

# 211 & 218 EXPRESSWAY COURT

Virginia Beach, VA 23462

OFFICE / WAREHOUSE FOR LEASE



**THALHIMER**

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CENTRALLY LOCATED WITH  
CONVENIENT ACCESS TO I-264

# 218 EXPRESSWAY DETAILS

## SPECIFICATIONS

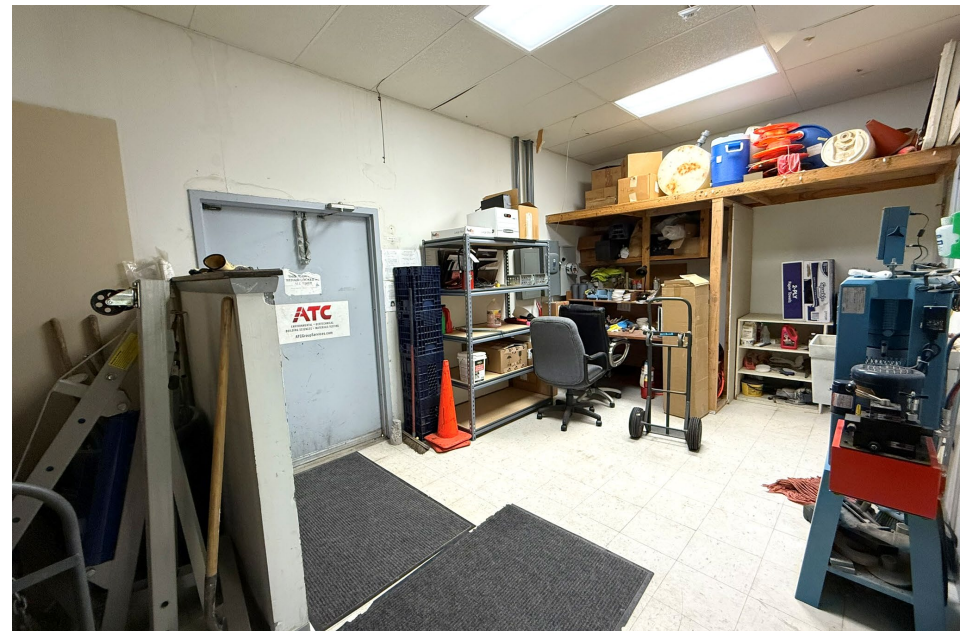
<b>Available</b>	±4,546 SF • 50/50 office / warehouse
<b>Construction</b>	Wood Frame
<b>Year Built</b>	1984
<b>Zoning</b>	I-1, Light Industrial
<b>Electrical Systems</b>	3-Phase Power
<b>Clear Height</b>	11'
<b>Loading</b>	One (1) 9'w x 9'h grade-level door One (1) 9'w x 8'h grade-level door
<b>Lease Rate</b>	<b>\$13.00 PSF, NNN</b>
<b>OPEX</b>	<b>\$2.50 PSF</b>
<b>Occupancy:</b>	<b>July 1, 2026</b>



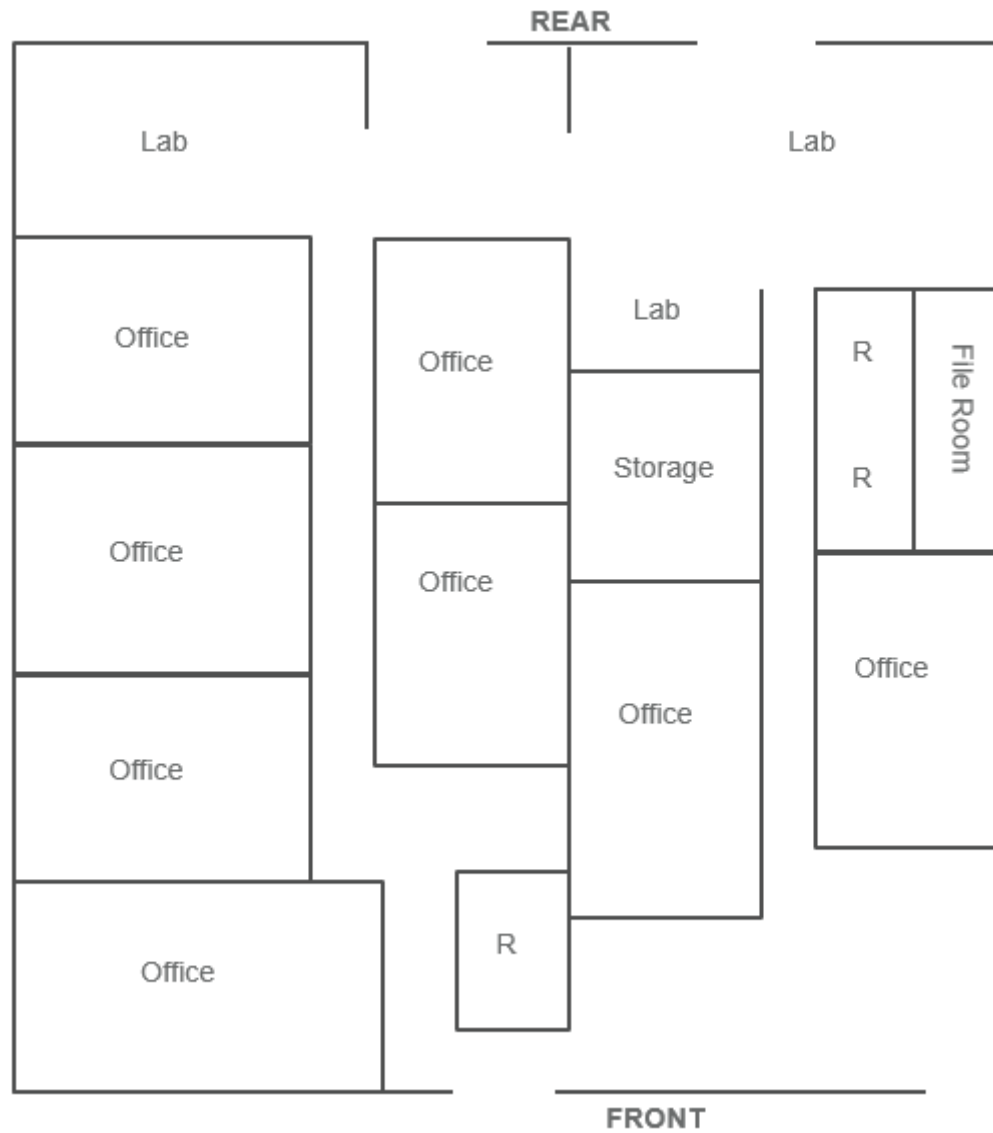
# 211 EXPRESSWAY DETAILS

## SPECIFICATIONS

<b>Available</b>	±2,500 SF • 80/20 office / warehouse
<b>Construction</b>	Wood Frame
<b>Year Built</b>	1984
<b>Zoning</b>	I-1, Light Industrial
<b>Electrical Systems</b>	3-Phase Power
<b>Clear Height</b>	10'
<b>Loading</b>	Ability to add an 8' x 8' grade-level door
<b>Lease Rate</b>	<b>\$13.00 PSF, NNN</b>
<b>OPEX</b>	<b>\$2.50 PSF</b>



# 211 EXPRESSWAY FLOOR PLAN





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