

# Now Available For Lease

## OFFICE/WAREHOUSE/MANUFACTURING

3813 Cook Blvd, Chesapeake, VA 23323



**SUITE "B"**  
**± 27,500 SQ. FT.**



**LEASE RATE: \$10.50/SF, NNN** | **AVAILABLE: Within 60-Days**

- Approximately 27,500 SF office/distribution/manufacturing/warehouse suite, located in the southernmost section of a multi-tenant (two suites) 62,500 SF office/warehouse facility.
- Located in Cavalier Industrial Park.
- Excellent Interstate Accessibility.
- **LOADING:** Four dock-height loading doors with levelers. One drive in door (12' x 14').
- **Ceiling Height:** 24' 3" eave height
- 6" concrete warehouse floor .
- **Electrical:** Heavy, 3-Phase power 1000 Amps Volts 480.
- Good Parking
- **ESFR Sprinkler System.**
- **Zoning:** M-1: Light Industrial.



**John Lee, SIOR, President**  
5520 Greenwich Rd, Suite 207  
Virginia Beach, VA 23462

**Phone: 757-490-3311**  
[johnlee@johnleeassociates.com](mailto:johnlee@johnleeassociates.com)  
[www.johnleeassociates.com](http://www.johnleeassociates.com)

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