



# AVAILABLE FOR LEASE

INDUSTRIAL | DISTRIBUTION  
2620 INDIAN RIVER ROAD | CHESAPEAKE, VA | 23325



2620 Indian River Rd. | Chesapeake, Virginia | 149,315± SF



## PHOENIX INVESTORS

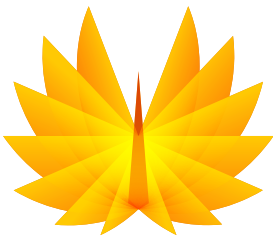
*Opportunity. Execution. Value Creation.*

Owned and managed by:  
Phoenix Investors, LLC  
401 E Kilbourn Avenue, Suite 201  
Milwaukee, WI 53202

Phoenix Investors  
414-283-2600  
[leasing@phoenixinvestors.com](mailto:leasing@phoenixinvestors.com)

### SPACE FEATURES

- Rail Served



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## PROPERTY DETAILS

Building Size:	149,315 SF
Land Area:	5.78 Acres
Year Built:	1971
Ceiling Height:	27'
Column Spacing:	50' x 50'
Walls	Tilt-up concrete aggregate panels
Loading:	9 docks   12 rail doors
Rail:	Norfolk Southern rail spur
Power:	600 Amp, 277/480V, 3-Phase
Fire Safety:	Dry System



FOR COMPLETE INFORMATION CONTACT:

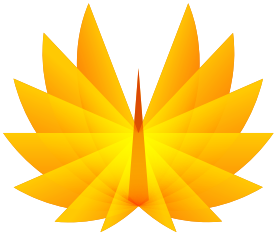
✉ LEASING@PHOENIXINVESTORS.COM | ☎ (414) 283-2600

📍 401 EAST KILBOURN AVENUE, SUITE 201, MILWAUKEE, WI 53202



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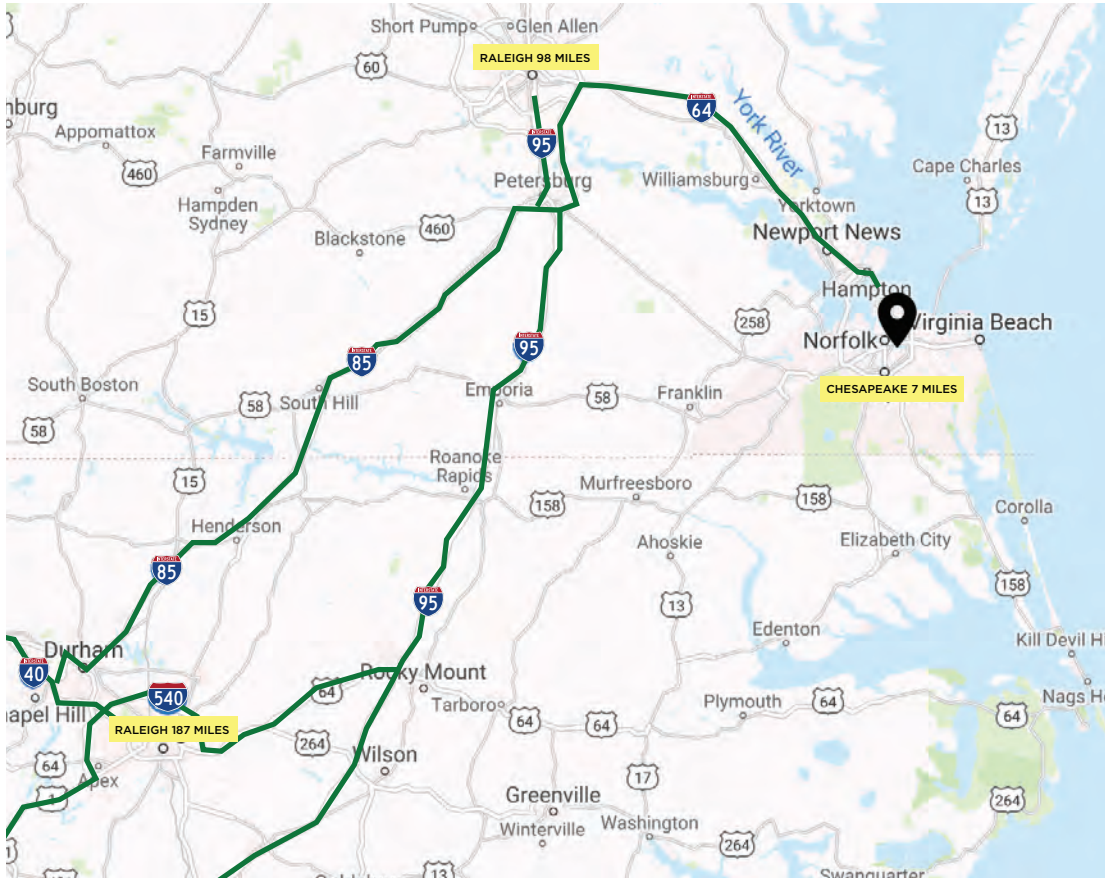


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## LOCATION MAP



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