

AVAILABLE

Turner Road Business Center

219 - 301 Turner Road, North Chesterfield, VA 23225



Exclusive Agent:

WILSON FLOHR, SIOR
(804) 521-1458
wilson@porterinc.com

BYRON HOLMES, CCIM, SIOR
(804) 521-1448
byron@porterinc.com

4801 Radford Avenue | P.O. Box 6482
Richmond, VA 23230
www.porterinc.com
804-353-7994

PORTER
R E A L T Y

CORFAC
INTERNATIONAL

SIOR

CCIM

NEW CONSTRUCTION

- 81,000 SF 4-Building Complex
- Suites Available from 2,250 to 22,500
- Opportunity Zone + Technology Zone Location
- Zoned C-4: Retail, Office, Flex Uses Allowed
- Roll-Up Doors 9' x 8'
- Curbside Loading (Drive-In Ramps Available)
- 15' - 17' Ceilings
- 208 Volt 3 Phase Electrical Service
- Immediate Access to Chippenham Parkway, Powhite Parkway, & Downtown Richmond
- Located Off Midlothian Turnpike (Rt 60)
- For Lease: \$12.50 - \$13.50/SF IG "Cold Lit Shell"
- Unit 225: \$2,375/Month "As-is"
- Unit 227: \$2,750/Month
- Unit 279: \$4,500/Month; Includes Office and Showroom Area

This information has been prepared by Porter Realty Company, Inc. for marketing purposes only. No representation or warranty, expressed or implied, is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

AVAILABLE SPACES

219 - 301 Turner Road | North Chesterfield, VA 23225



LEASE INFORMATION

Lease Type: Industrial Gross

Lease Term: Negotiable

Total Space: 2,250 - 11,250 SF

Lease Rate: \$12.50 - \$13.50/SF/yr

AVAILABLE SPACES

- Building 1: 3 Units Available - 3,750-11,250 SF
- Building 2: 5 Units Available - 2,250 - 11,250 SF
- Building 3: 3 Units Available - 3,750 - 7,500 SF
- Building 4: Fully Leased

Wilson Flohr, SIOR
(804) 521-1458
wilson@porterinc.com

Byron Holmes, CCIM, SIOR
(804) 521-1448
byron@porterinc.com

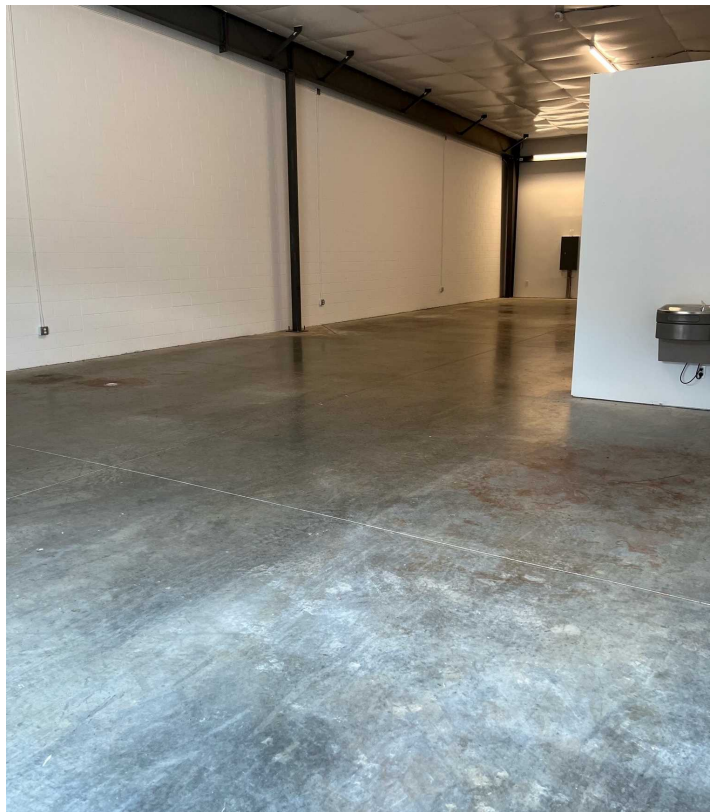
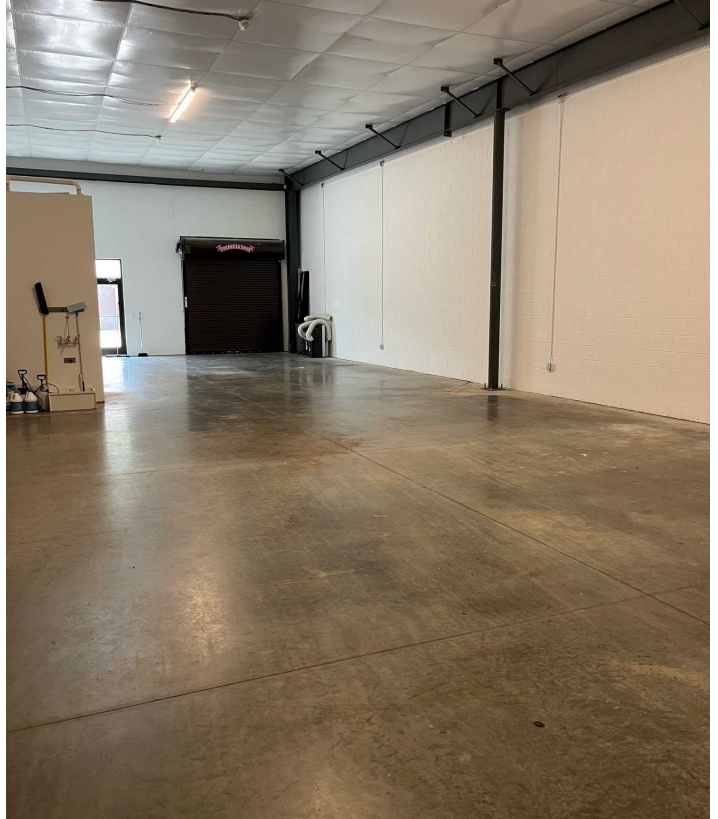


Porter Realty Company, Inc. | 4801 Radford Avenue | P.O. Box 6482 | Richmond, VA 23230 | www.porterinc.com

This information has been prepared by Porter Realty Company, Inc. for marketing purposes only. No representation or warranty, expressed or implied, is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

PROPERTY PHOTOS

219 - 301 Turner Road | North Chesterfield, VA 23225



Wilson Flohr, SIOR
(804) 521-1458
wilson@porterinc.com

Byron Holmes, CCIM, SIOR
(804) 521-1448
byron@porterinc.com

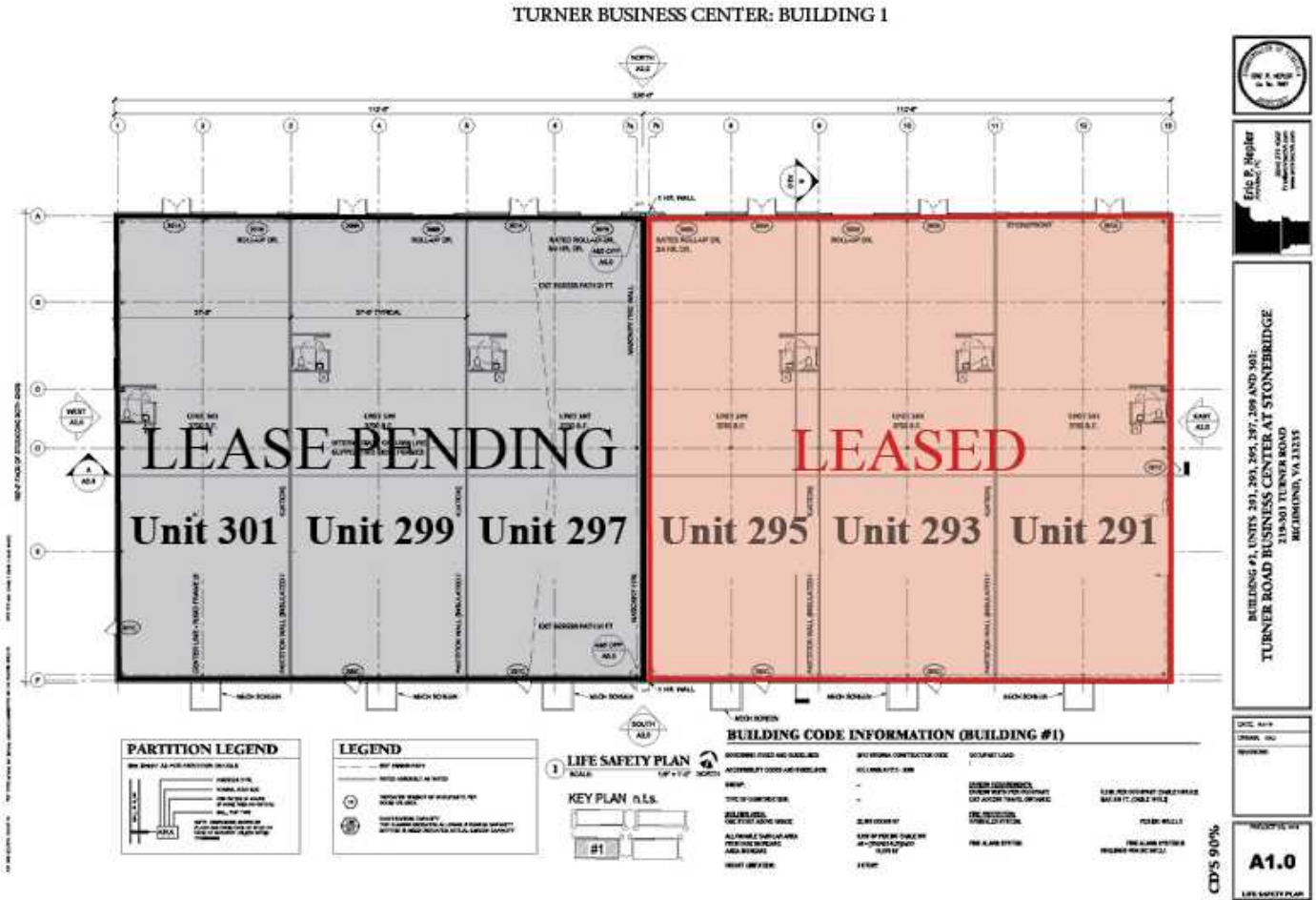


Porter Realty Company, Inc. | 4801 Radford Avenue | P.O. Box 6482 | Richmond, VA 23230 | www.porterinc.com

This information has been prepared by Porter Realty Company, Inc. for marketing purposes only. No representation or warranty, expressed or implied, is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

PROPERTY PHOTOS

219 - 301 Turner Road | North Chesterfield, VA 23225



Wilson Flohr, SIOR
 (804) 521-1458
 wilson@porterinc.com

Byron Holmes, CCIM, SIOR
 (804) 521-1448
 byron@porterinc.com

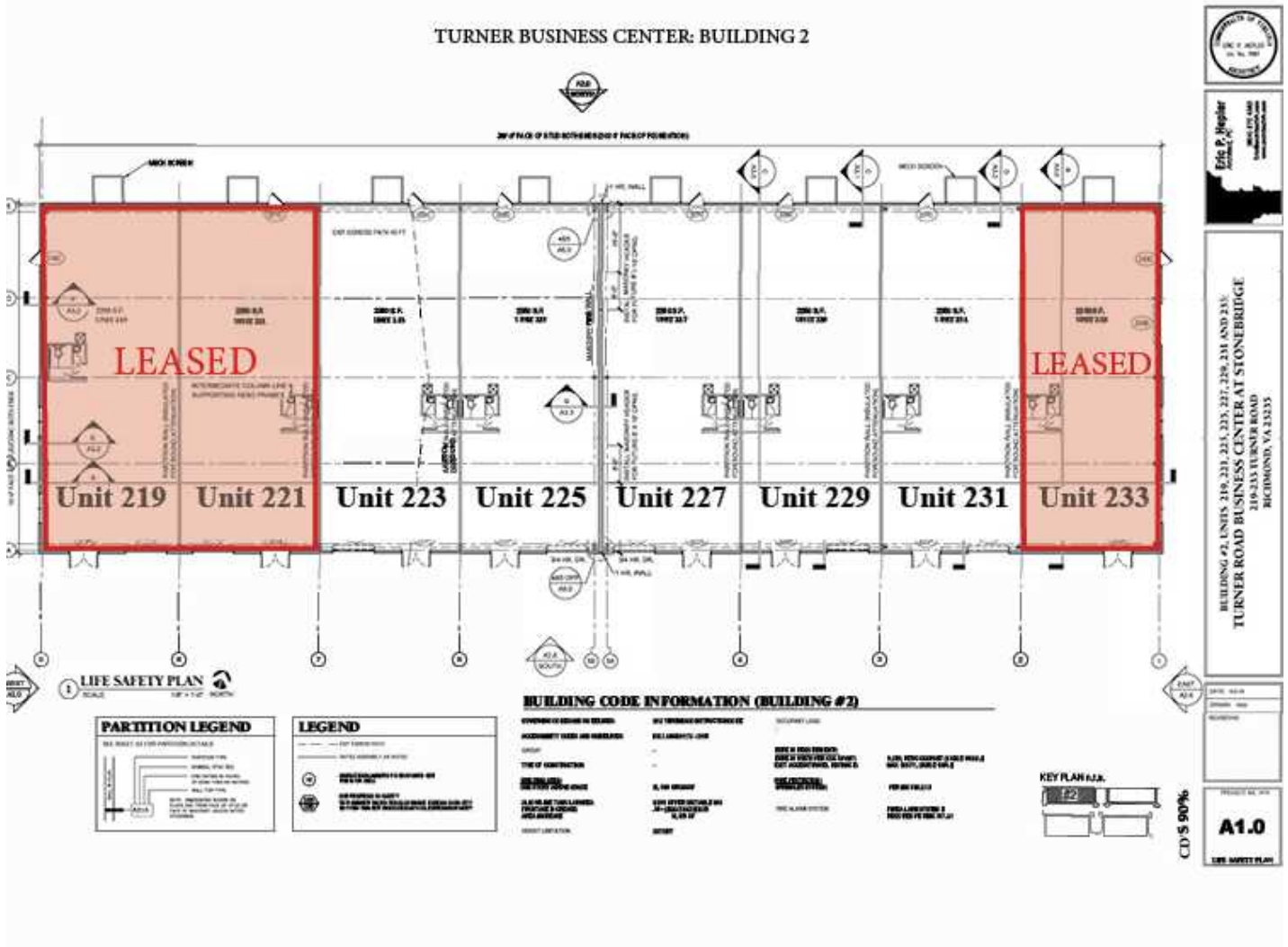


Porter Realty Company, Inc. | 4801 Radford Avenue | P.O. Box 6482 | Richmond, VA 23230 | www.porterinc.com

This information has been prepared by Porter Realty Company, Inc. for marketing purposes only. No representation or warranty, expressed or implied, is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

PROPERTY PHOTOS

219 - 301 Turner Road | North Chesterfield, VA 23225



Wilson Flohr, SIOR
(804) 521-1458
wilson@porterinc.com

Byron Holmes, CCIM, SIOR
(804) 521-1448
byron@porterinc.com

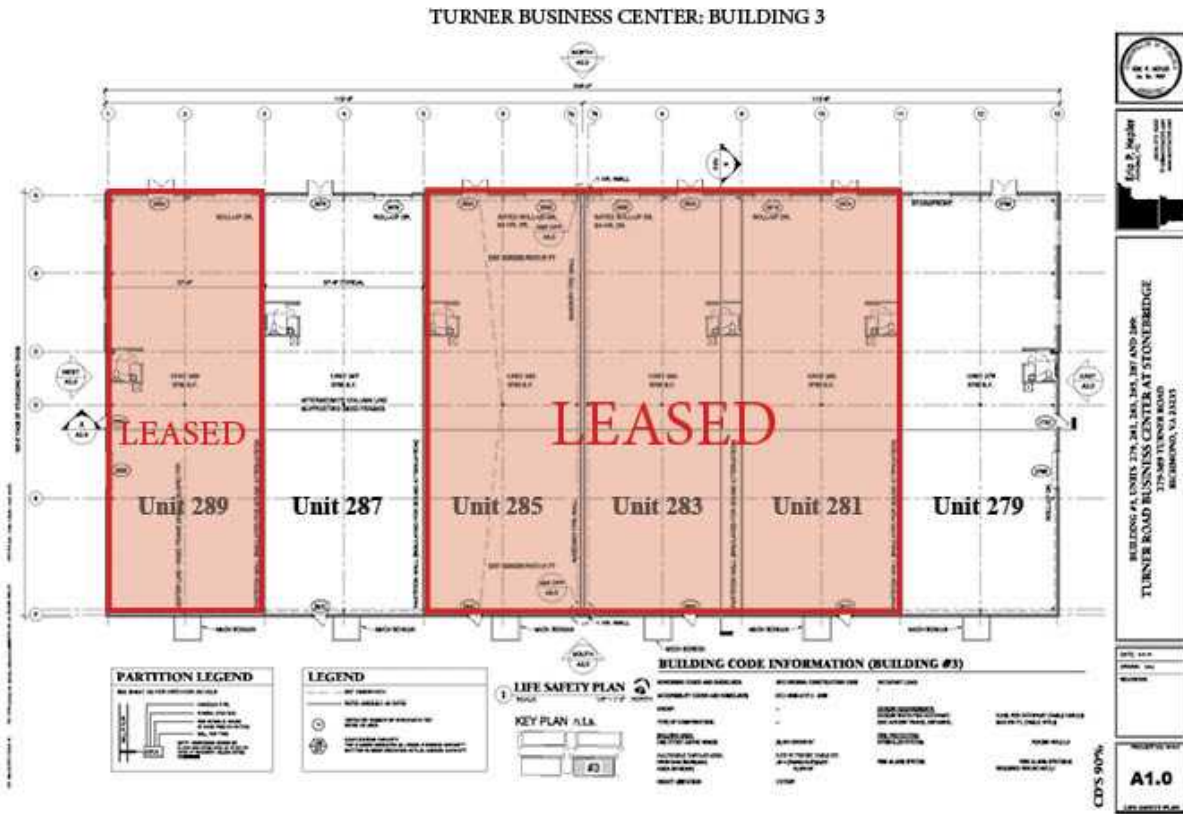


Porter Realty Company, Inc. | 4801 Radford Avenue | P.O. Box 6482 | Richmond, VA 23230 | www.porterinc.com

This information has been prepared by Porter Realty Company, Inc. for marketing purposes only. No representation or warranty, expressed or implied, is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

PROPERTY PHOTOS

219 - 301 Turner Road | North Chesterfield, VA 23225



Wilson Flohr, SIOR
(804) 521-1458
wilson@porterinc.com

Byron Holmes, CCIM, SIOR
(804) 521-1448
byron@porterinc.com



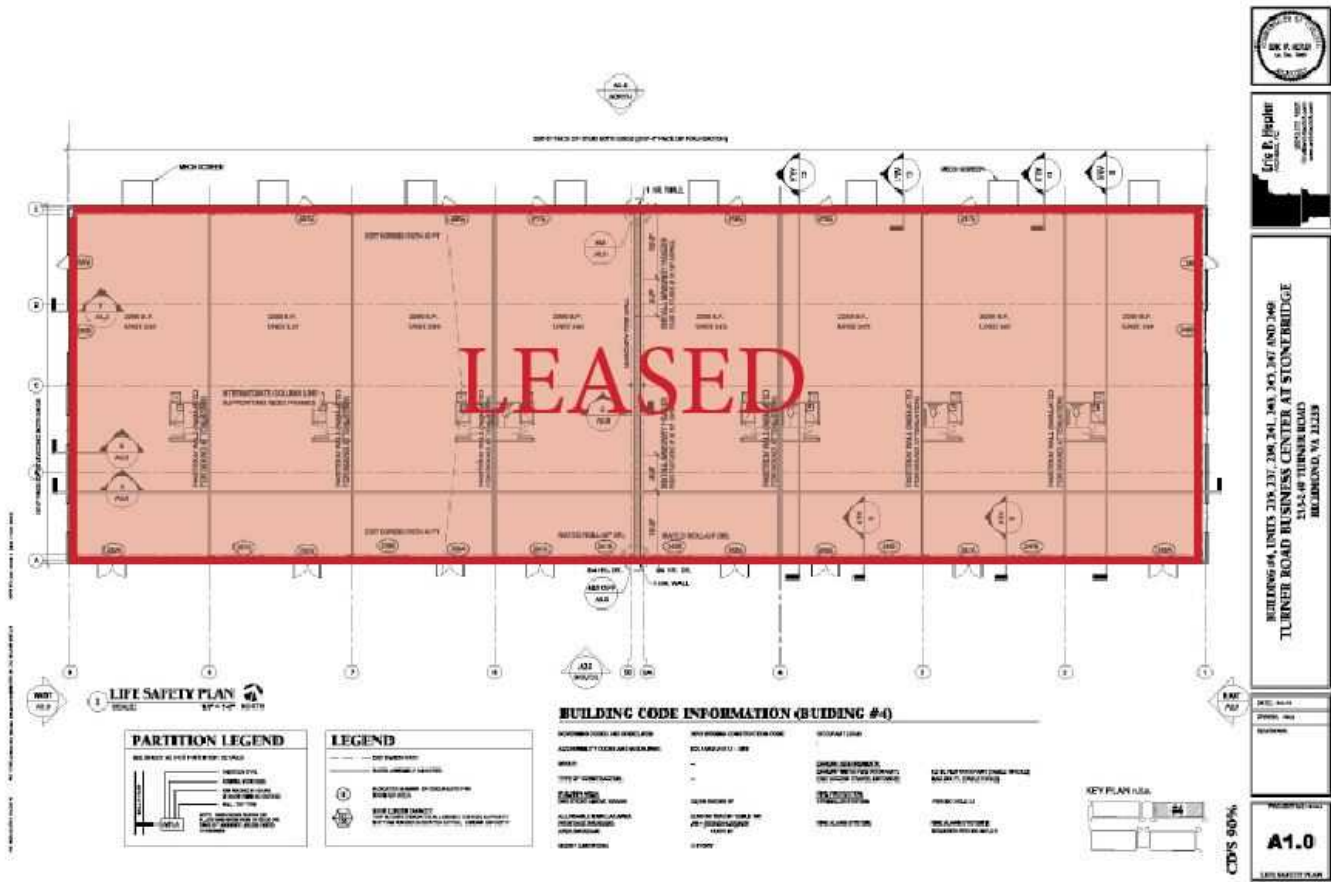
Porter Realty Company, Inc. | 4801 Radford Avenue | P.O. Box 6482 | Richmond, VA 23230 | www.porterinc.com

This information has been prepared by Porter Realty Company, Inc. for marketing purposes only. No representation or warranty, expressed or implied, is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

PROPERTY PHOTOS

219 - 301 Turner Road | North Chesterfield, VA 23225

TURNER BUSINESS CENTER: BUILDING 4



Wilson Flohr, SIOR
(804) 521-1458
wilson@porterinc.com

Byron Holmes, CCIM, SIOR
(804) 521-1448
byron@porterinc.com

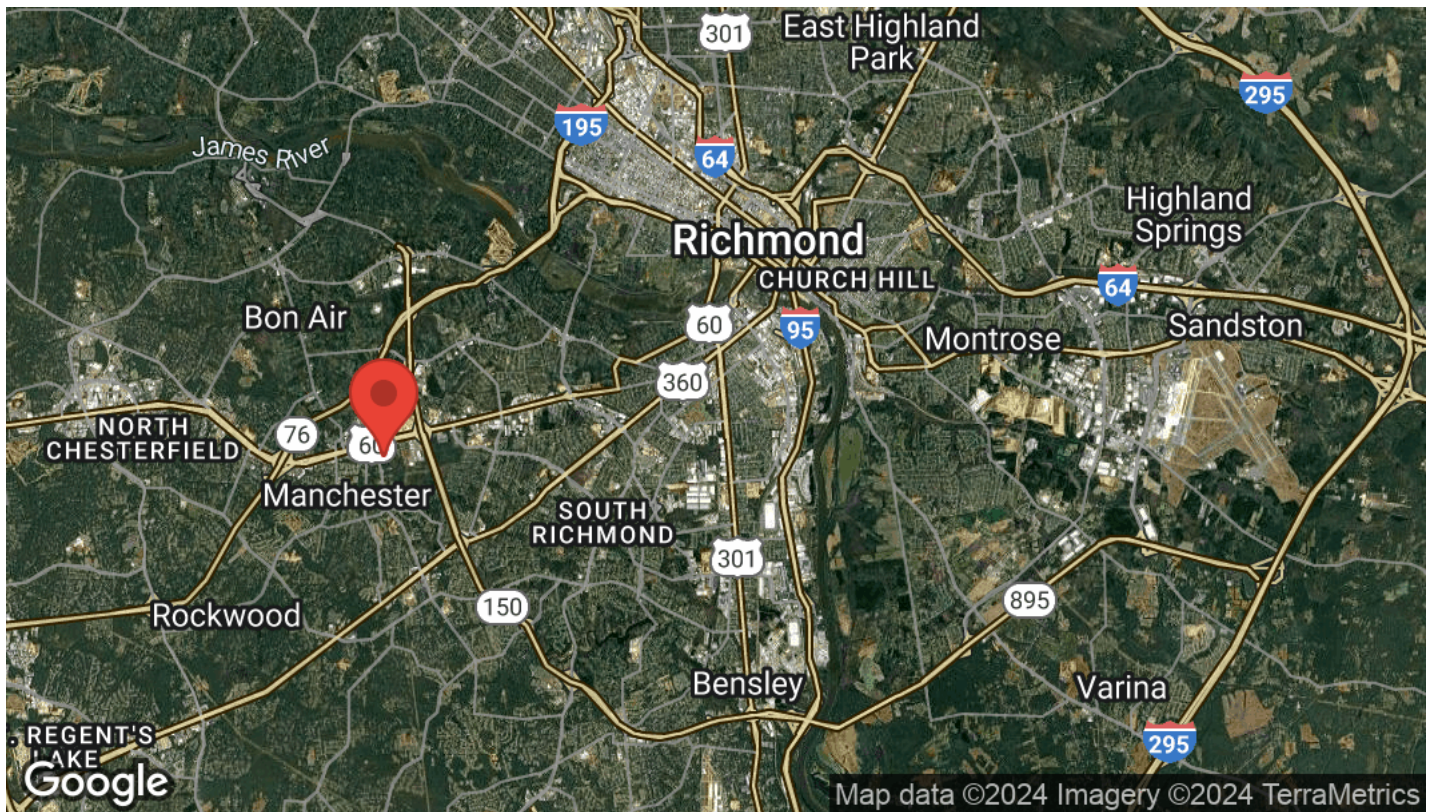
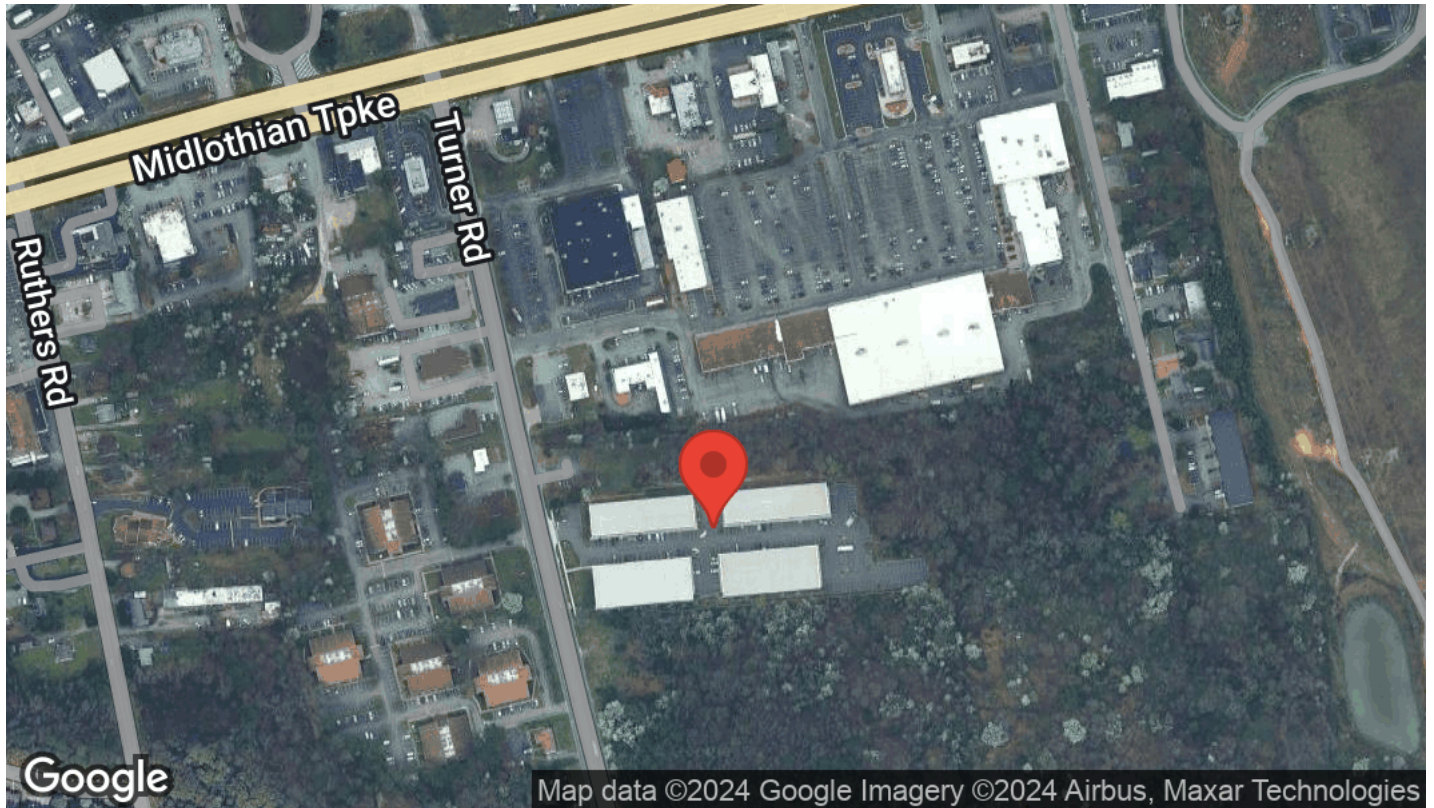


Porter Realty Company, Inc. | 4801 Radford Avenue | P.O. Box 6482 | Richmond, VA 23230 | www.porterinc.com

This information has been prepared by Porter Realty Company, Inc. for marketing purposes only. No representation or warranty, expressed or implied, is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

LOCATION MAPS

219 - 301 Turner Road | North Chesterfield, VA 23225



Wilson Flohr, SIOR
(804) 521-1458
wilson@porterinc.com

Byron Holmes, CCIM, SIOR
(804) 521-1448
byron@porterinc.com



Porter Realty Company, Inc. | 4801 Radford Avenue | P.O. Box 6482 | Richmond, VA 23230 | www.porterinc.com

This information has been prepared by Porter Realty Company, Inc. for marketing purposes only. No representation or warranty, expressed or implied, is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.