

OFFICE SPACE FOR LEASE

4551 JOHN TYLER HIGHWAY, WILLIAMSBURG VA



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PROPERTY FEATURES

- Excellent office opportunity.
- This highly visible, two-story, $\pm 12,000$ square foot office building fronts John Tyler Highway and is situated next to the neighborhood shopping center, Governor Green Shopping Center, anchored by Farm Fresh and Ace Hardware.
- Easy Access to Route 199.
- Close proximity to Colonial Williamsburg and the College of William and Mary.
- ± 2 miles southwest from New Town, a ± 365 acre mixed-use development located at the intersection of Monticello Avenue and Ironbound Road.

HIGHLIGHTS

AVAILABLE SQUARE FOOTAGE:
up to $\pm 12,000$ SF

RENTAL RATE: \$ 13.00/SF

ZONING: B-1 (General Business)

PARKING SPACES: 48



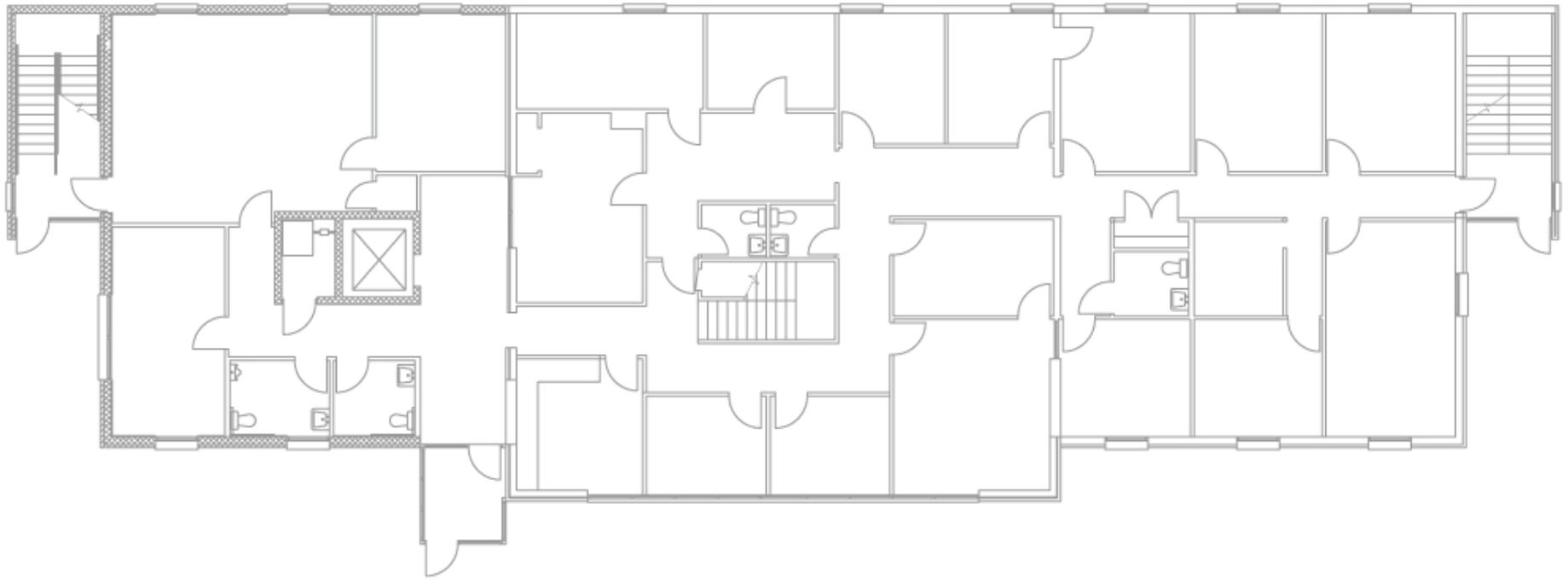
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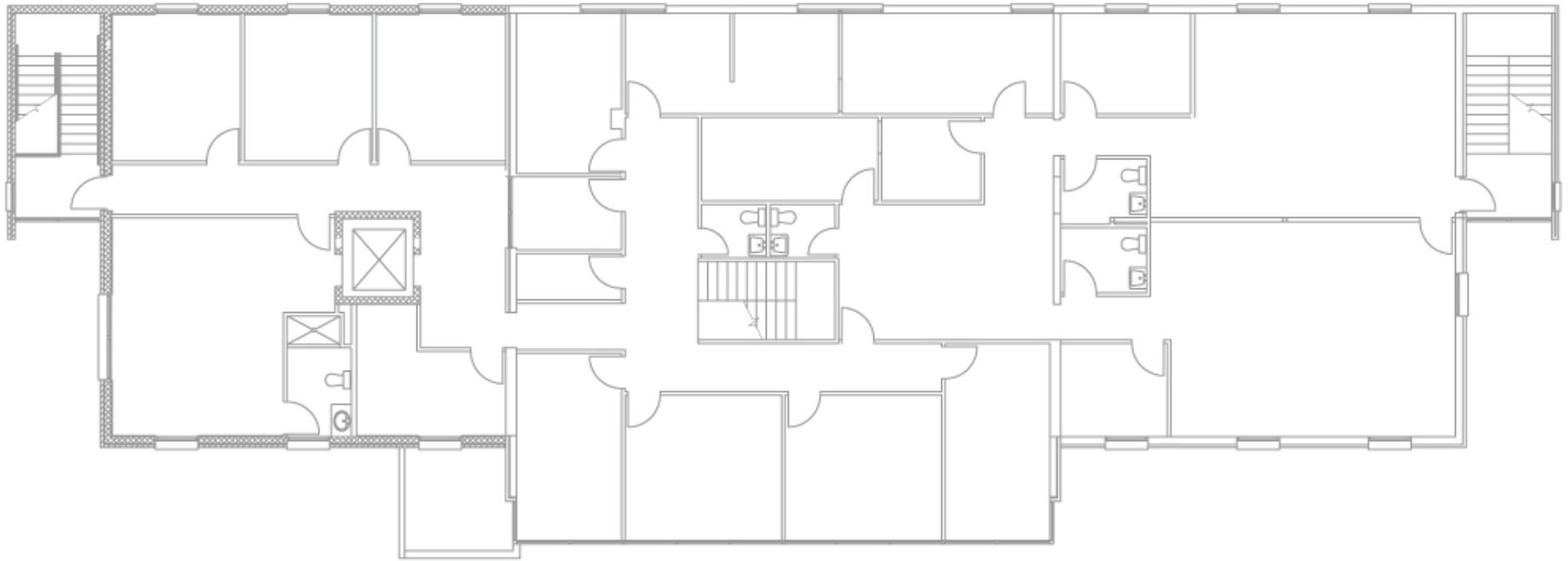
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1ST FLOOR PLAN VIEW



2ND FLOOR PLAN VIEW