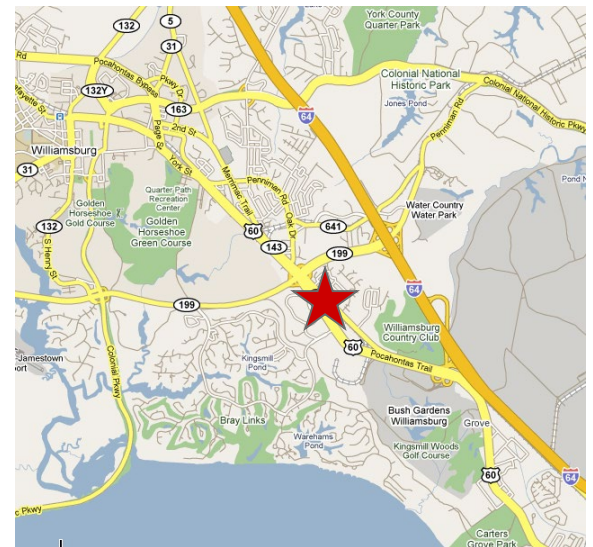




### Property Features

- Rental Rate: \$18.75 PSF, Full Service (includes utilities, janitorial and maintenance)
- Second Floor: Approximately  $\pm 4,750$  RSF (will sub-divide to approximately  $\pm 2,000$  RSF)
- Newly renovated granite lobby
- Located at the South entrance to the Busch Corporate Center
- Clear glass roof in the lobby provides excellent natural light
- Good parking available
- Close proximity to Kingsmill Resort, Busch Gardens, and Riverside Doctors Hospital
- Exterior signage available
- Good access to I-64 at Exit #242



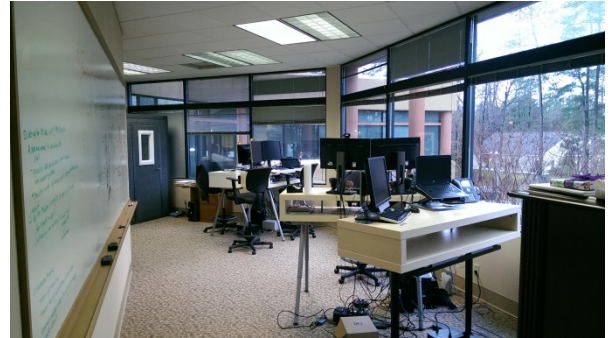
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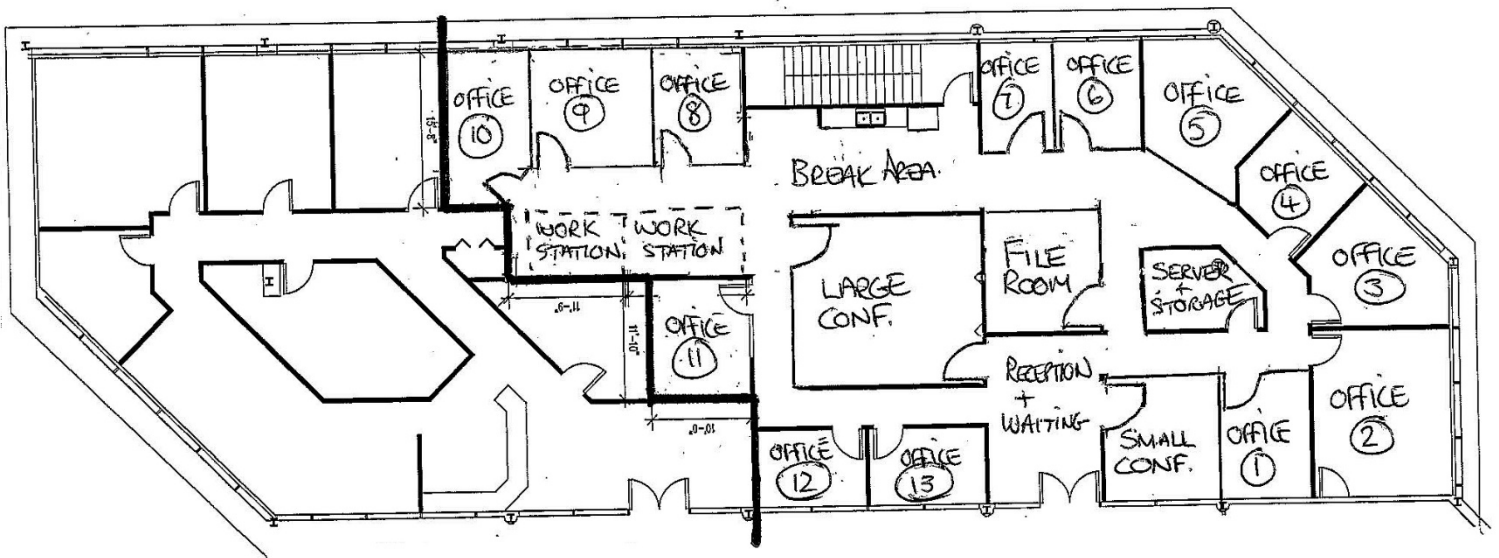
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Second Floor – Conceptual Plan



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