

FOR LEASE
±25,780 SF



889 SEAHAWK CIRCLE

VIRGINIA BEACH, VA 23452

LYNNHAVEN SUBMARKET



**CUSHMAN &
WAKEFIELD**

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PROPERTY HIGHLIGHTS

Strategically situated in Virginia Beach, this highly adaptable light industrial facility features both dock and grade-level loading, generous parking accommodations, and customizable space. This property is ideal for dead storage, warehousing, distribution, or an array of other industrial uses.

Total Available SF: ±58,844 SF (non-contiguous)

Suite C: ±25,780

Year Built: 1997

Zoning: I-1, Light Industrial; APZ 1, and Navy Air Easement

Clear Height: 18'9" - 26'

Column Spacing: 24'6" x 49'6"

Loading: - Four (4) 8'w x 10'h dock loading doors with edge of dock levelers
- One (1) 14'w x 16'h drive-in ramp door

Electrical Systems: 3-Phase

Sprinkler: Wet System

Parking: Ample parking /
may be utilized for trailer parking

Lease Rate: \$8.95 PSF, NNN

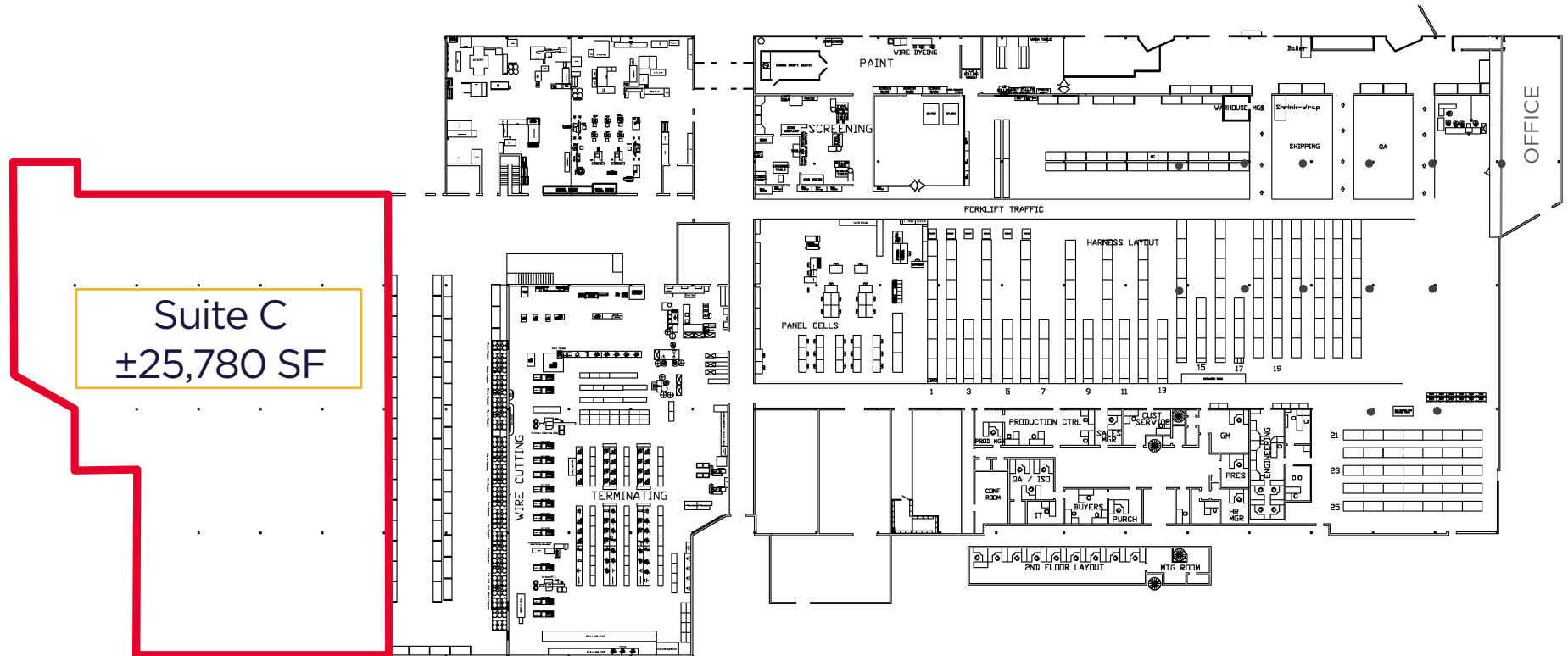
OPEX: \$1.65 PSF



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PROPERTY PHOTOS





FLOOR PLAN AVAILABILITIES

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HAMPTON ROADS LOCATION

Lynnhaven Submarket



82,295
POPULATION
3-Miles



\$79,405
MEDIAN HHI
3-Miles



3.9%
**UNEMPLOYMENT
RATE**
3-Miles



22.3% | 23.1%
EDUCATION
HIGH SCHOOL GRADUATE/
COLLEGE GRADUATE
3-Miles



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