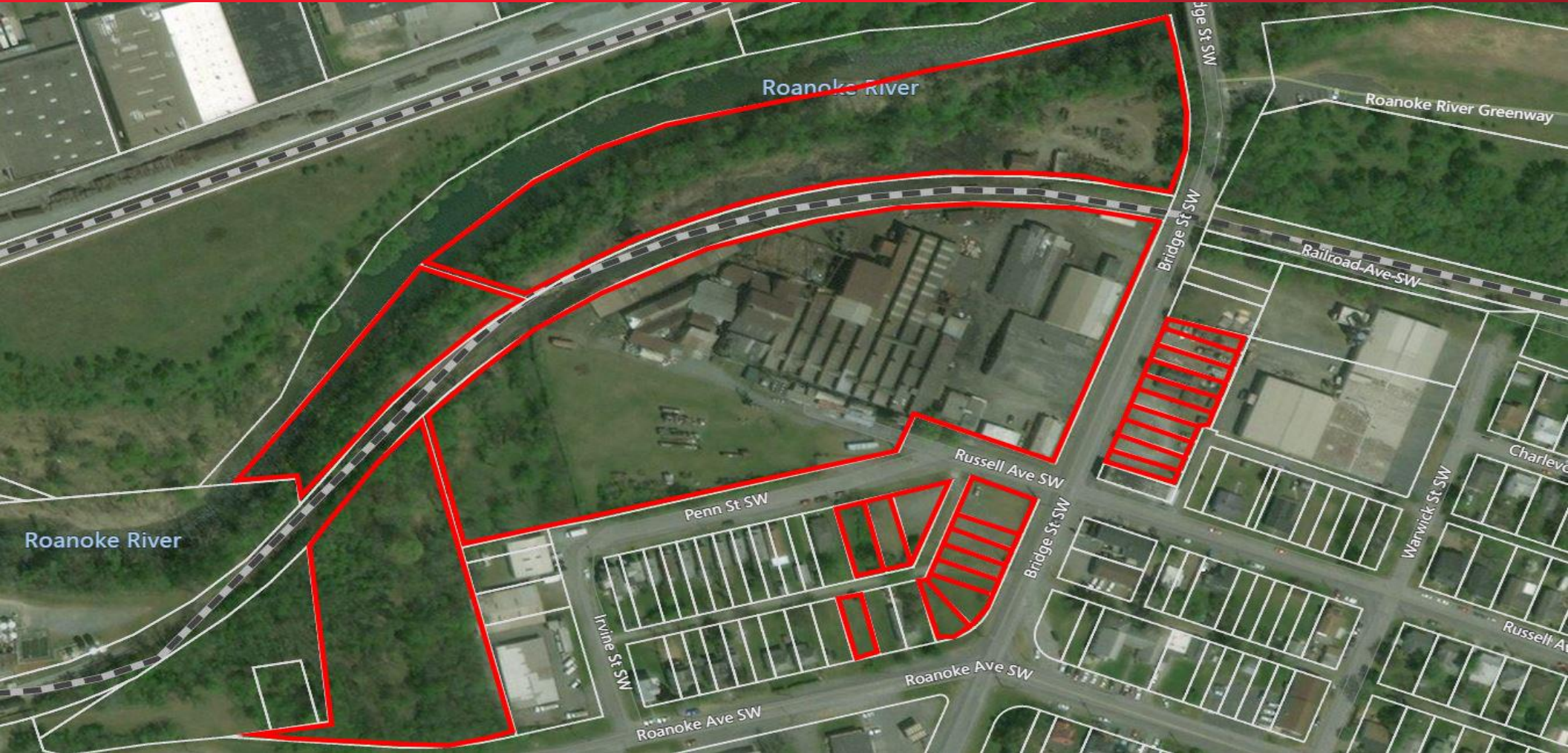




**THALHIMER**

**INDUSTRIAL FOR SALE**  
**2415 Russell Drive**  
Roanoke, VA 24015



## 25 Separate Parcels

For more information, contact:

**BOYD JOHNSON**

Vice President  
540 767 3002  
[boyd.johnson@thalhimer.com](mailto:boyd.johnson@thalhimer.com)

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## Property Features

- One of the largest I-1 tracts of property inside the City of Roanoke
- Company has been on the property over 100 years
- In Enterprise zone
- Approximately .75 +/- miles of Roanoke River frontage
- 25 separate parcels

## Specifications

Total Size	106,983 SF
Total Acres	16.11
Timing	Available immediately
Sale Price	\$3,999,500
Zoning	I-1

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**NEW CONCEPT**



**OLD VIEW**



**CURRENT VIEW**



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**2415 Russell Drive**  
 Roanoke, VA 24015



**INTERACTIVE DESIGN**

INTERACTIVE DESIGN GROUP  
 201 FREDERICK ST  
 ROANOKE, VA 24011  
 P. 540.973.3333 F. 540.973.3334  
 WWW.INTERACTIVEDSIGN.COM

**PRELIMINARY**  
 NOT FOR CONSTRUCTION

NO. REVISED BY DATE

DATE: \_\_\_\_\_

DRAWN: \_\_\_\_\_

CHECKED: \_\_\_\_\_

JOB: \_\_\_\_\_

DATE: MARCH 28, 2015

**SCHEMATIC MASTER SITE PLAN**

**A-002**

DATE: \_\_\_\_\_

DRAWN: \_\_\_\_\_

CHECKED: \_\_\_\_\_

JOB: \_\_\_\_\_

DATE: \_\_\_\_\_

**SCHEMATIC MASTER SITE PLAN**

GRAPHIC SCALE

For more information, contact:

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