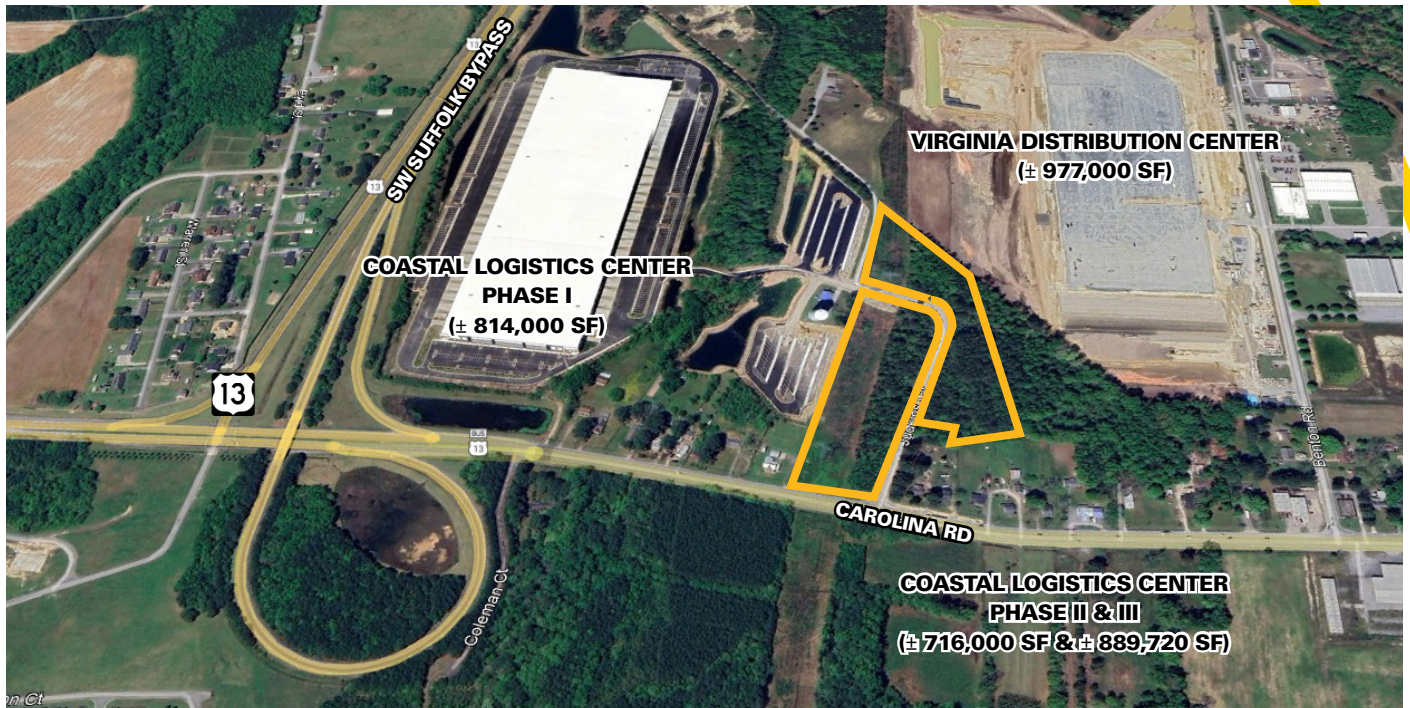


INDUSTRIAL YARD FOR LEASE PORT OF VIRGINIA VIRGINIA DISTRIBUTION CENTER

JUDKINS COURT, SUFFOLK, VA



± 13.34 ACRES OF LAND AVAILABLE FOR INDUSTRIAL OUTDOOR STORAGE / TRAILER PARKING

- Approximately ± 171 Trailer Parking Spaces (60')
- Zoned M-1 (Light Industrial)
- Excellent access to Arterial Highways via Route 58 Bypass (1/2 mile)
- One stoplight to Virginia International Gateway (VIG)
- Adjacent to ± 977,000 sf Virginia Distribution Center and ± 2,419,720 sf Coastal Logistics Center Phases I, II, & III
- Institutionally owned by Industrial Realty Group (IRG)

CONTACT:

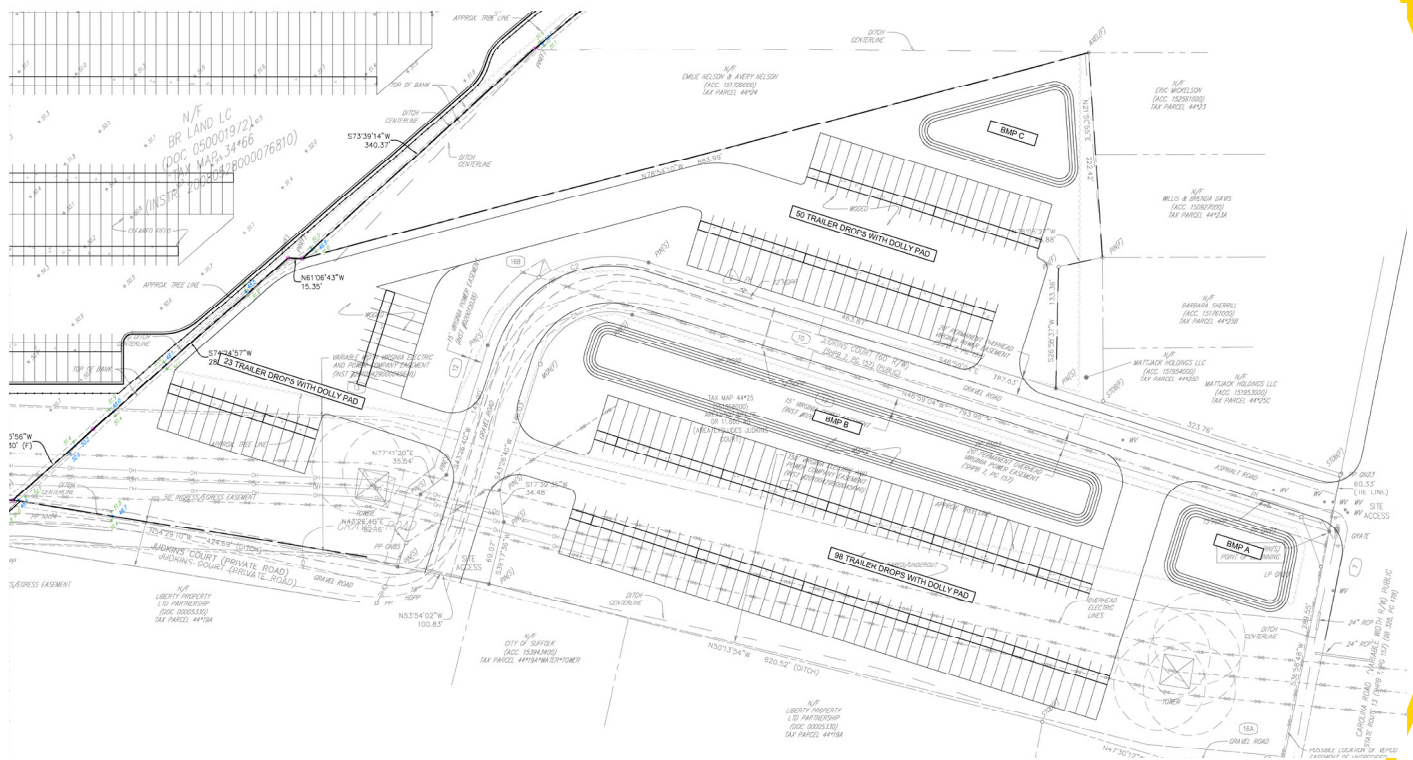
CHARLES L. DICKINSON, SIOR
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HARVEY LINDSAY
COMMERCIAL REAL ESTATE

A Tradition of Forward Thinking

INDUSTRIAL YARD FOR LEASE PORT OF VIRGINIA VIRGINIA DISTRIBUTION CENTER

SITE PLAN ± 13.34 ACRES OF LAND AVAILABLE FOR INDUSTRIAL OUTDOOR STORAGE / TRAILER PARKING



APPROXIMATELY ± 171 TRAILER PARKING SPACES (60')

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INDUSTRIAL YARD FOR LEASE | Judkins Court, Suffolk, VA



APPROXIMATE DISTANCES

Norfolk Naval Ship Yard	± 21 Miles
Portsmouth Marine Terminal	± 21 Miles
Virginia International Gateway	± 22 Miles
Norfolk International Terminal	± 26 Miles
Craney Island (Future)	± 22 Miles
Newport News Marine Terminal	± 27 Miles
US-58	± 3 Miles
US-13 Bypass	± 0.5 Miles

Norfolk International Airport	± 28 Miles
Little Creek - Joint Exp. Base	± 32 Miles
Norfolk Naval Base	± 27 Miles
Oceana Naval Air Station	± 37 Miles
NN Shipbuilding & Langley AFB	± 28 Miles
Downtown Suffolk	± 2 Miles
I-95	± 55 Miles
I-64/I-264/I-664	± 11 Miles

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