

# NORHLAKE PARK

North Lakeridge Pkwy • Ashland, VA

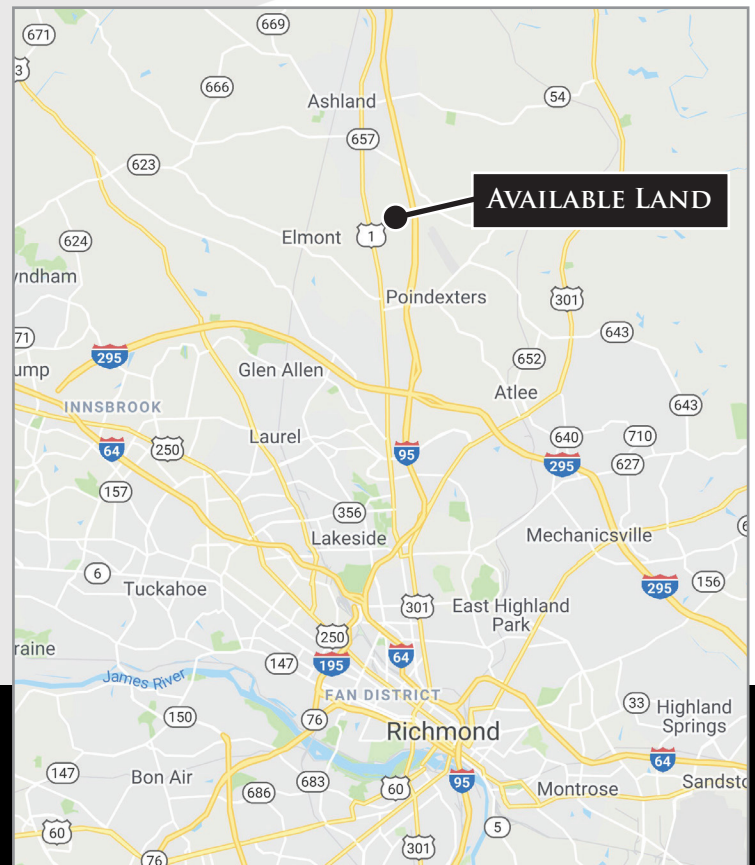
FOR SALE



## 12 ACRE PRIME PARCEL AVAILABLE IN NORHLAKE PARK

### PROPERTY HIGHLIGHTS:

- ▶ Located in a 400+ acre business park with excellent access to I-95, Rt. 1, and I-64 via I-295
- ▶ Zoned M-2 (Industrial or Flex Office)
- ▶ Utilities at property line include W/S/G/E
- ▶ Power and Fiber Infrastructure for data center
- ▶ Available as design/build, ground lease or land sale
- ▶ 40,000SF approved site plan on front 4 acres with potential for additional SF/Storage
- ▶ 24' clear ceiling height expandable to 32', 150' building depth, 6 dock doors, 2 drive in dock doors, 108 car parking spaces, 135' deep truck court



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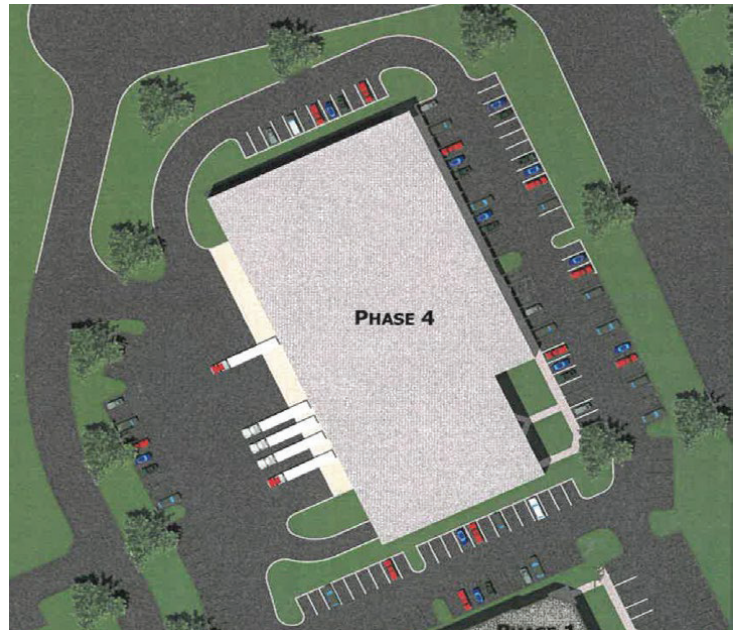




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**DOMINIONCOMMERCIAL**  
REAL PARTNERS *for* REAL ESTATE

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