OFFICE/WAREHOUSE **AVAILABLE FOR LEASE**





Centrally Located with Direct Access to I-264 and Town Center of Virginia Beach

BRETT SAIN, SIOR

First Vice President 757 213 4153 brett.sain@thalhimer.com **JOSH FULTON**

Senior Associate 757 213-4162 josh.fulton@thalhimer.com Town Center of Virginia Beach Office 222 Central Park Avenue, Suite 1500 Virginia Beach, Virginia 23462 757 499 2900 | www.thalhimer.com

DETAILS | AVAILABILITIES

Construction: Wood Frame Brick Exterior

Year Built: 1986

Electrical: Single-Phase

Clear Height: 12' clear in warehouse

Loading: Grade-level doors

Zoning: I-1, Light industrial

Trash: Shared dumpsters

Parking: Ample parking

Availability: March 1, 2026

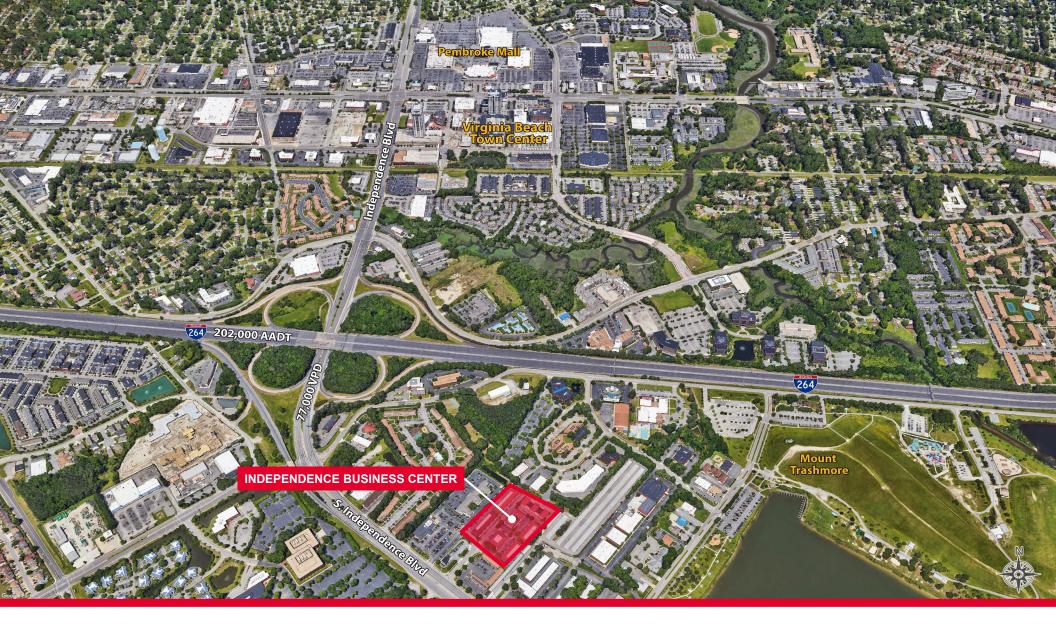
Lease Rate: \$15.00 PSF | Warehouse

\$16.00 PSF | Office

BUILDING/ SUITE	TOTAL SF	% OF OFFICE	% OF WAREHOUSE
BUILDING 404			
SUITE #105	661 SF	100%	0







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