

FOR LEASE

1,138 Sq. Ft. to 9,104 Sq. Ft. ±



3635 Waterlick Rd. Forest VA

Flex Space

Property Information

RENTAL RATE	\$1,050/month per bay– w/o restroom \$1,250/month per bay– w/ restroom
SIZE	8 Bays – 1,138 Sq. Ft. each
ZONING	B – HC (Business Heavy Commercial)
PARKING	Common area parking/loading

Features

- Located on Waterlick Rd. near Timberlake Rd. intersection
- New construction
- 12'w x 14'h Drive-In doors
- 16' Eave Height, 23.5' Peak
- 200 AMP Power, 3 Phase available
- Easy access w/ entrances on Waterlick & Rainbow Forest Rd.
- Surrounding businesses include: Startek, Wells Fargo, Dollar Tree, Pizza Hut, Essex Bank and numerous businesses located within Waterlick Plaza.



Property Description

New metal building suitable for a variety of uses. Building is ideal for a machine shop, warehouse storage and numerous industrial uses. Spaces can be built out to tenant specs to include offices and multiple bays can be leased.

Coldwell Banker Commercial Read & Co. represent the Seller/Landlord of this property. Upon receipt of this information, Purchaser/Tenant & Co.'s fiduciary responsibilities are to the Seller/Landlord.

Ricky Read, CCIM

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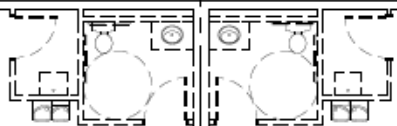
CBCREAD.COM

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Coldwell Banker Commercial
READ & CO., REALTORS
 101 Anjo Court Forest, VA 24551
 434-455-2285

190'-0"

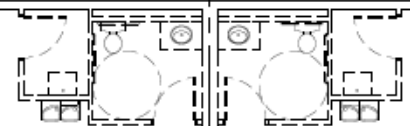
52'-0"



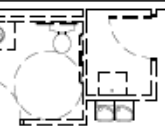
SUITE P
(BUILD OUT TO TENANT SPECIFICATIONS)
1,138 SQ. FT.



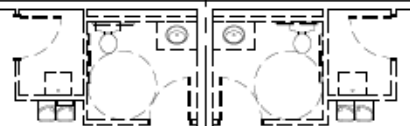
SUITE O
(BUILD OUT TO TENANT SPECIFICATIONS)
1,138 SQ. FT.



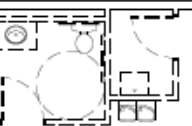
SUITE N
(BUILD OUT TO TENANT SPECIFICATIONS)
1,138 SQ. FT.



SUITE M
(BUILD OUT TO TENANT SPECIFICATIONS)
1,138 SQ. FT.



SUITE L
(BUILD OUT TO TENANT SPECIFICATIONS)
1,138 SQ. FT.



SUITE K
(BUILD OUT TO TENANT SPECIFICATIONS)
1,138 SQ. FT.

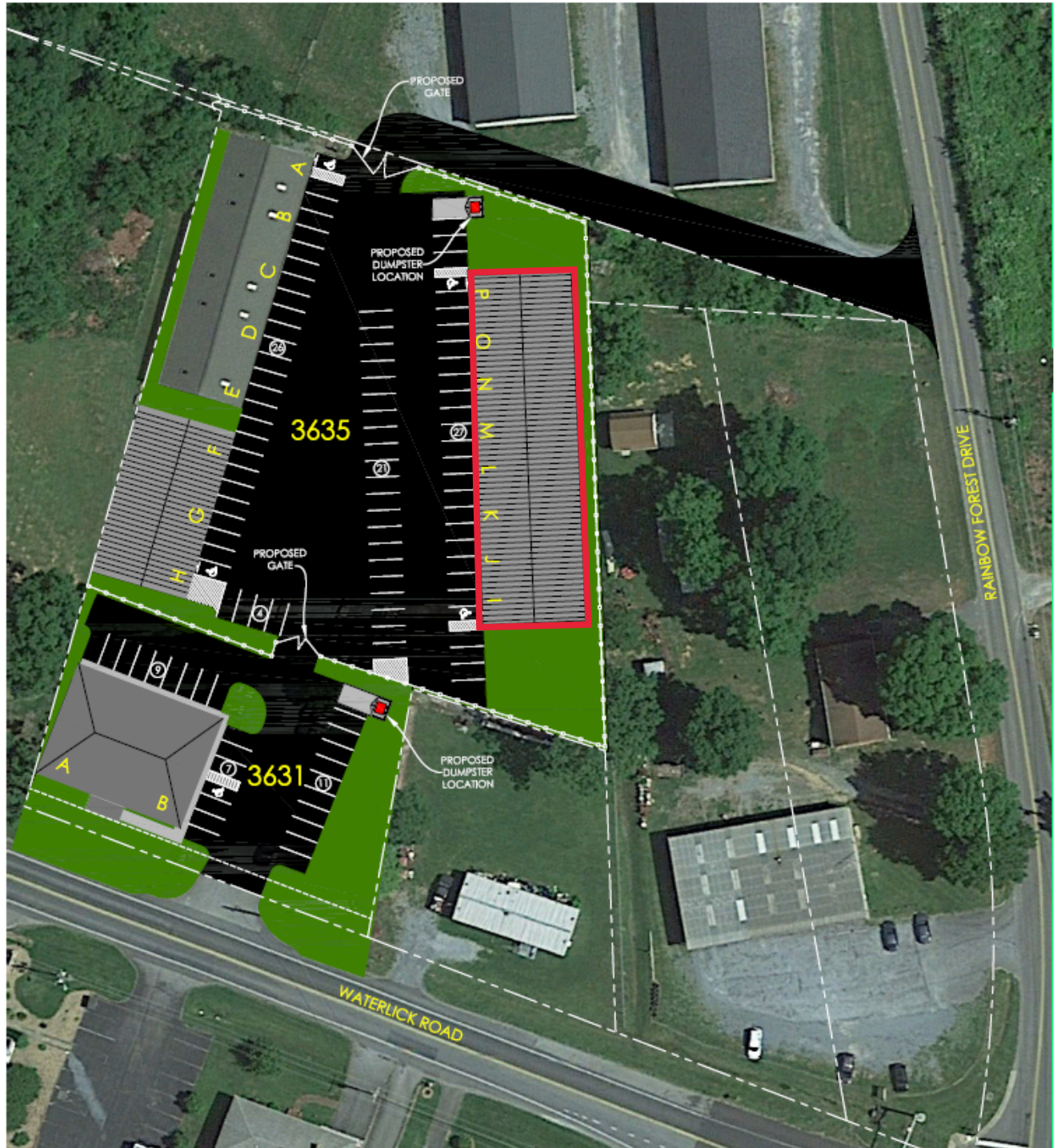


SUITE J
(BUILD OUT TO TENANT SPECIFICATIONS)
1,138 SQ. FT.



SUITE I
(BUILD OUT TO TENANT SPECIFICATIONS)
1,138 SQ. FT.





PROPOSED GATE

PROPOSED DUMPSTER LOCATION

3635

PROPOSED GATE

PROPOSED DUMPSTER LOCATION

3631

WATERLICK ROAD

RAINBOW FOREST DRIVE