



Colliers

For  
Lease

150 Granby St  
Norfolk, VA

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## Building Amenities

- State of the art public conference facility, available for tenant use with commercial grade prep kitchen
- Staffed security desk with controlled access
- Exceptional Downtown Norfolk and water views
- Ideal location, located in the center of Downtown

## Building Features

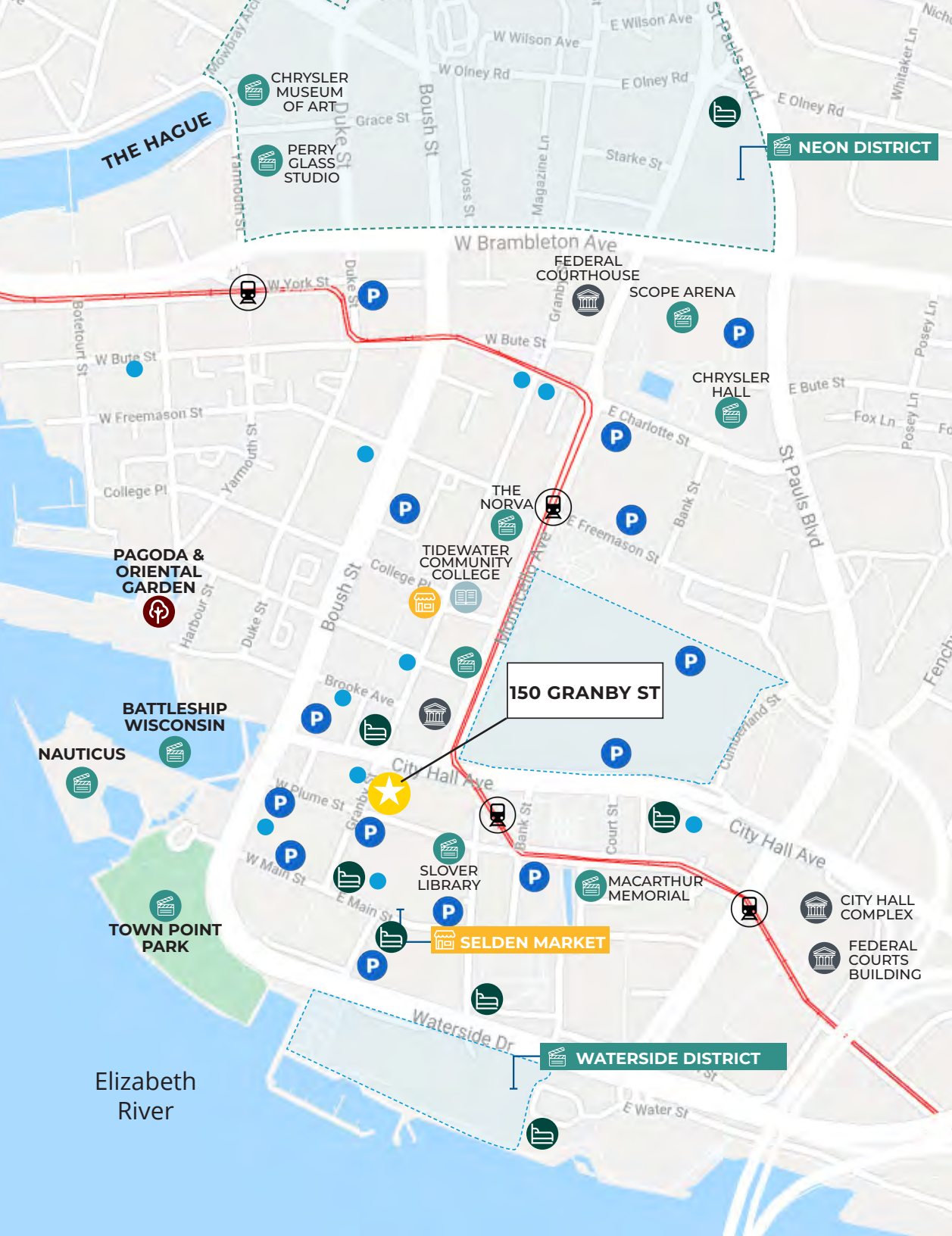
- 4 - 600 kw generators
- Private interior parking with direct elevator access |  $\pm 28$  spaces allocated per floor
- Above standard elevator capacity for lower wait times
- One of Downtown's newest Class A office buildings
- Existing workstations and furniture in place

## Rentable Areas (APPROX)

Floor 9	$\pm 12,000 - \pm 26,203$ RSF
Floor 10	$\pm 26,203$ RSF
Floor 11	$\pm 26,203$ RSF
Floor 12	$\pm 26,203$ RSF
Floor 13	$\pm 26,203$ RSF
Floor 14	$\pm 26,203$ RSF
Floor 15	$\pm 26,203$ RSF
Floor 16	$\pm 26,203$ RSF
<b>Total</b>	<b><math>\pm 209,624</math> RSF</b>

## Basic Lease Rate

\$28.00 FS



## AMENITIES IN WALKING DISTANCE

150 GRANBY STREET | NORFOLK, VA



### ACCOMMODATIONS

Glasslight Hotel and Restaurant  
1 min - 201 Granby St.  
Hilton Norfolk the Main  
2 min - 100 E Main St.  
Norfolk Waterside Marriott  
4 min - 235 E Main St.  
Sheraton Norfolk Waterside  
11 min - 777 Waterside Dr.  
Courtyard Norfolk  
6 min - 520 Pume St.



### RESTAURANTS - 2 MIN WALK

Starbucks	Varia
Jimmy John's	The Stockpot
Moe's	Benny Damato's
Uncle Al's	Mermaid Winery
General Public	Lizard Cafe
Jack Brown's	Amale Tre
Hell's Kitchen	D'egg Diner
Grain	Saltine
Saltine	CLTRE Vegan Joint



### RESTAURANTS - 5 MIN WALK

Grace O'Malley's  
Glass Light  
Pokey  
219 Bistro  
Granby Street Bistro & Deli  
Hokkaido Sushi Bar  
Granby Street Pizza  
Tap It Local  
Hair of the Dog Eatery  
Norfolk Seafood Company  
Tropical Smoothie Cafe

Bonchon Norfolk  
Ya Ya Asian Gourmet House  
Chico's Backstage  
Sushi King  
Domoishi Poke Bowl  
Buffalo Wild Wings  
A Latte Cafe  
The Grilled Cheese Bistro  
Major Phillie's Cheesesteaks  
Plaza Azteca  
Three Ships Coffee



### ENTERTAINMENT/ATTRACTIONS

MacArthur Memorial Museum  
3 min - 198 Bank St.  
Slover Library  
3 min - 235 E Plume St.  
Town Point Park  
5 min - 113 Waterside Dr.  
Nauticus Maritime Museum & Cruise Center  
6 min - 1 Waterside Dr.  
USS Wisconsin  
6 min - 1 Waterside Dr.  
Pagoda and Oriental Garden  
6 min - 265 E Tazwell St.

Scope Arena  
10 min - 201 E Brambleton Ave.  
Chrysler Hall  
12 min - 215 St. Paul's Blvd.  
Norfolk Tides Baseball Stadium  
17 min - 150 Park Ave.  
Chrysler Museum of Art and Glass Studio  
17 min - 1 Memorial Place  
Harrison Opera House  
18 min - 160 W. Virginia Beach Blvd.



PUBLIC PARKING GARAGE



TIDE LIGHT RAIL STATION



TIDE LIGHT RAIL

Elizabeth River



HARBOR PARK



# 150 Granby St

## Demographics



2022  
population

112,463

(3 miles)

260,027

(5 miles)

759,373

(10 miles)

Daytime  
population

164,515

(3 miles)

325,590

(5 miles)

799,315

(10 miles)



2022 Average  
Household Income

\$71,407

(3 miles)

\$77,353

(5 miles)

\$91,368

(10 miles)

Number  
of households

45,696

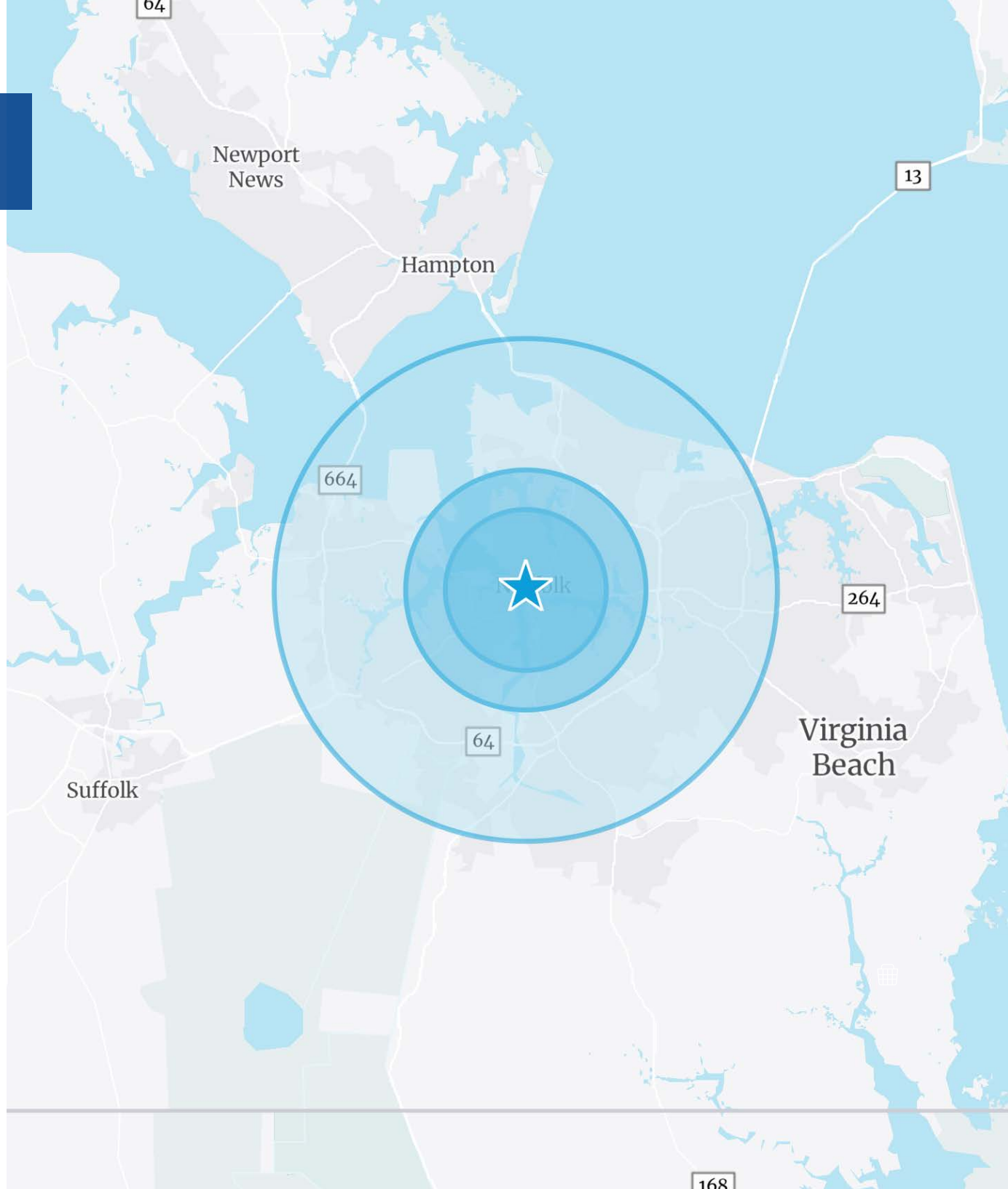
(3 miles)

106,186

(5 miles)

296,547

(10 miles)



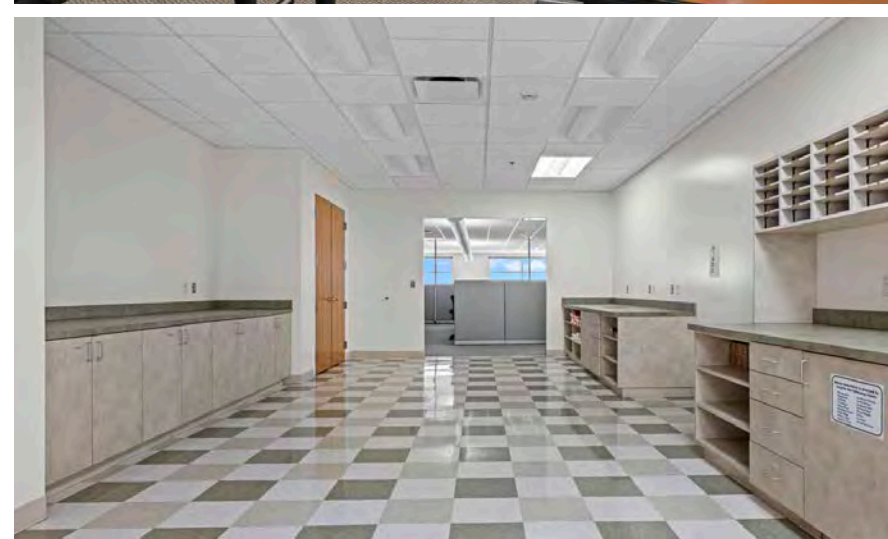












# Typical Floor Plan

26,203 RSF







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