

# FOR LEASE & FOR SALE

Warehouse 1 | 197,100 SF  
SITE PLAN SUBMITTED

Enterprise  
Center at  
**VA PORT**  
LOGISTICS PARK



## Enterprise Center at VA Port Logistics Park

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# One of a Kind Class A Logistics Park At The Port Of Virginia

*Superior Infrastructure In Place*

Enterprise  
Center at  
**VA PORT**  
LOGISTICS PARK



**PROPOSED**  
Fast Food & Expanded  
Truck Stop



**Rt 58 / Holland Road**  
Route 58 / Holland Road  
Expansion to 6 Lanes Scheduled  
for December 2024 Completion

Enterprise Drive

Centerpoint Drive

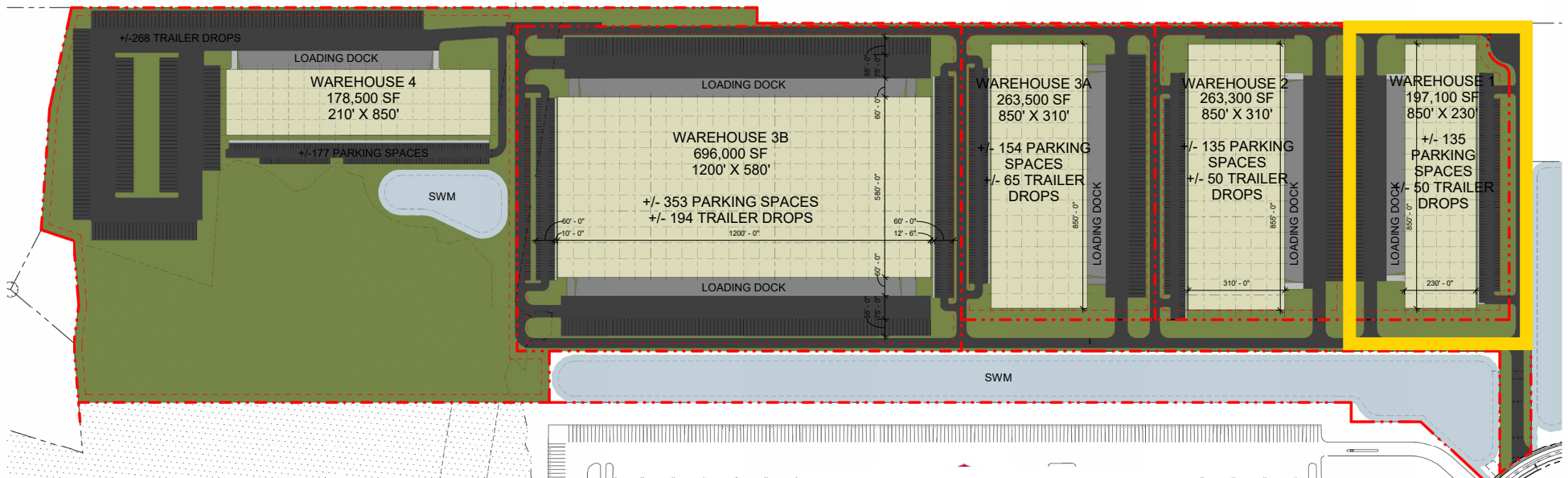




# WAREHOUSE 1

197,100 SF | Multi-Building | Option A

Flexible Site Plans for buildings from  
178,500 SF to 1.6 M SF

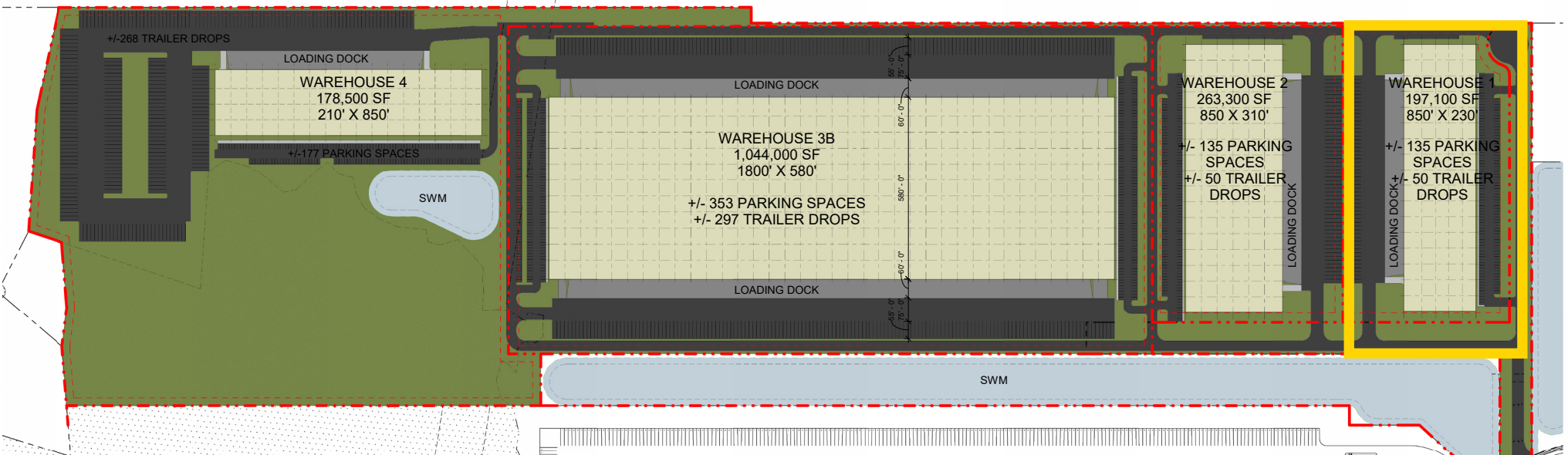


- Building Size: 197,100 SF
- Dimensions: 850' x 230'
- Concrete Tilt Up Cross Dock
- Parking: Trailer up to 50, Auto up to 135
- 36' Clear, ESFR and other Class A Design Specifications

# WAREHOUSE 1

197,100 SF | Multi-Building | Option B

Flexible Site Plans for buildings from  
178,500 SF to 1.6 M SF

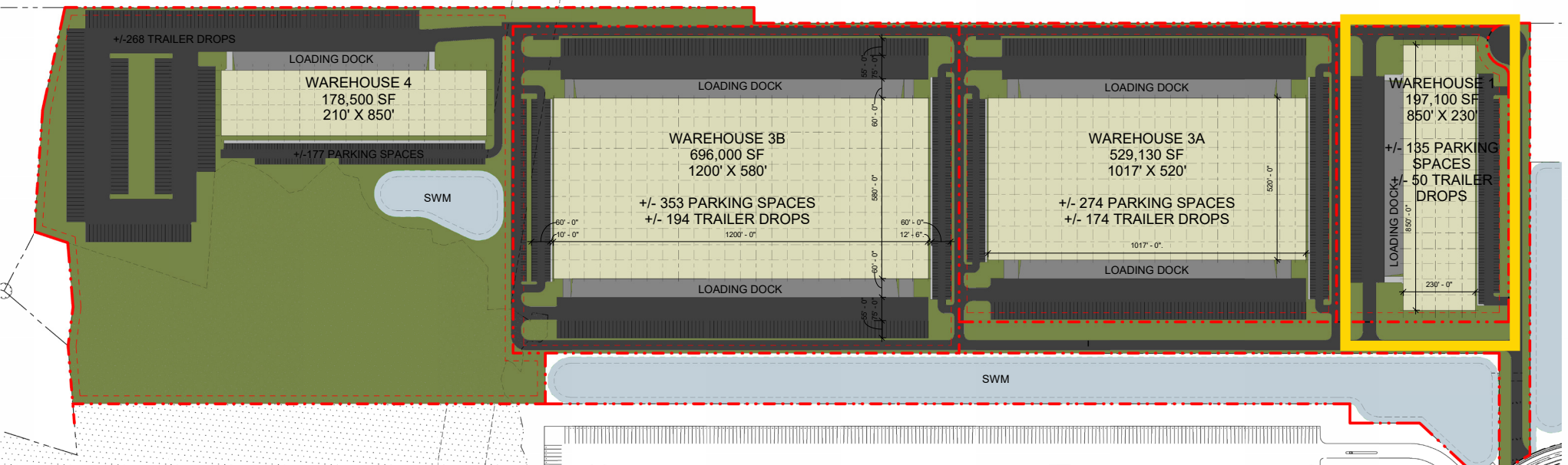


- Building Size: 197,100 SF
- Dimensions: 850' x 230'
- Concrete Tilt Up Cross Dock
- Parking: Trailer up to 50, Auto up to 135
- 36' Clear, ESFR and other Class A Design Specifications

# WAREHOUSE 1

197,100 SF | Multi-Building | Option C

Flexible Site Plans for buildings from  
178,500 SF to 1.6 M SF



- Building Size: 197,100 SF
- Dimensions: 850' x 230'
- Concrete Tilt Up Cross Dock
- Parking: Trailer up to 50, Auto up to 135
- 36' Clear, ESFR and other Class A Design Specifications



# AMENITIES MAP

## Route 58/Holland Road Corridor Improvements



**Atapco**  
PROPERTIES

*Expanding to 6-Lane Divided Roadway  
December 2024 Scheduled Completion*





# AREA MAP

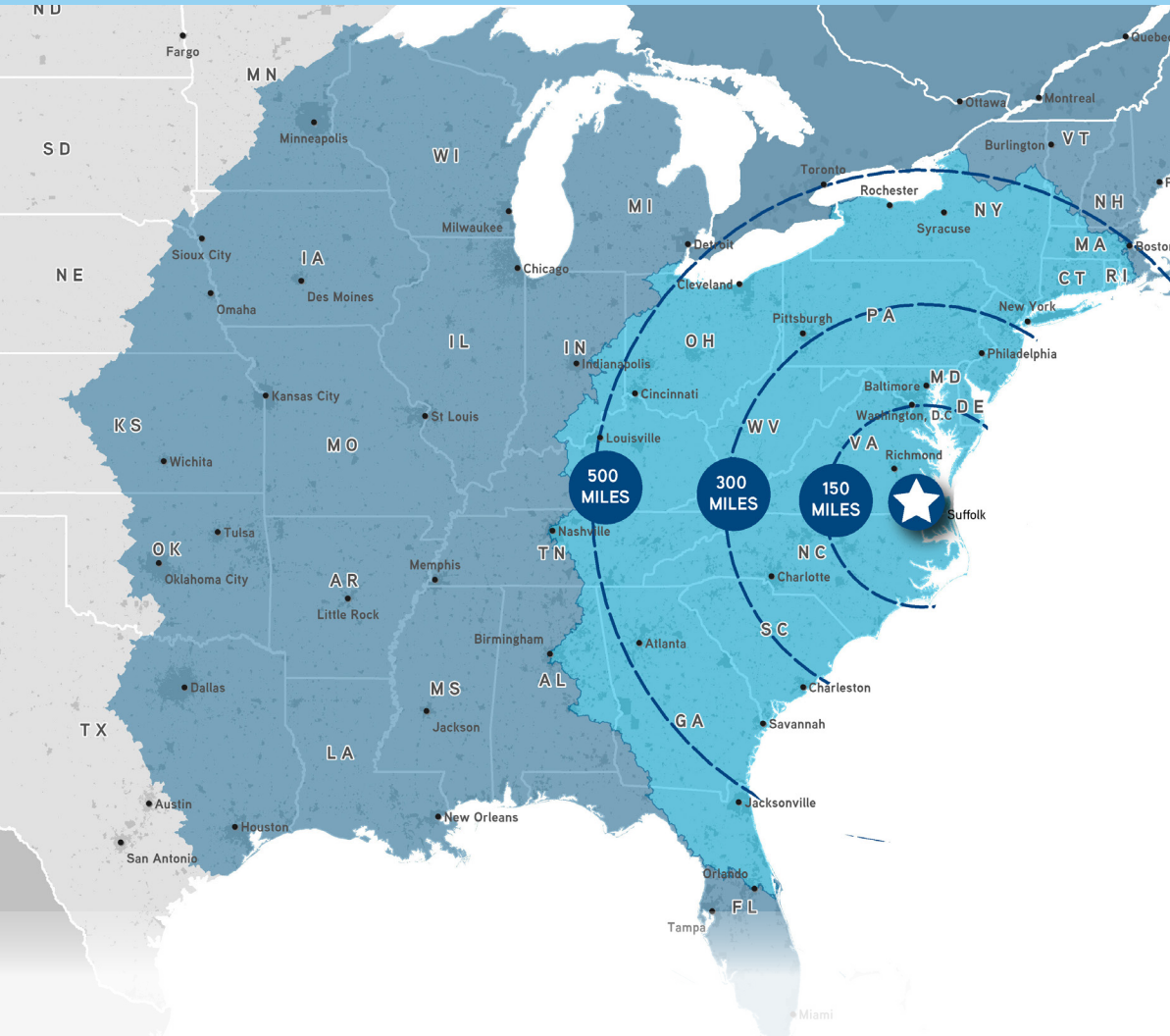


- 1 Ace Hardware
- 2 Emser Tile
- 3 Lowes
- 4 Massimo Zanetti Beverage USA
- 5 Dart Warehousing
- 6 NEXCOM
- 7 Target Distribution Center
- 8 California Cartage
- 9 Maersk
- 10 Cooks Seafood
- 11 Ferguson Enterprises
- 12 Amazon
- 13 Iron Mountain Info
- 14 Givens
- 15 General Dynamics
- 16 500 Volvo Pkwy
- 17 Solenis
- 18 Sara Lee
- 19 QVC
- 20 Birdsong Peanuts
- 21 Planters Peanuts
- 22 Lipton Tea
- 23 Sysco
- 24 Dana Global
- 25 Smithfield Foods
- 26 Huntington Ingalls Industries
- 27 Cosentino
- 28 Canon
- 29 Keurig Dr Pepper
- 30 Safco Products Company
- 31 World Market
- 32 Haynes Furniture
- 33 Walmart
- 34 Amazon
- 35 Amazon
- 36 Amazon
- 37 Atapco Enterprise Center

MILEAGE TO PORT OF VIRGINIA TERMINALS	
A NNMT (Newport News Marine Terminal)	32 miles
B VIG Terminal (VA International Gateway)	27 miles
C Norfolk International Terminals	31 miles
D Portsmouth Marine Terminal	26 miles

# POPULATION AND RETAIL

## Goods Consumer Spending



### Population and Retail Goods Consumer Spending

*Within a One-Day Truck Drive		
120,927,767 Population	36.4% of United States Population	\$1.14B in Retail Goods Consumer Spending
*Within a Two-Day's Truck Drive		
239,576,765 Population	72.2% of United States Population	\$2.18B in Retail Goods Consumer Spending

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