

**5257 – 5269 CLEVELAND STREET**

Virginia Beach, VA 23462

**FOR LEASE ±3,286 TO ±9,234 SF CONTIGUOUS**



**CUSHMAN &  
WAKEFIELD**

**THALHIMER**

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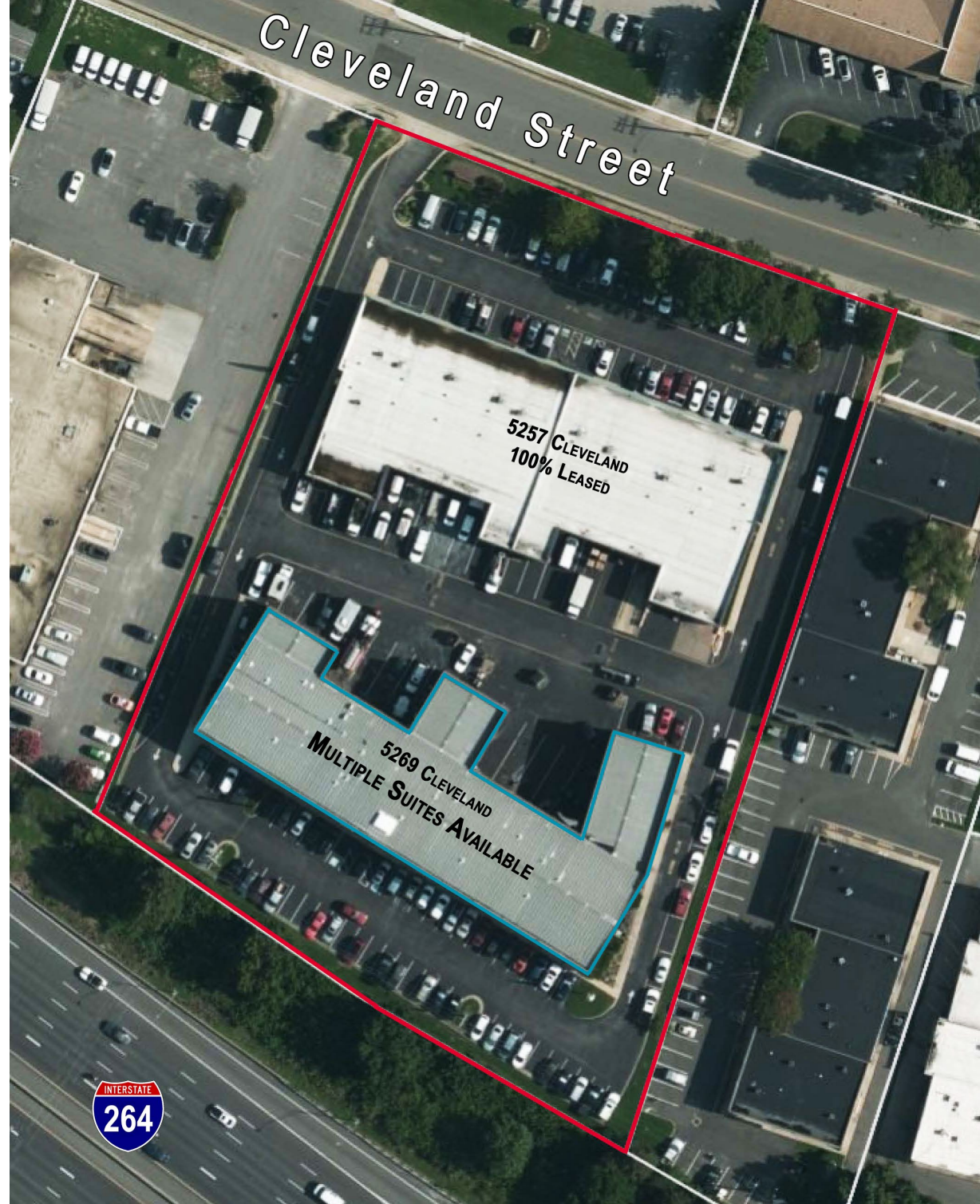
**Corporate Headquarters  
Near Virginia Beach  
Town Center**



# PROPERTY FEATURES

## Specifications

Address	5269 Cleveland Street
Building Size	37,366 total SF
Suite Availability <i>(floorplans customizable for new tenant)</i>	
Suite 101	3,286 SF
Suite 201	3,354 SF
Suite 108	4,724 SF
Suite 208	4,510 SF
	Can be leased together or separate
Warehouse - Suite 201	Fully conditioned production/shop space; can be expanded
Construction	Masonry
Year Built	1987
Electrical Systems	Single phase, 200-amp 120/240v
Lighting	T5 Lighting
Elevator	Yes
Trash	Shared dumpsters
Clear Height	8'-12' clear height
Loading	Suite 101 – Two (2) 10'x10'
	Suite 108 – Two (2) 10'x10'
Signage	Interstate visibility/exposure
Parking	Ample surface parking
Zoning	I-1, Light Industrial
Lease Rate	<b>\$13.00 PSF, NNN</b>
OPEX	<b>\$2.40 PSF</b>





# PROPERTY AERIAL



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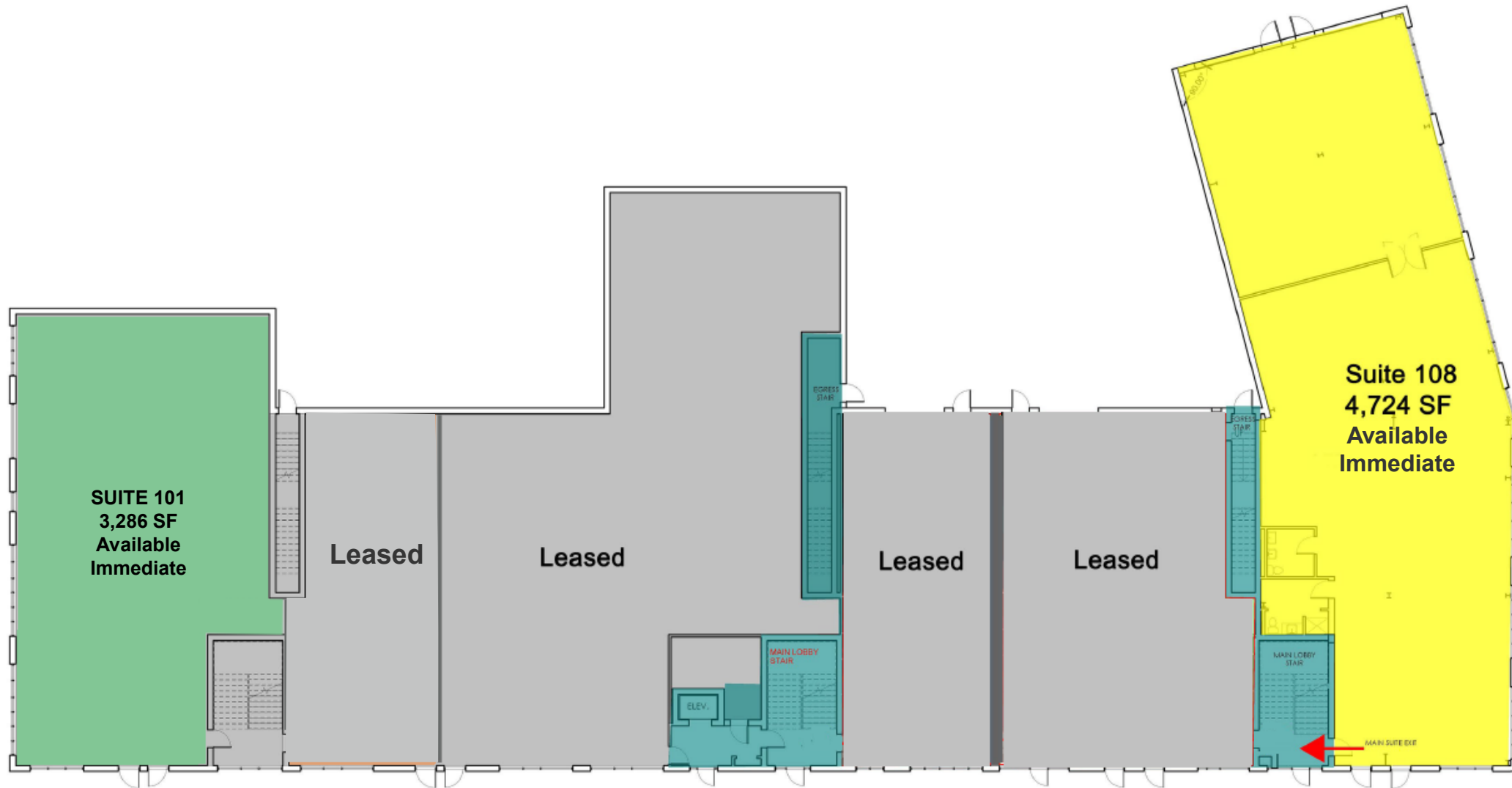


# FIRST FLOOR SPACE PLAN



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# SECOND FLOOR SPACE PLAN



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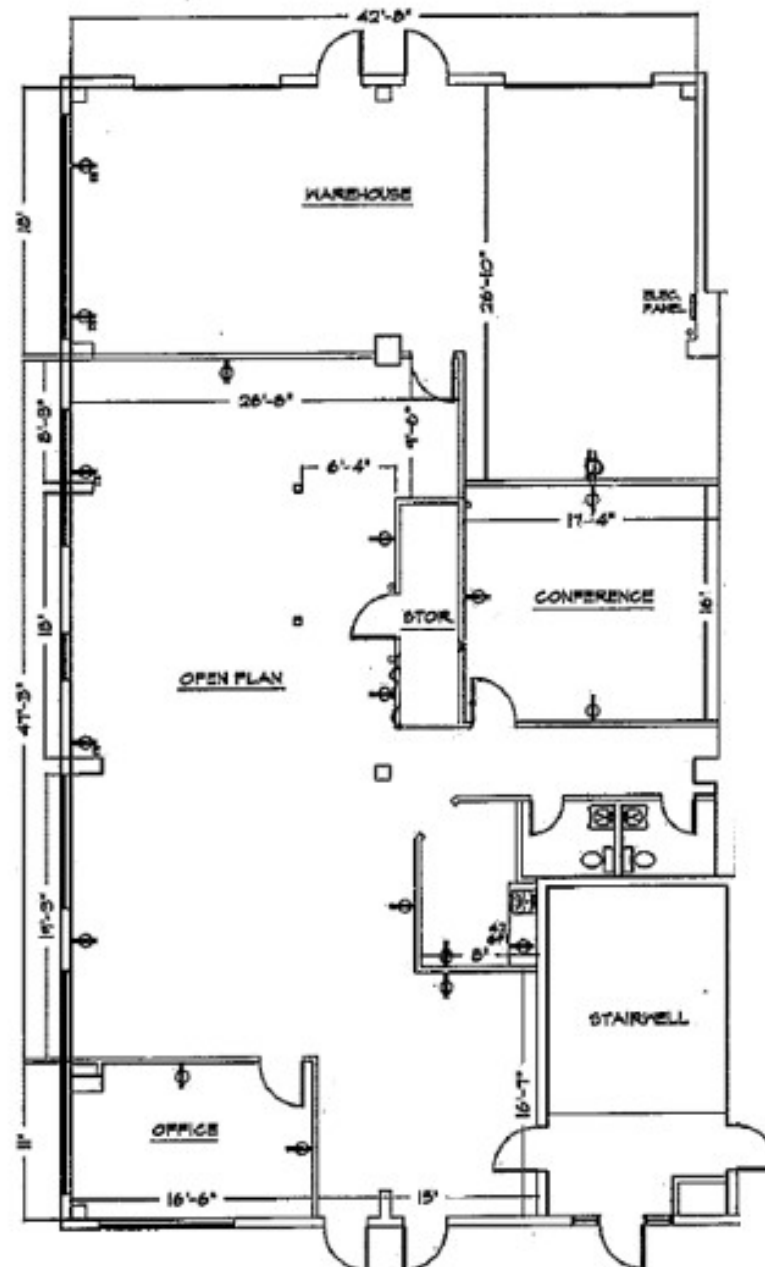


# FLOORPLAN SUITE 101



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# PROPERTY PHOTOS



Suite 101 – Office



Suite 101 - Reception



Suite 101 - Kitchen



Suite 201 - Office



# PROPERTY PHOTOS



Suite 108 - Warehouse



Suite 201 – Office/Work Room

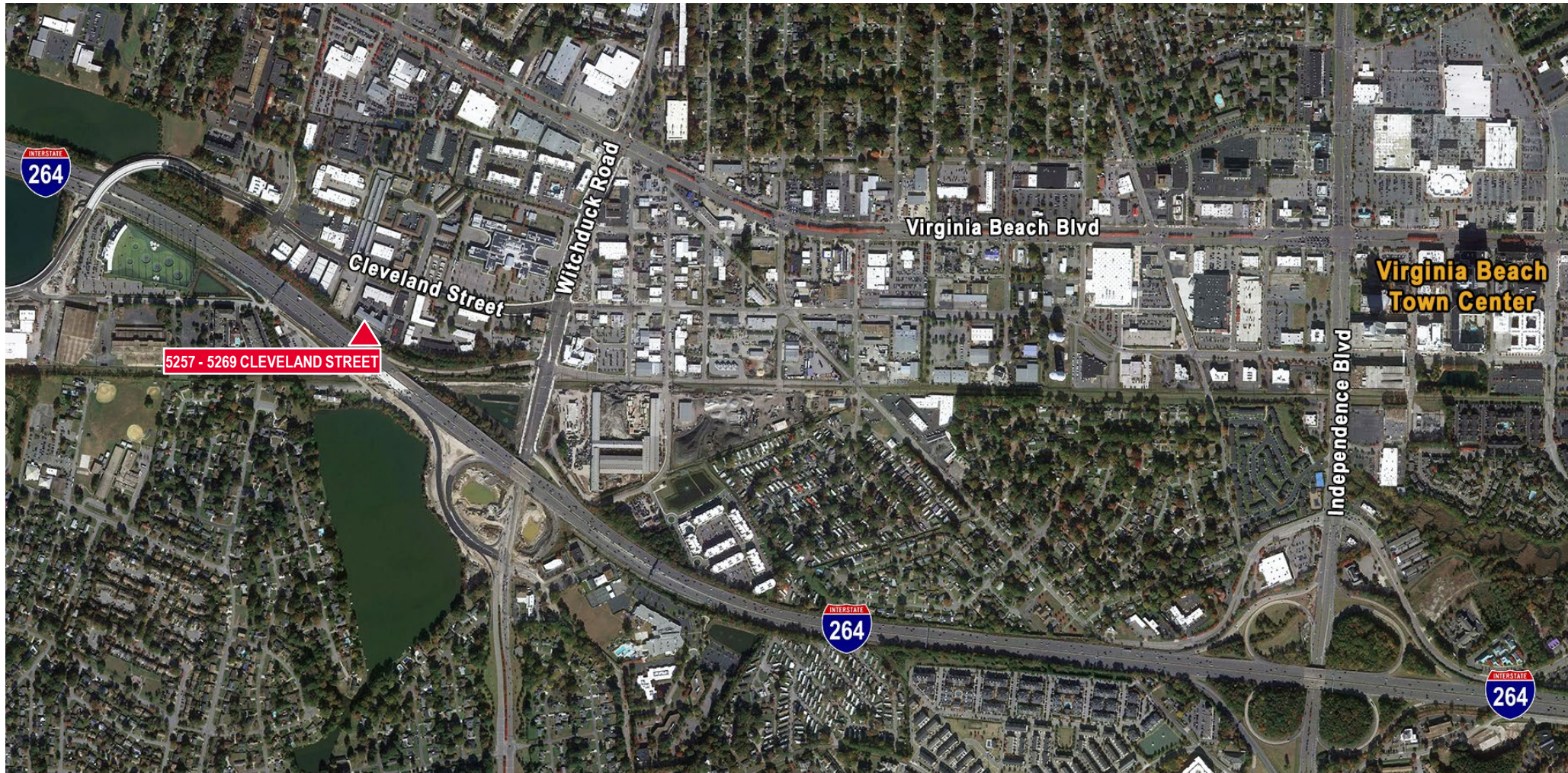


Suite 101 - Garage



Suite 108 - Production Area





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**The Town Center of Virginia Beach**

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