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**VACANT UNIT 4 – RETAIL USE**

**Suite 501**

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**Address:** 933 Second Street, S.E., Charlottesville, Virginia, 22902

**Square Footage:** 3,243 +/-

**Ceiling Height:** 12'6" +/-

**Rent:** Contingent on cost of custom build-out

**Utilities:** Gas and electric individually metered. Water and sewer billed on a prorata basis.

**Operating Exp.:** Triple Net

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**DESCRIPTION**

Glass storefront on Second Street  
Shares an interior courtyard  
Concrete floor  
Open warehouse ceiling