



+38,580 SF AVAILABLE FOR LEASE

Airport Industrial Park

1431 Baker Road, Virginia Beach, VA 23455



**CUSHMAN &
WAKEFIELD**

THALHIMER

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

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1431 BAKER ROAD

Suite C, Virginia Beach, VA 23455



THALHIMER

PROPERTY DETAILS

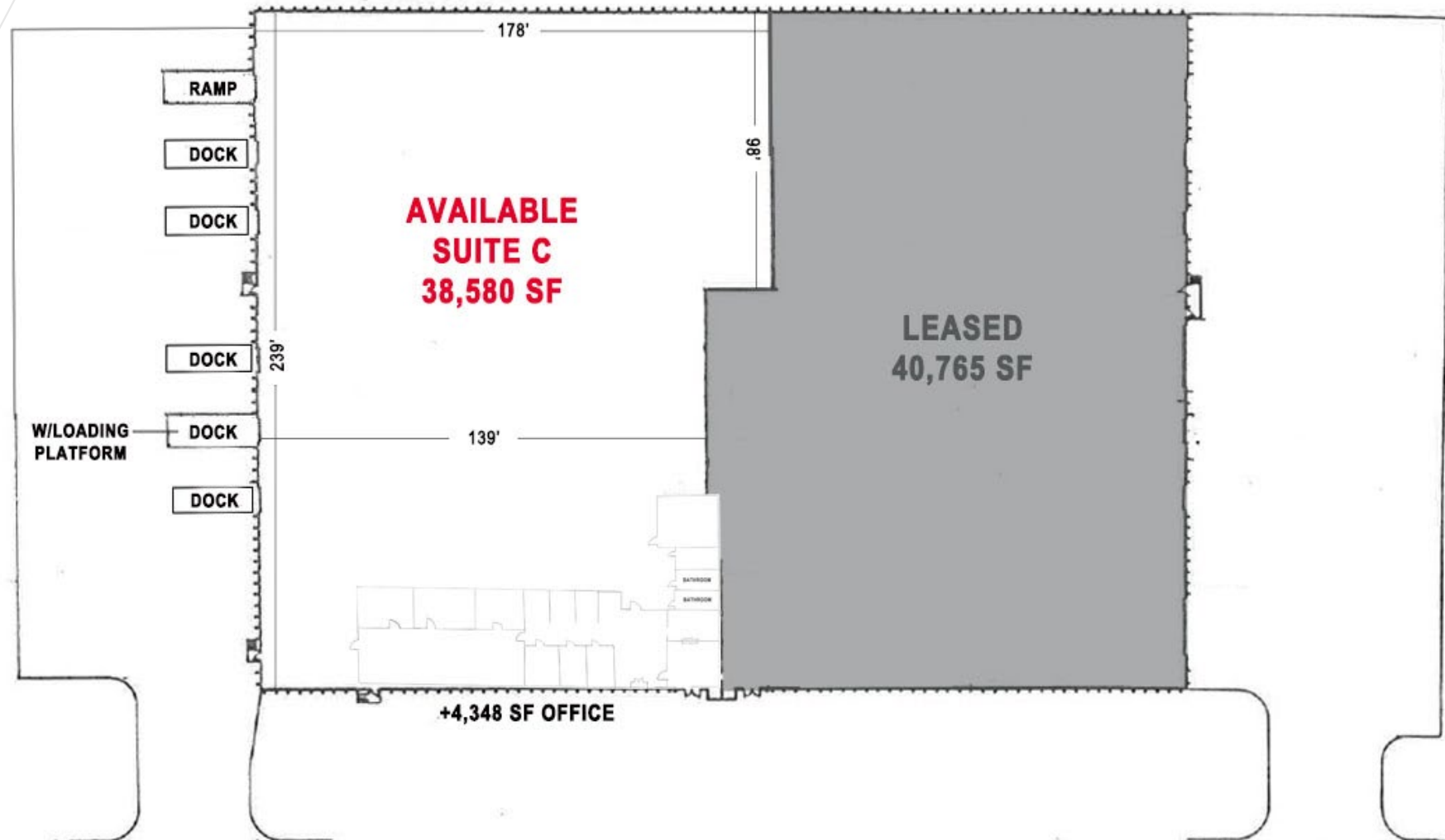
Available SF:	38,580 SF <ul style="list-style-type: none">• ±4,348 SF Office• 34,232 SF Warehouse	Loading:	One (1) 8'w x 10'h dock with loading platform Four (4) 8'w x 10'h dock doors One (1) 8'w x 10' h drive-in ramp doors
Clear Height:	22'	Zoning:	I-1, Light industrial
Power:	3-phase, 400v, 400 amps	Available:	November 1, 2025
Sprinkler:	Wet system	Asking Rate:	\$8.95 PSF, NNN
Column Spacing:	40' x 50'	OPEX:	\$1.67 PSF



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FLOOR PLAN





FOR MORE INFORMATION, CONTACT:

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