

OFFICE / FLEX FOR LEASE

±4,507 SF AVAILABLE



NORFOLK COMMERCE PARK

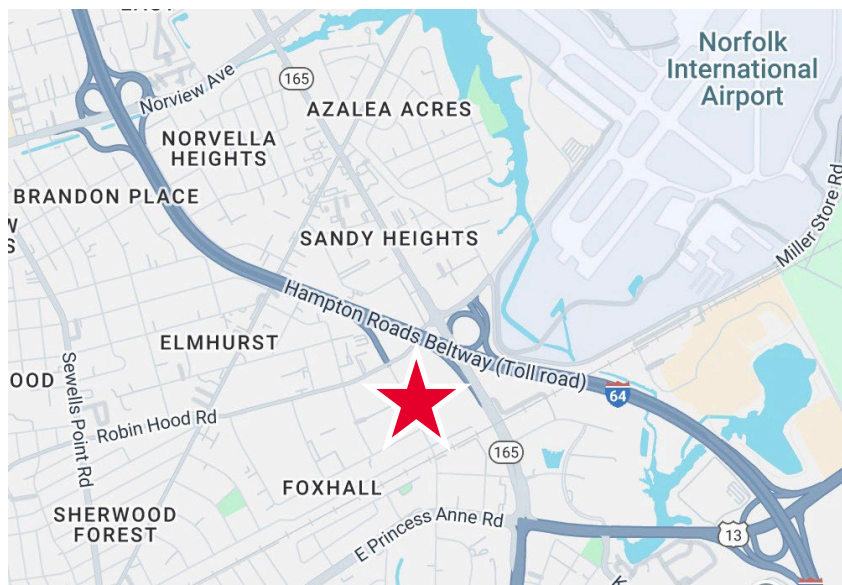
**2500 Almeda Avenue
Norfolk, VA 23513**



THALHIMER

PROPERTY HIGHLIGHTS

- ±4,507 SF office / flex condo
 - Additional ±3,750 SF Bonus 2nd story space
- Year Built: 1985
- Block construction
- Zoning: BC-O, Business Commerce - Office (Located in Enterprise Zone)
- Ample parking
- Convenient access to I-64 & 1-264
- Lease Rate: \$13.50 PSF, NNN
- NNN: \$3.30 PSF



PROPERTY PHOTOS



POTENTIAL DESIGN

1st Floor

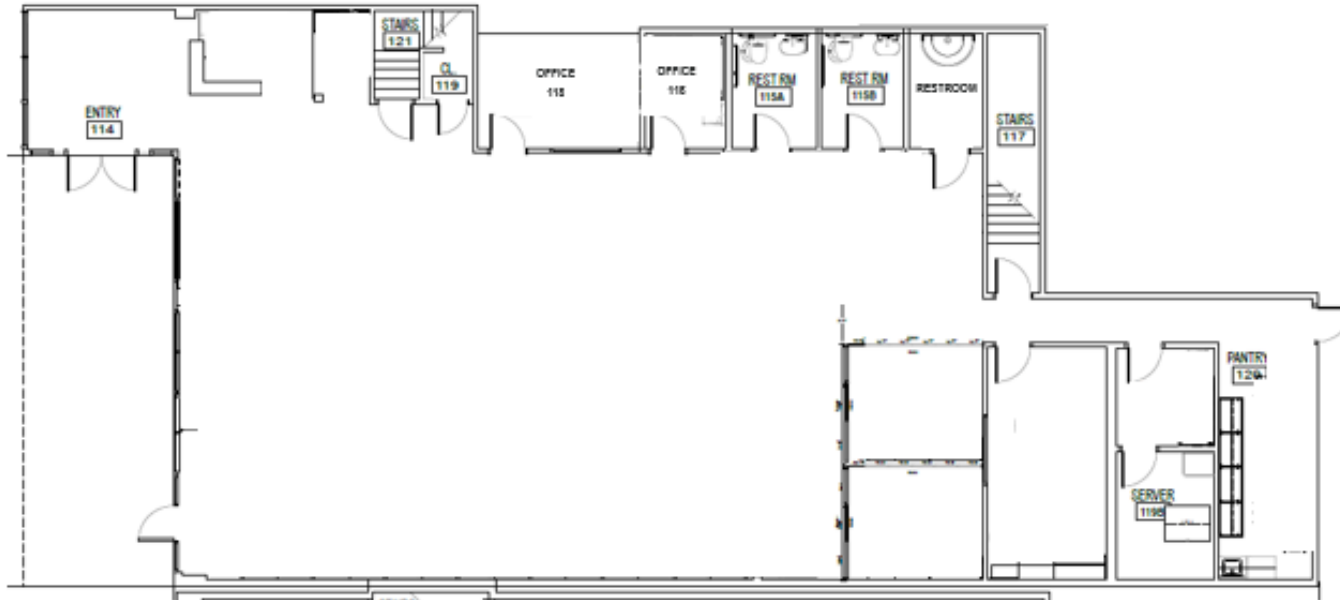


Bonus 2nd Floor

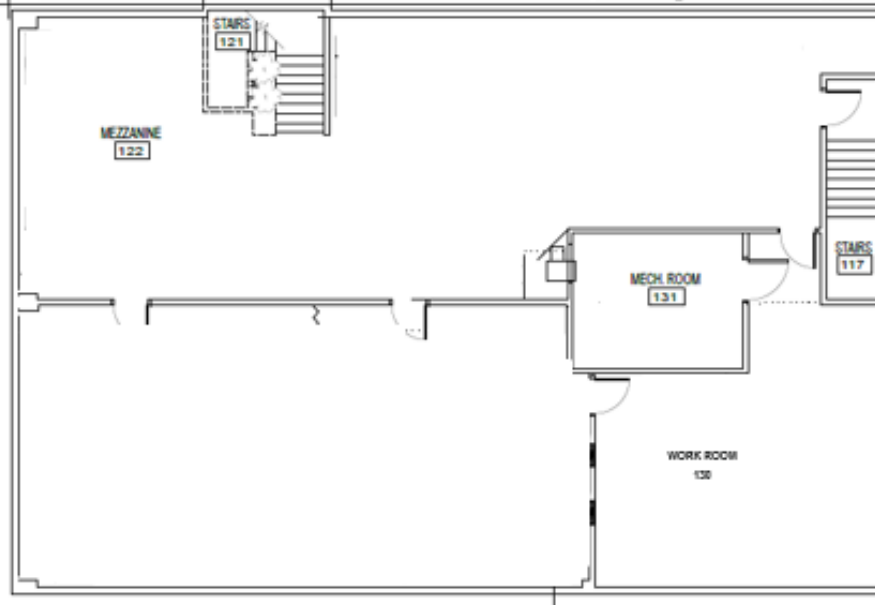


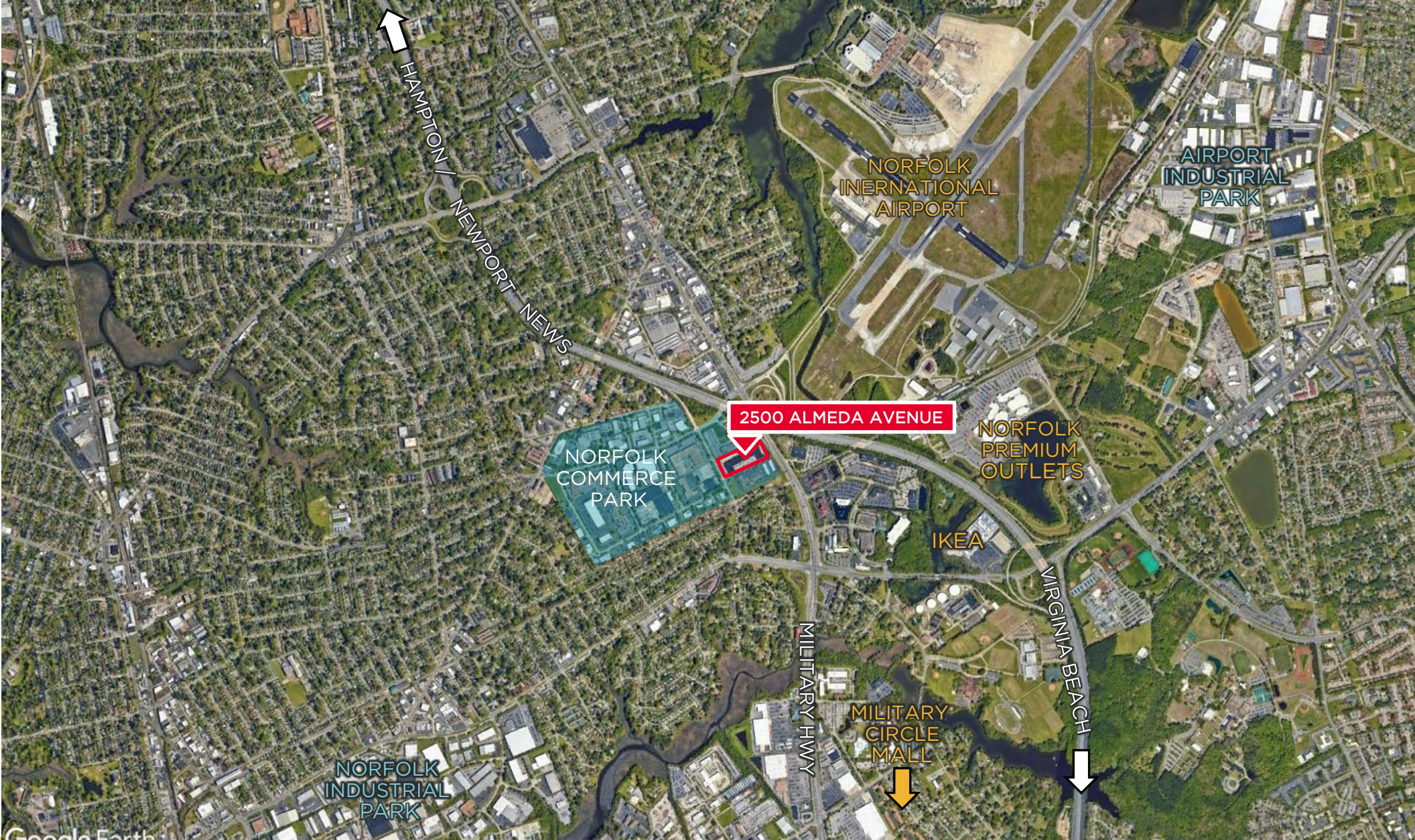
AS-BUILT FLOOR PLAN

1st Floor



Bonus 2nd Floor





CONTACT INFORMATION

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