

**RIDDLE
ASSOCIATES Inc.**
Commercial Real Estate

OFFICE/WAREHOUSE FOR LEASE

416 Rotary Street
Hampton, VA 23661
(Copland Industrial Park)



- **5,000 SF Office & Warehouse** | **Available December 1, 2026**
 - 1,250 SF Office
 - 3,750 SF Warehouse
- **Lease Rate:** \$12.75/SF Modified Net
- **Approx. 0.54 Acres**
- **Zoning:** M3
- **12' Clear Ceiling Height**
- **400 Amp | 120/240V | 3-Phase Electrical**
- **10' x 10' Grade-Level Loading Door**
- **Fenced Storage Yard** - Shared with Neighbor
- **Corner Location:** 56th Street & Rotary Street
- **Tenant Responsible For:** Utilities, Interior & Exterior Maintenance

EXCLUSIVELY OFFERED BY:

LINDSEY R. ELLIOTT | LRE@riddleassociates.com | 757.621.3035

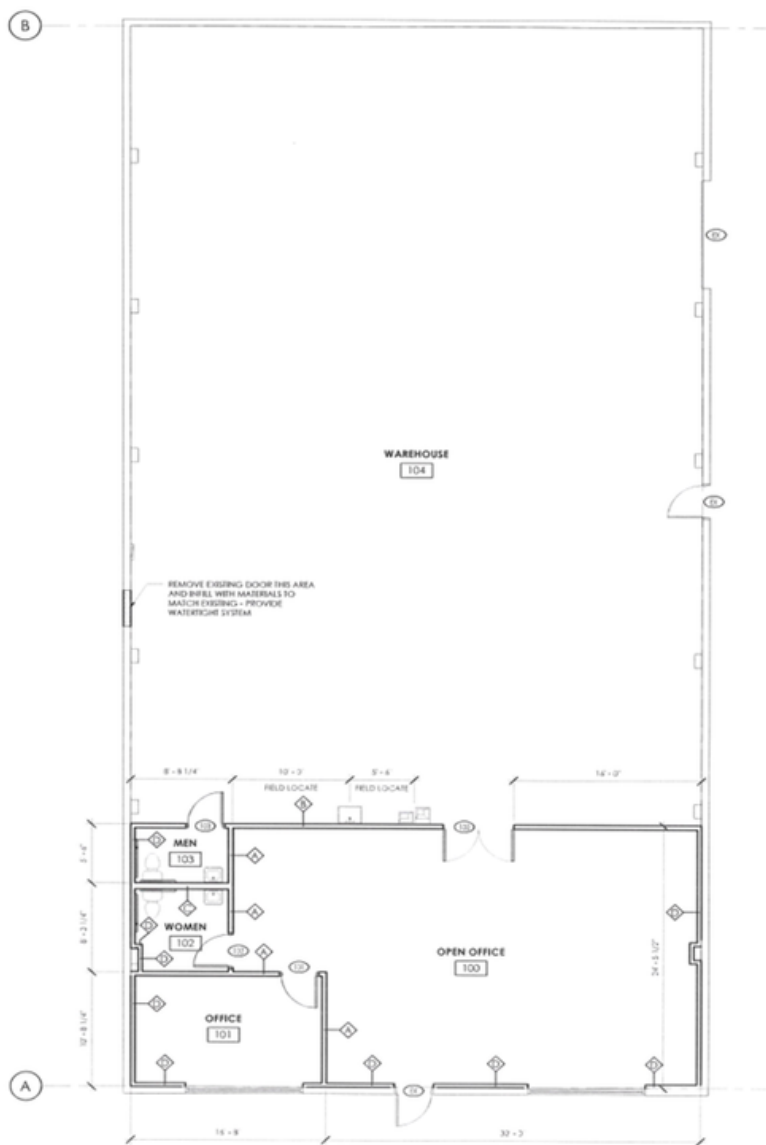
CALL TODAY FOR PRICING AND TO SCHEDULE YOUR PRIVATE TOUR!

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“Real Estate Services Tailored to Your Needs”

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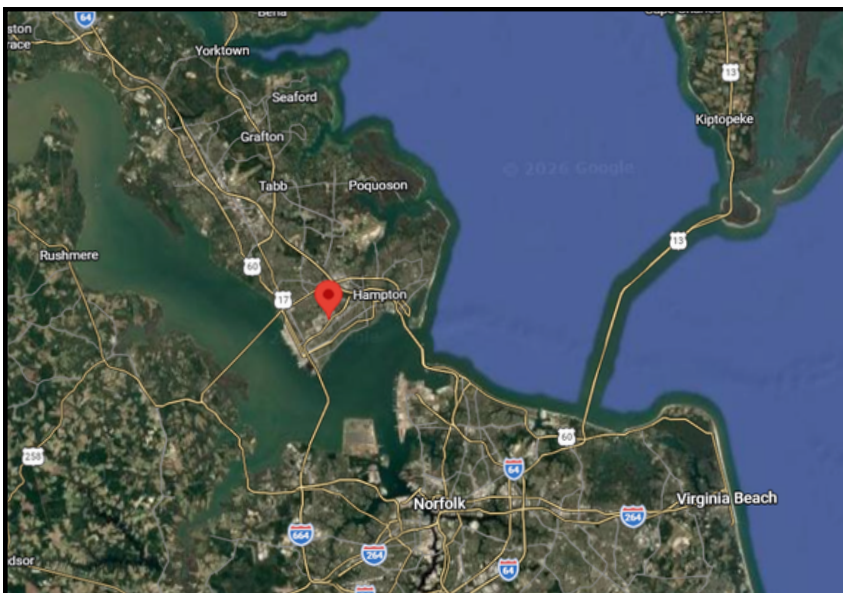
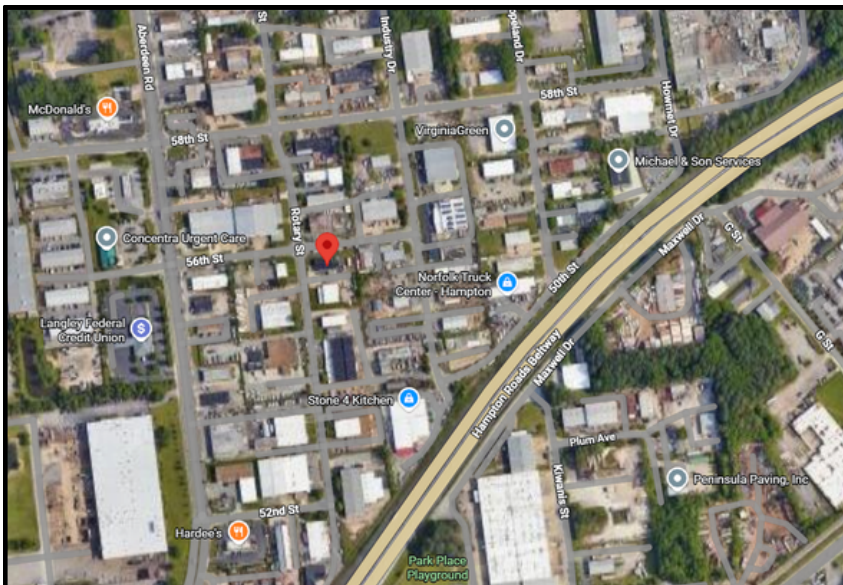
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