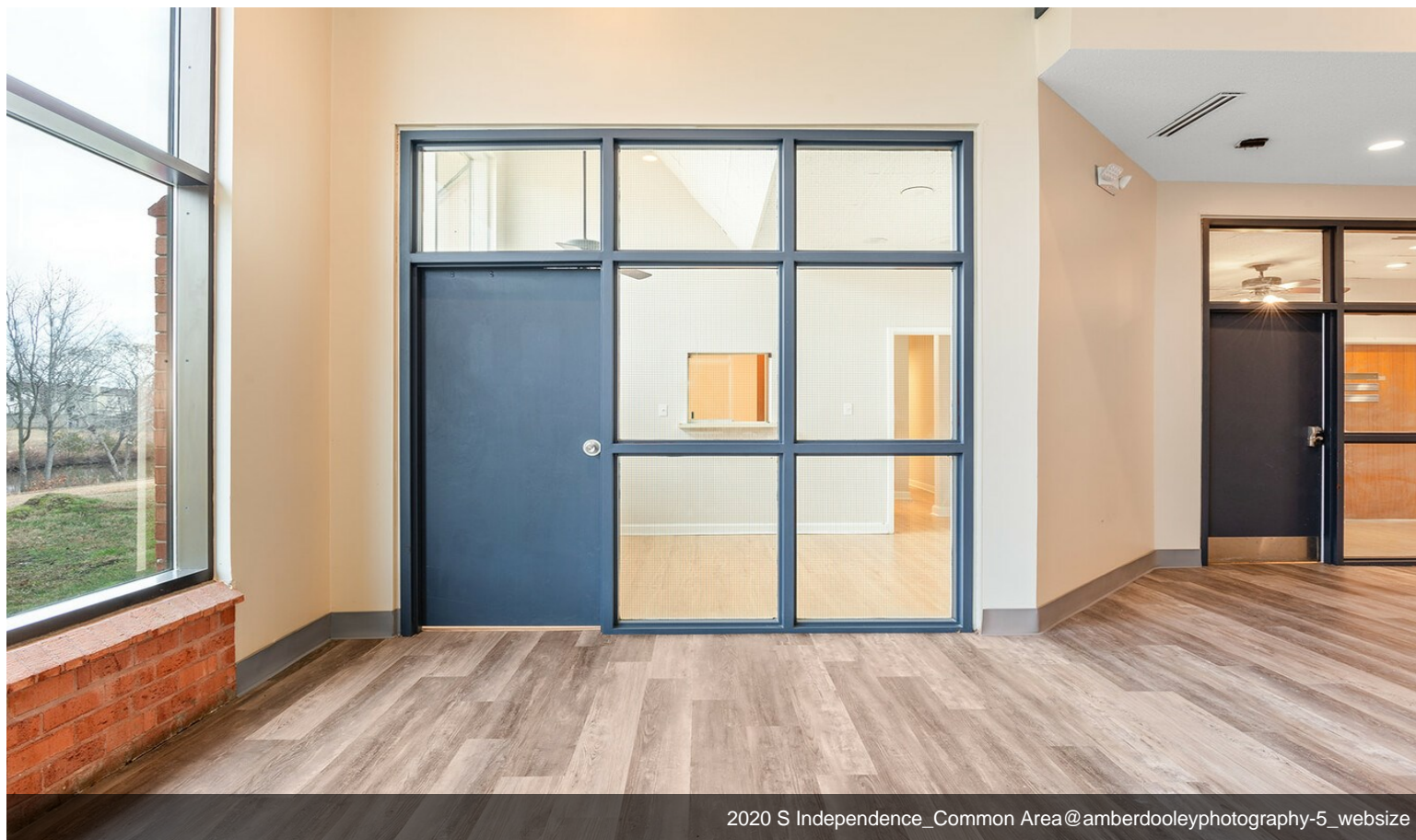
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Property Photos



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Property Photos



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Property Photos



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