

Class A Office Space for Lease

Central Business District at Pembroke ■ Virginia Beach, VA 23462



TWO COLUMBUS CENTER



- **Description:** Six-story brick and glass building located in The Town Center of Virginia Beach.
- **Total square footage:** 109,350 square feet
- **Available:** Fourth floor office: 3,393 square feet
Sixth floor office: 5,666 square feet
- **Rental Rate:** \$25.00 per square foot, Full Service
- **Amenities:** Free covered parking
- **Location:** Located in 17 city blocks of the highly successful The Town Center of Virginia Beach. The mixed-use development includes restaurants such as Ruth's Chris Steak House, The Cheesecake Factory, P.F. Chang's, California Pizza Kitchen; stores including Brooks Brothers, Johnston & Murphy, Barnes & Noble and Ann Taylor Loft; Town Center Fitness, The Sandler Center for the Performing Arts; The Westin Hotel and Residences -- the tallest building between Philadelphia and Charlotte.

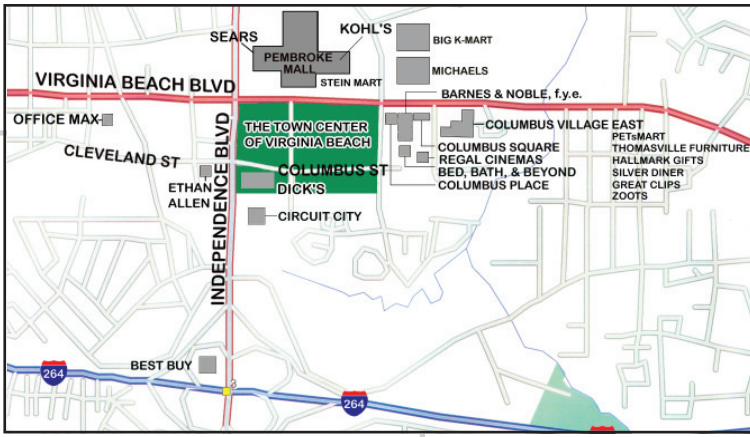


The location of choice is The Town Center of Virginia Beach, the hub of Virginia Beach's Central Business District, at Pembroke.



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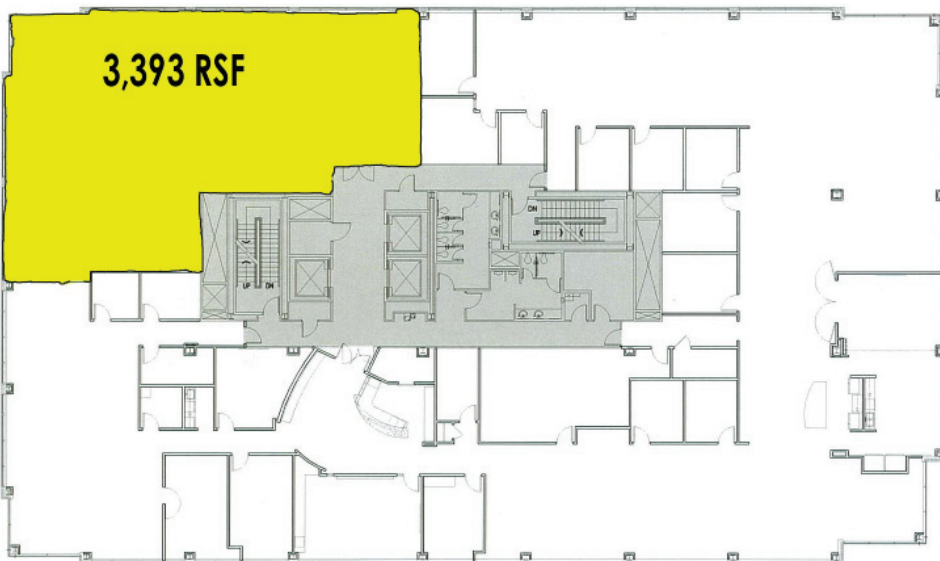
SITE LOCATION



The Town Center of Virginia Beach is a “main street” mixed-use city center, comprising premium Class-A office space, upscale retail stores, restaurants, two hotels, and high-end apartments, in Virginia Beach’s Central Business District. It is centrally located and close to I-264 interstate access.



Fourth Floor Plan



Management & Leasing



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