

FOR LEASE

# COMMONWEALTH COMMERCE CENTER

324

MOORE AVENUE

Suffolk, Virginia 23434



## PROPERTY FEATURES

- +  $\pm 18,000$  SF to  $\pm 36,094$  SF to  $\pm 91,552$  SF to  $\pm 122,916$  SF to  $\pm 300,000$  SF (multiple buildings) available for lease
- + Rail loading capabilities (CSX and Norfolk-Southern)
- + Located at the Port of Virginia
- + Zoned M-2 (general industrial)
- + Abundant trailer storage acreage available
- + 40' column spacing in most areas
- + 36' and 46' heights for efficient hi-cube storage
- + Conveniently located near I-64, I-664, Highway 58 and 460
- + Located near downtown, with retail centers and restaurants offering convenience for customers and employees.



## CONTACT US

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## BUILDING 1 ± 68,840 SF



Column Spacing:  
Grade Doors:  
Power:  
Rail Access:  
Ceiling Height:  
Dock Positions:  
Sprinklered:  
Office Space:  
Lighting: FULLY LEASED

LEASED

## BUILDING 2 ± 91,552 SF Available



Column Spacing: 61'x29' & 58'x29'  
Grade Doors: 1  
Power: ± 400 amp  
Rail Access: Yes  
Ceiling Height 2 : ±28' - ±36'  
Dock Positions: 11  
Sprinklered: ESFR  
Office Space: Modular  
Lighting: Metal halide/ skylights  
Lease Rate: **\$3.50 NNN** \$3.75 NNN or \$4.20 Industrial Gross

## BUILDING 3 ± 68,476 SF



Column Spacing: 61'x29' & 58'x29'  
Grade Doors: 1  
Power: ± 400 amp  
Rail Access: Yes  
Ceiling Height 3 : ±24' - ±28'  
Dock Positions: 13  
Sprinklered: ESFR  
Office Space: Modular  
Lighting: Metal halide/ skylights  
Lease Rate: FULLY LEASED

LEASED

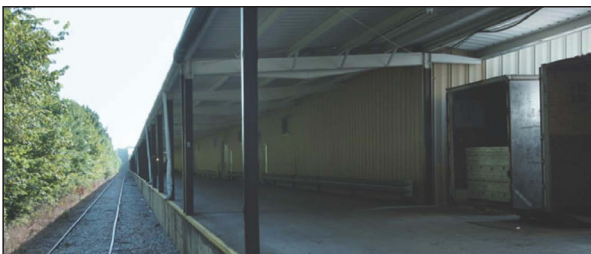
## BUILDING 4 ± 33,030 SF



Column Spacing: 50'x25'  
Grade Doors: 2  
Power: ± 600 amp, 3 phase  
Rail Access: Yes  
Ceiling Height: 18'  
Dock Positions: 2  
Sprinklered: Yes  
Office Space: Yes (± 1,120 SF)  
Paint Booth: 20'x40'x18' with drive in capability for large vehicles  
Lighting: Fluorescent  
Lease Rate: \$3.95 NNN or \$4.65 Gross

LEASED

## BUILDING 5 ± 18,020 SF Available



Column Spacing: 49' x 27'  
Grade Doors: 2  
Power: ± 200 amp  
Rail Access: Yes  
Ceiling Height: 17' - 25'  
Dock Positions: 4  
Sprinklered: No  
Office Space: No  
Lighting: Fluorescent  
Lease Rate: \$1.95, NNN

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## BUILDING 6 ± 36,094 SF



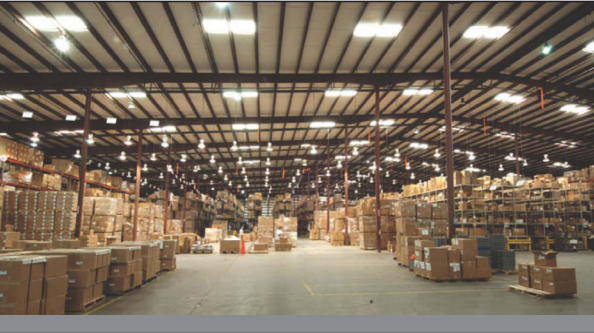
Column Spacing:	49' x 27'
Grade Doors:	1
Power:	± 200 amp
Rail Access:	Yes
Ceiling Height:	17' - 25'
Dock Positions:	4
Sprinklered:	No
Office Space:	Modular
Lighting:	Fluorescent
Lease Rate:	\$1.95, NNN

## BUILDING 7 ± 83,739 SF



Column Spacing:	50' x 27'
Grade Doors:	1
Power:	± 200-800 amp
Rail Access:	Yes
Ceiling Height:	17' - 25'
Dock Positions:	Up to 14
Sprinklered:	Dry
Office Space:	Yes
Lighting:	Metal Halide
Lease Rate:	<b>\$2.70 NNN</b> \$2.95, NNN or \$3.40 Industrial Gross
Available:	Immediately

## BUILDING 8 ± 122,916 SF Available



Column Spacing:	60' x 30'
Grade Doors:	No
Power:	± 400 amp
Rail Access:	Yes
Ceiling Height:	32' - 45'
Floor:	5"
Dock Positions:	16
Sprinklered:	Dry
Office Space:	± 1,500 SF/Modular
Lighting:	Metal Halide
Lease Rate:	<b>\$3.50 NNN</b> \$3.75, NNN or \$4.20 Industrial Gross
Available:	Immediately

## BUILDING 9 ± 123,600 SF



Column Spacing:	60' x 30'
Grade Doors:	1
Power:	3 phase, ± 225 amp
Rail Access:	Potential in yard
Ceiling Height:	21.8' - 26' clear
Dock Positions:	12
Sprinklered:	Dry
Office Space:	Modular
Lighting:	Metal Halide
Lease Rate:	<b>\$3.50 NNN</b> \$3.75, NNN or \$4.20 Industrial Gross
Available:	December 1, 2016



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## SITE PLAN



- + Building 1: Sonoco Products
- + Building 2: **AVAILABLE** - 91,552 SF
- + Building 3: Atarfil
- + Building 4: Leased
- + Building 5: **AVAILABLE** - 18,020 SF / Vanwin Coatings
- + Building 6: **AVAILABLE** - 36,094 SF
- + Building 7: Rock Bottom Golf
- + Building 8: **AVAILABLE** - 122,916 SF
- + Building 9: Mid Atlantic Cold Storage

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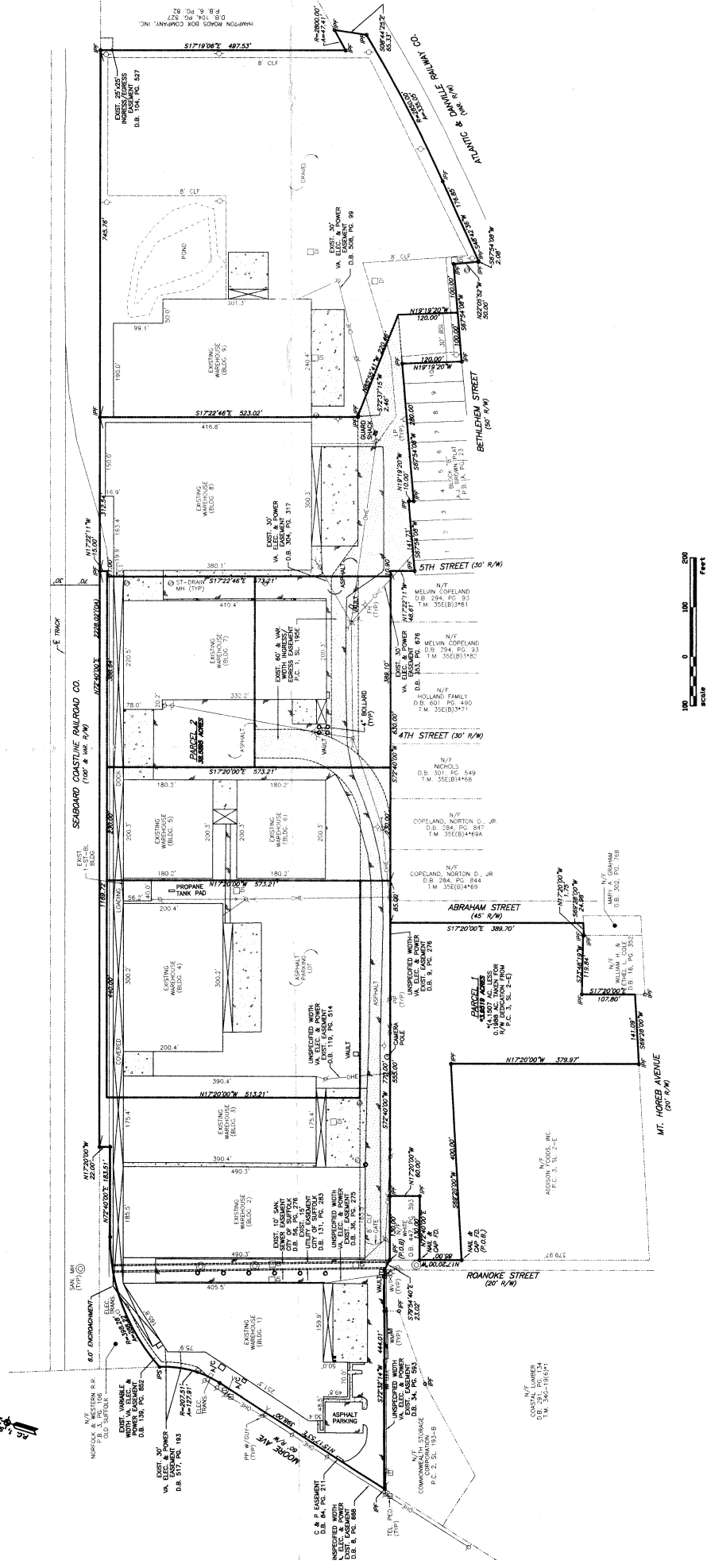
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