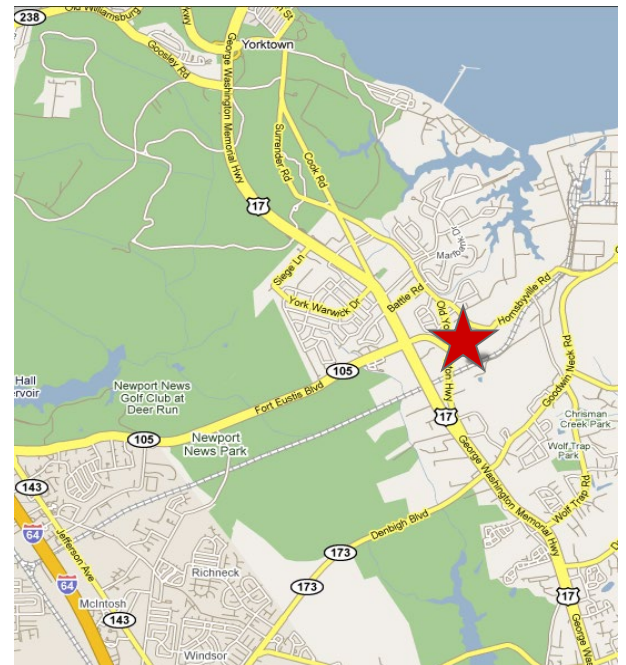




Property Features

- Approximately a 10 minute drive to Ft. Eustis Army Base
- Modern office warehouse property
- 4,915 SF available
- \$11.00psf – Tenant pays electric, janitorial, dumpster and data/internet
- Landlord pays taxes, insurance and common area maintenance
- Clear span warehouse
- 18' clear height; 3 phase power
- Grade level overhead doors available
- Located within 182 acre commerce park
- Just off four lane US 17 & Ft. Eustis Blvd. – Minutes to I-64
- Join Marine Sonic, Flight Support Inc., AVID and Fame Central!
- Adjacent building (100 Newsome) across parking lot has up to approximately 6,500sf of additional office /warehouse space for lease

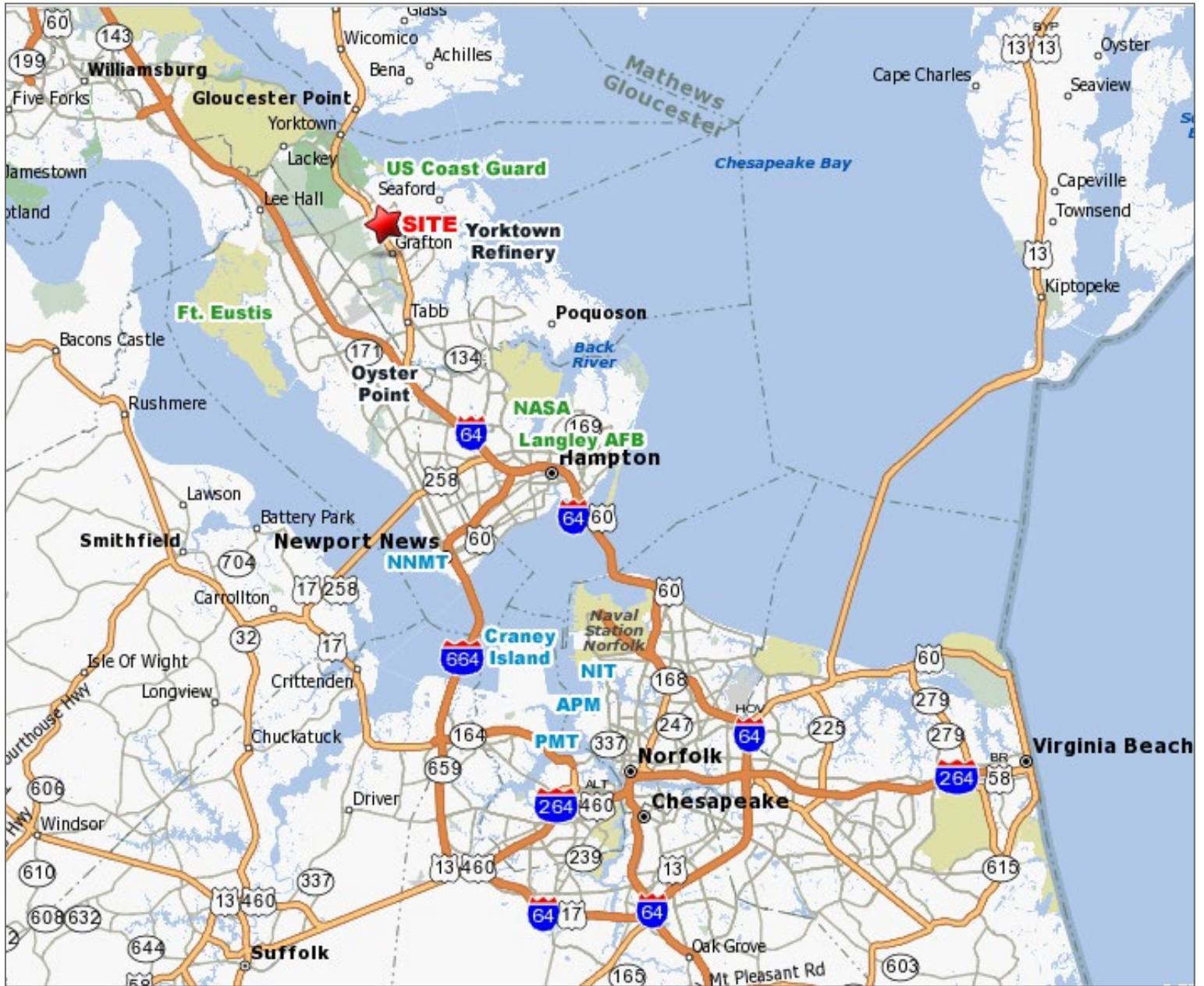


For more information, contact:

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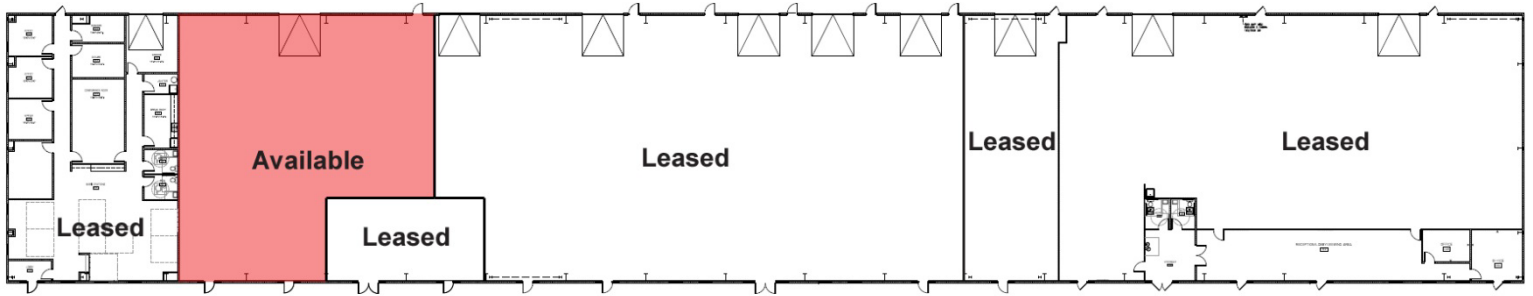
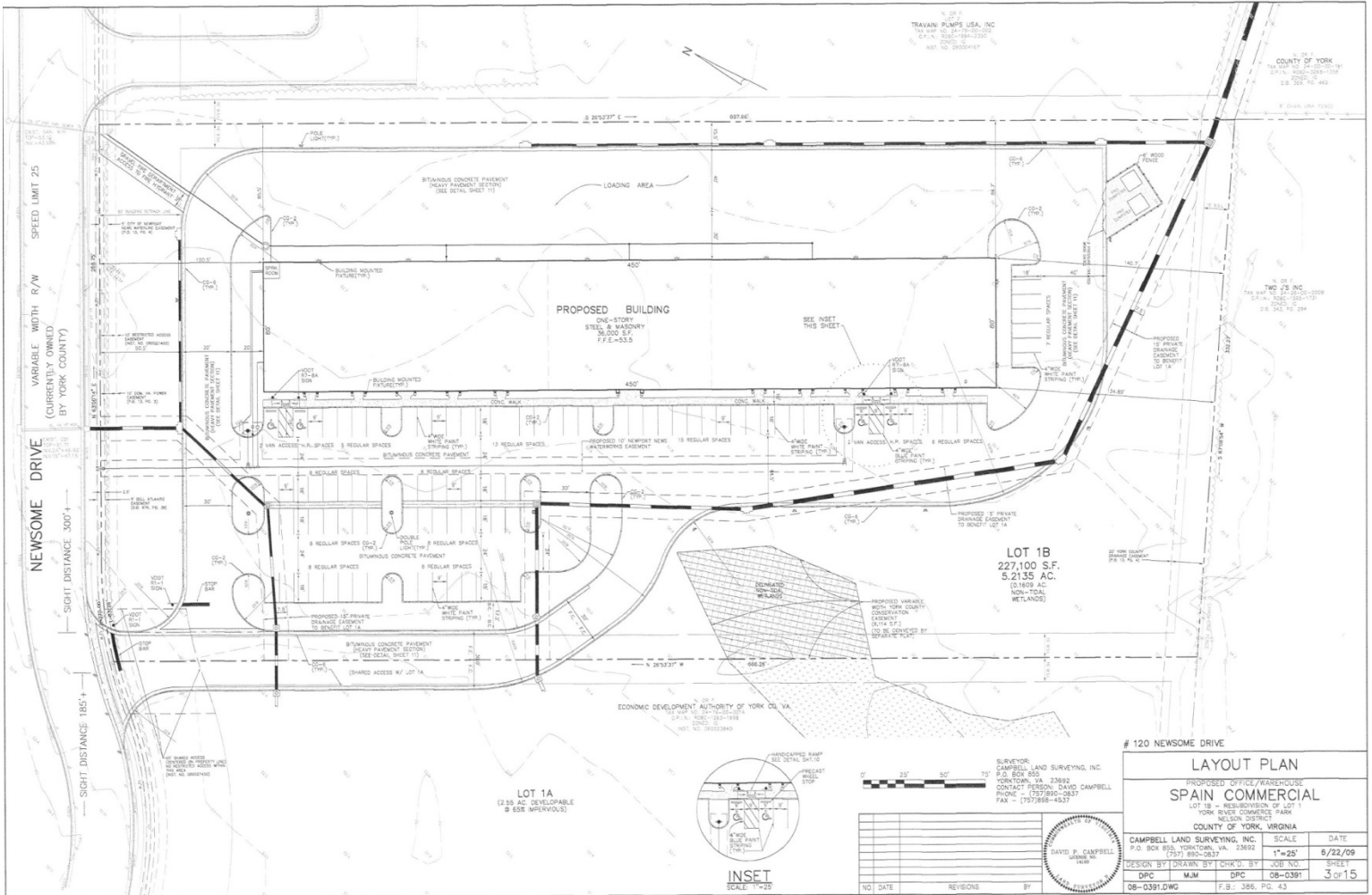


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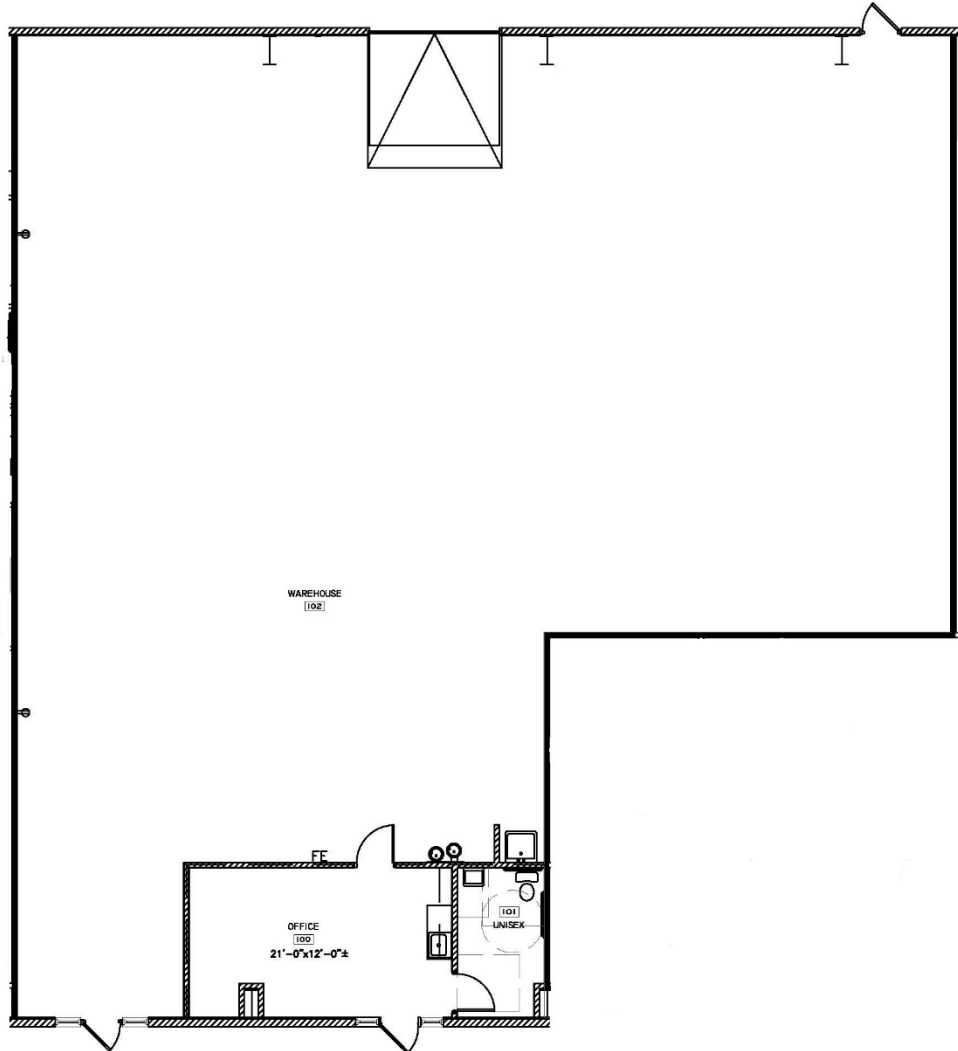
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SK-01
AVAILABLE SHELL SPACE
120 NEWSOME DRIVE, SUITE B
YORKTOWN, VIRGINIA 23692
MARCH 17, 2020 NOT TO SCALE

**NOTE: ALL DIMENSIONS ARE APPROXIMATE
AND HAVE NOT BEEN FIELD VERIFIED.**

APPROX. 4,915 SF

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