



Property Features

- 6000 Incubator Rd – two (2) 900 SF back to back units available with 30 day notice, Each unit includes one grade level door, a 12' X 12' office, a handicap accessible restroom, a service sink, and water fountain
- 3000 Incubator Rd – three (3) 900 SF. Each unit includes a 12' x 14' grade level door, 17' clear ceiling
 - Suite 107 & 108 back to back (2 x 900SF), drive-thru capabilities, one 12'x12' office and 1 restroom, available now
 - Suite 106 900 SF unit available 1/15/2019, new office and restroom
- Located just off of I-664 and Aberdeen Road
- Rent \$895 per month per 900 SF unit; includes all expenses except telephone, electric, and cable



For more information, contact:

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The Town Center of Virginia Beach
222 Central Park Ave., Suite 1820
Virginia Beach, VA 23462
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LAND & STRUCTURES

- 144 SF of office area in most units
- Each 900 SF office/warehouse unit includes one (1) grade level door, a handicap accessible restroom, a service sink, and a water fountain
- 14' – 17' clear ceiling height in warehouse- 110V, single phase electrical power, separate meter

SITE IMPROVEMENTS & UTILITIES

- On-site parking
- Rent includes water, sewer, and trash disposal
- M-3 zoning (Heavy Industrial)

TERMS & TAX DATA

- Minimum one (1) year lease preferred
- Rent: \$895 per month, includes all expenses except telephone, electric, and cable
- Occupancy – ASAP

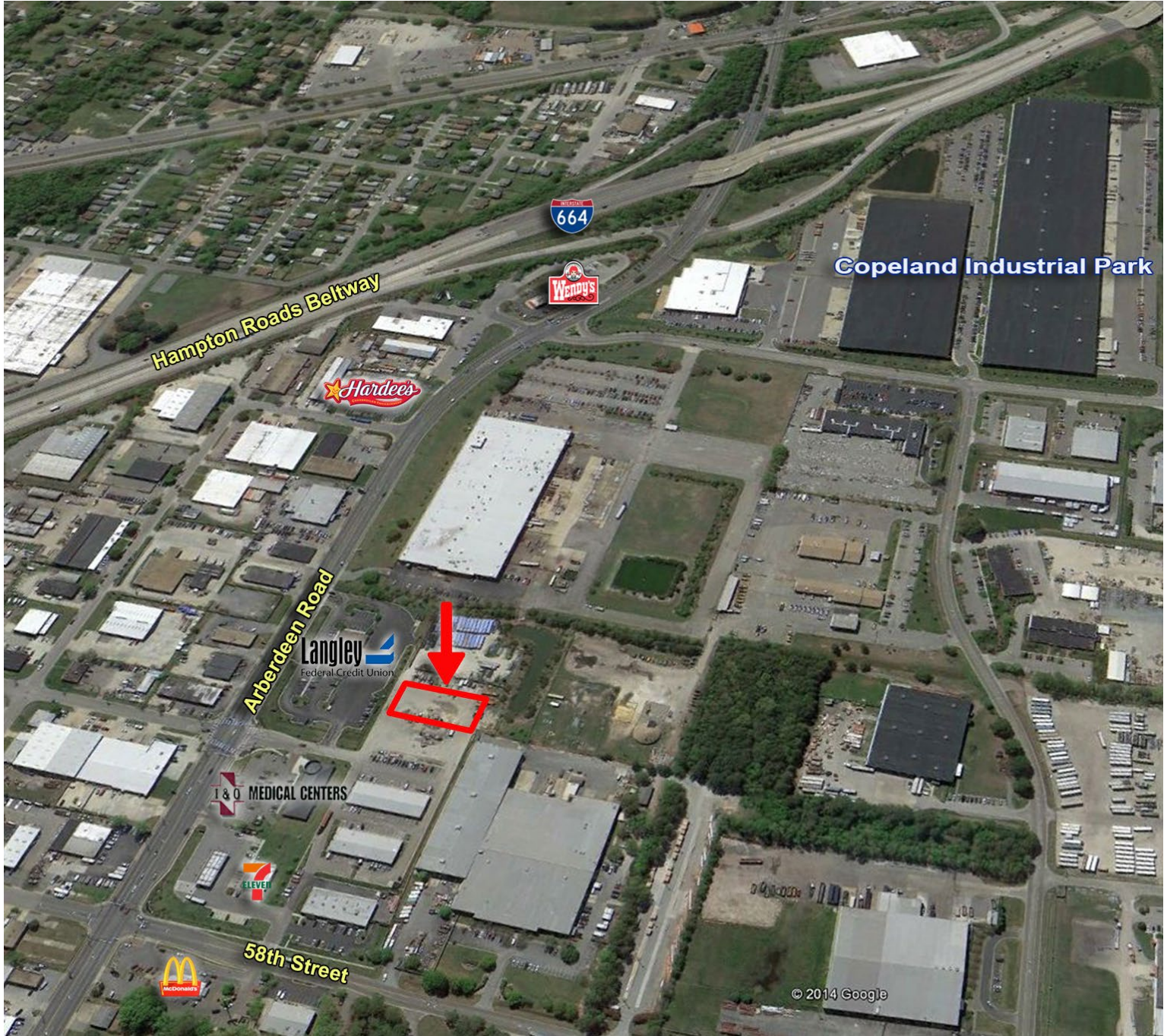
COMMENTS

- Enterprise Zone
- Close proximity to NN Shipyard, NNMT

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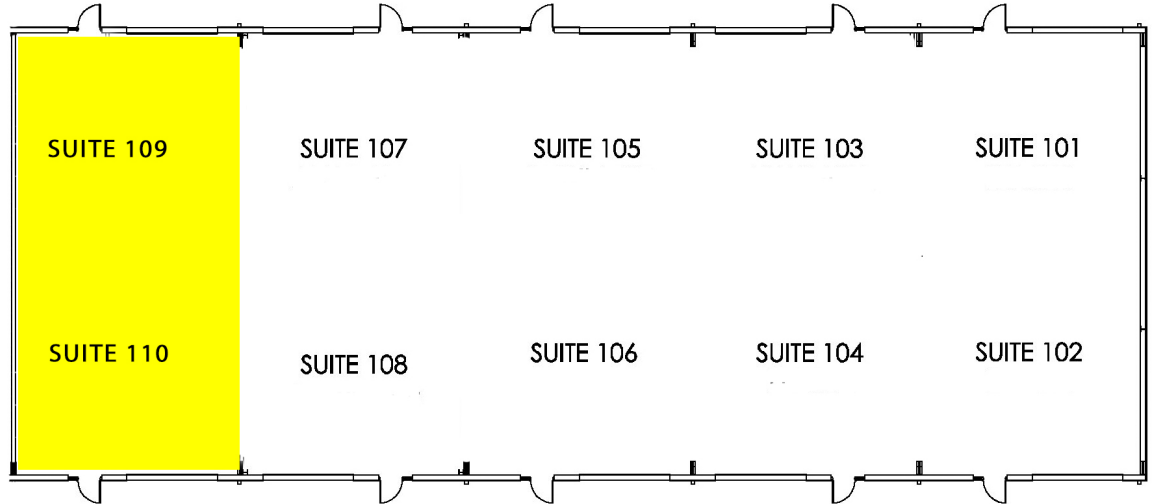
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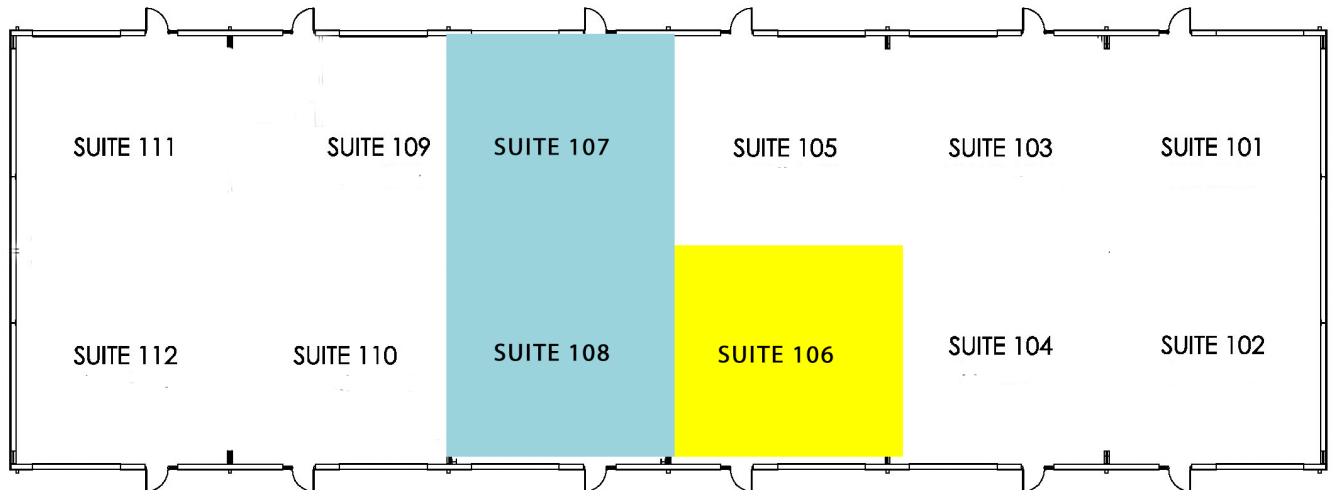
6000 INCUBATOR LAYOUT



Legend

- = Available w/30 day notice
- = Leased

3000 INCUBATOR LAYOUT



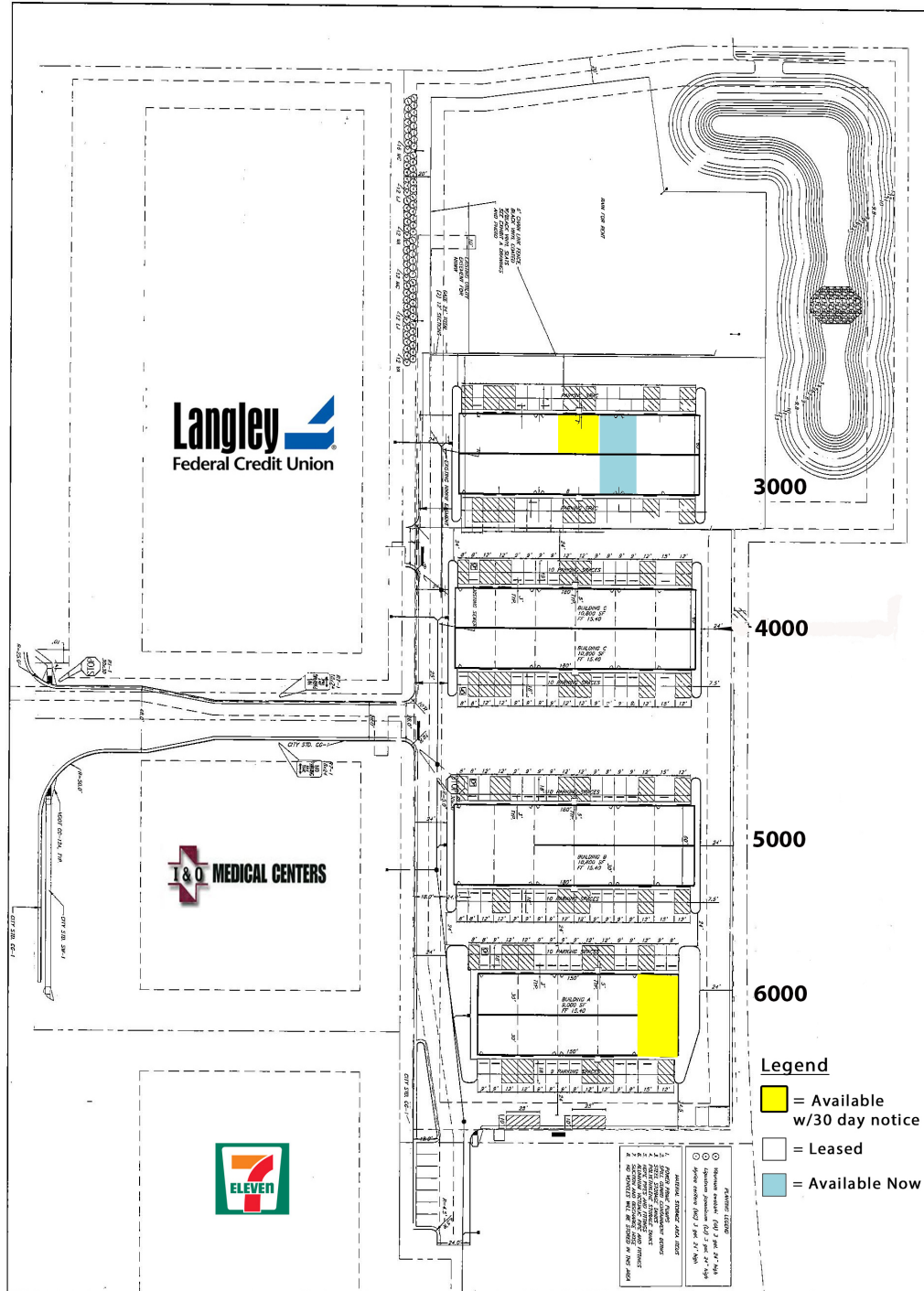
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