

FLEX FOR SALE OR LEASE

2,000 SF



820 GREENBRIER CIRCLE

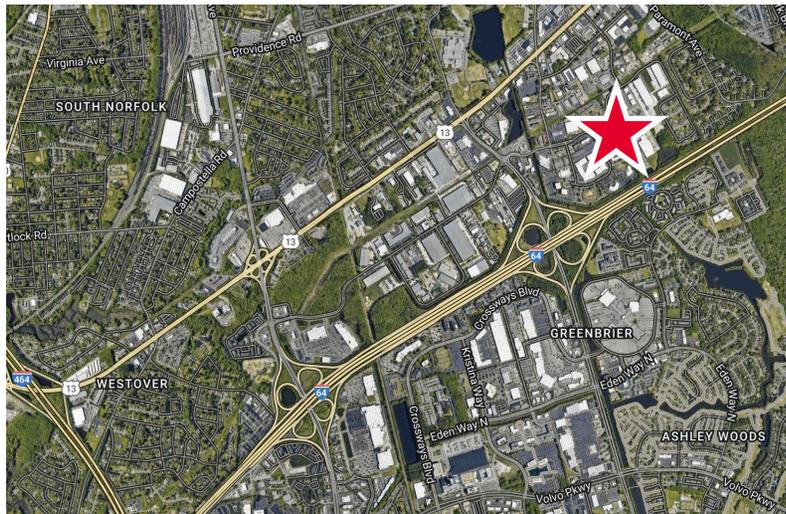
UNIT 26, CHESAPEAKE, VA 23320



THALHIMER

PROPERTY HIGHLIGHTS

- 2,000 SF (\pm 1,500 SF Office; \pm 500 SF Warehouse)
- Conveniently located off I-64 at Greenbrier Parkway North Exit
- Loading - One (1) 8x10 grade level door
- 12' Clear
- Can be leased/sold with Unit 33 (<https://resources.thalhimer.com/marketing/820%20Greenbrier%20Circle%20-%20Unit%2033.pdf>)
- All existing technology (instruction, video, access, switches and routers) can convey
- Condo Fee - \$291.00/month
- Lease Rate - \$15.00/SF, NNN (\$1.25/SF)
- Sale Price - \$295,000.00



109,663
POPULATION
Within 3 Miles



\$95,734
AVG. INCOME
Within 3 Miles



44,006
HOUSEHOLDS
Within 3 Miles



37.5
AVG. AGE
Within 3 Miles

232,470
POPULATION
Within 5 Miles

\$98,327
AVG. INCOME
Within 5 Miles

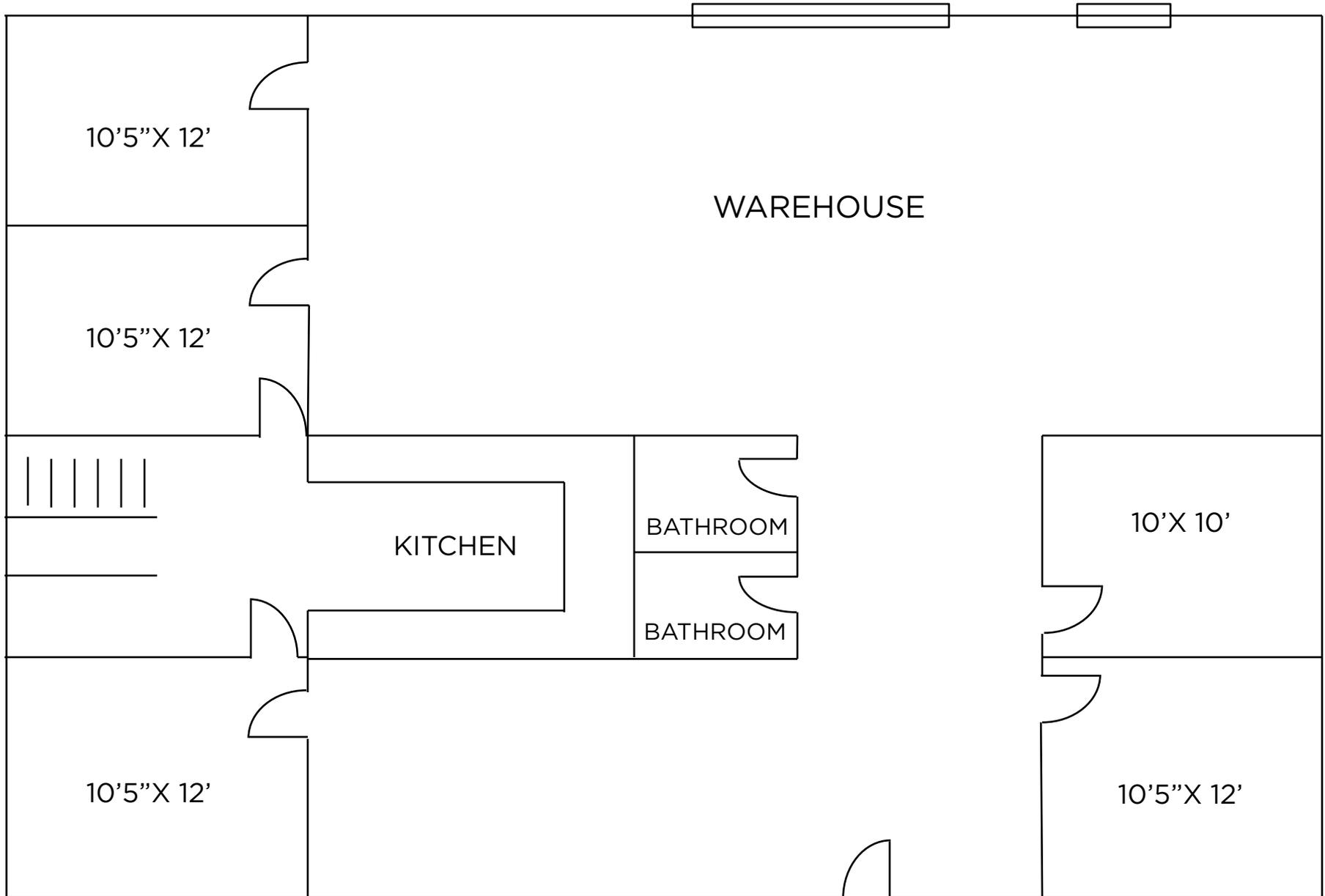
90,024
HOUSEHOLDS
Within 5 Miles

37.7
AVG. AGE
Within 5 Miles



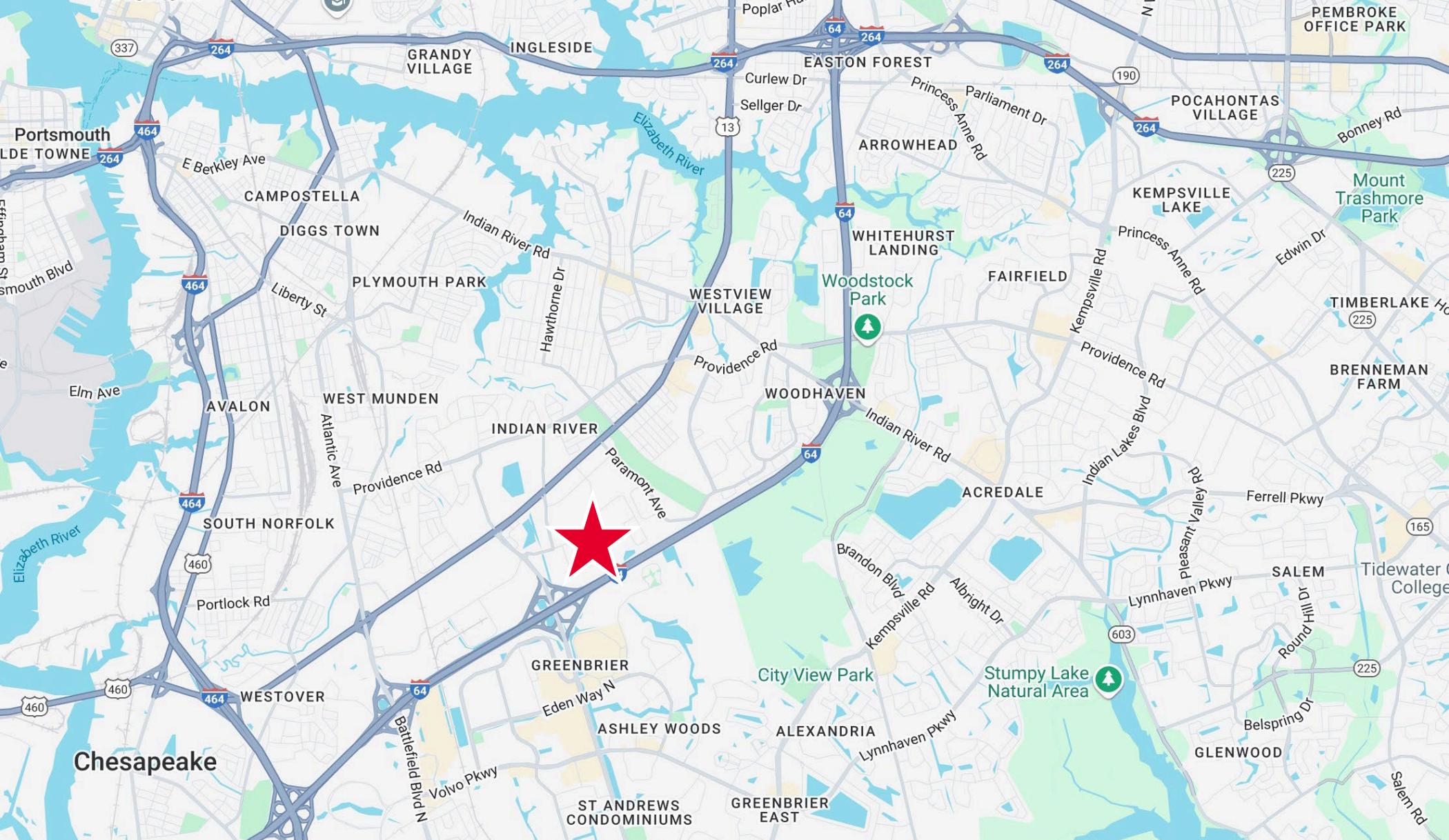
SITE PLAN

2,000 SF



NOT TO SCALE

ENTRANCE



CONTACT INFORMATION

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