



FOR LEASE

Lake Center I

501 INDEPENDENCE PARKWAY, CHESAPEAKE, VA 23320

Pat Mugler

Executive Vice President
+1 757 228 1831
pat.mugler@colliers.com

Ricky Anderson

Executive Vice President
+1 757 217 1892
ricky.anderson@colliers.com





PROPERTY OVERVIEW

501 INDEPENDENCE PARKWAY, CHESAPEAKE, VA 23320

Lake Center I is a three-story, Class A office building located within Battlefield Corporate Center in Chesapeake, Virginia. The building offers high-quality office space with beautiful lakefront views and walking trails in a prime location just minutes from major interstates. Additional onsite amenities include a fitness center complete with locker rooms and showers, a café, and a building conference room. The building is just minutes away from numerous high-quality restaurants, banking, and premier retail shopping centers.

Available SF	1,640 - 3,433 SF
Lease Rate	\$24.00 SF/YR (Full Service)
Year Built	2000
Building Size	61,146 SF

FEATURES & AMENITIES

- Exceptional location with immediate access to I-64 and I-464
- Renovated lobby with two-story atrium
- Lakefront views with jogging trails
- Day porter services
- Located in a designated Verizon "Smart Park"
- Fitness center with shower facilities
- On-site common area conference room and cafe
- Energy Star Certified 2018

AVAILABLE SPACES

Suite 101
1,640 SF

Suite 203
3,433 SF

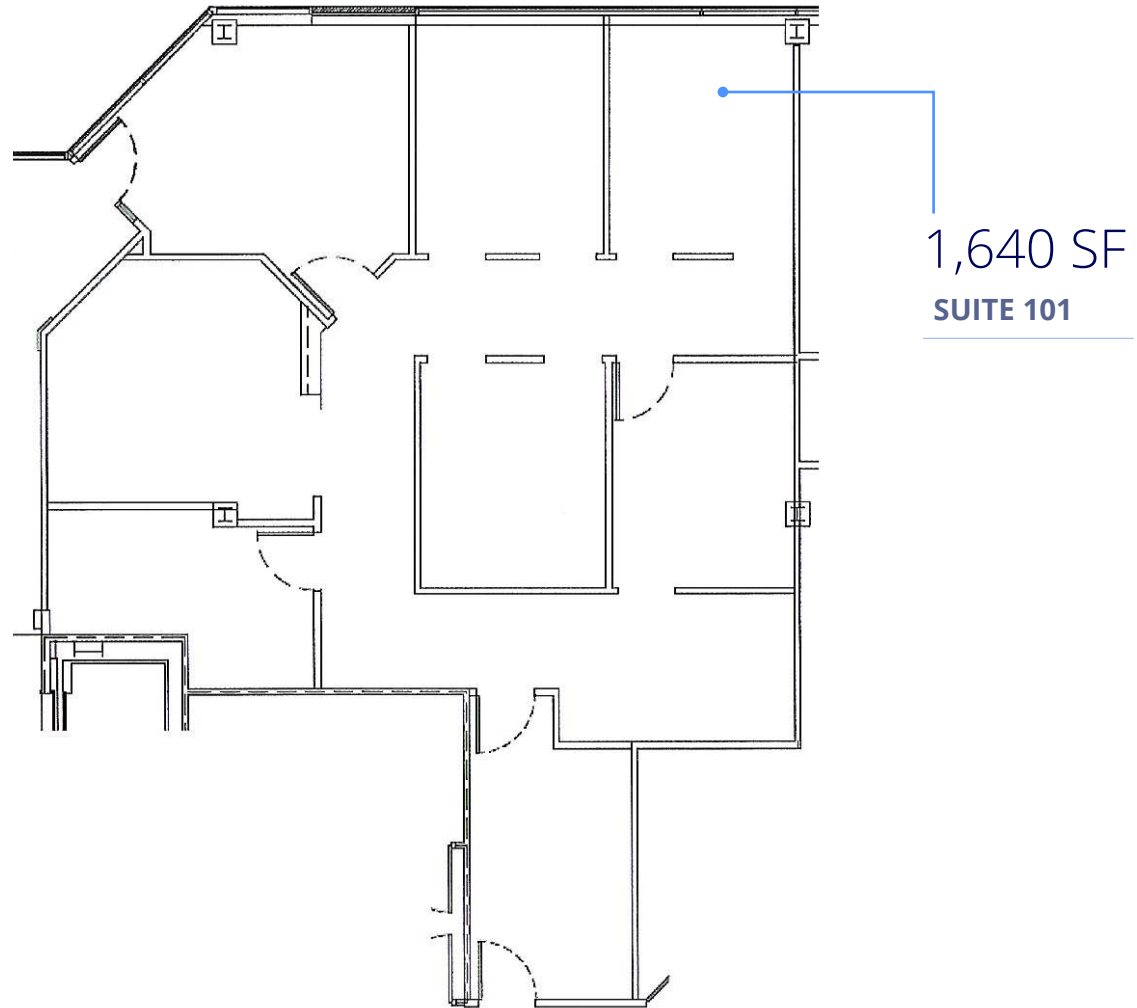
Suite 325
3,205 SF



501 INDEPENDENCE PARKWAY, CHESAPEAKE, VA 23320

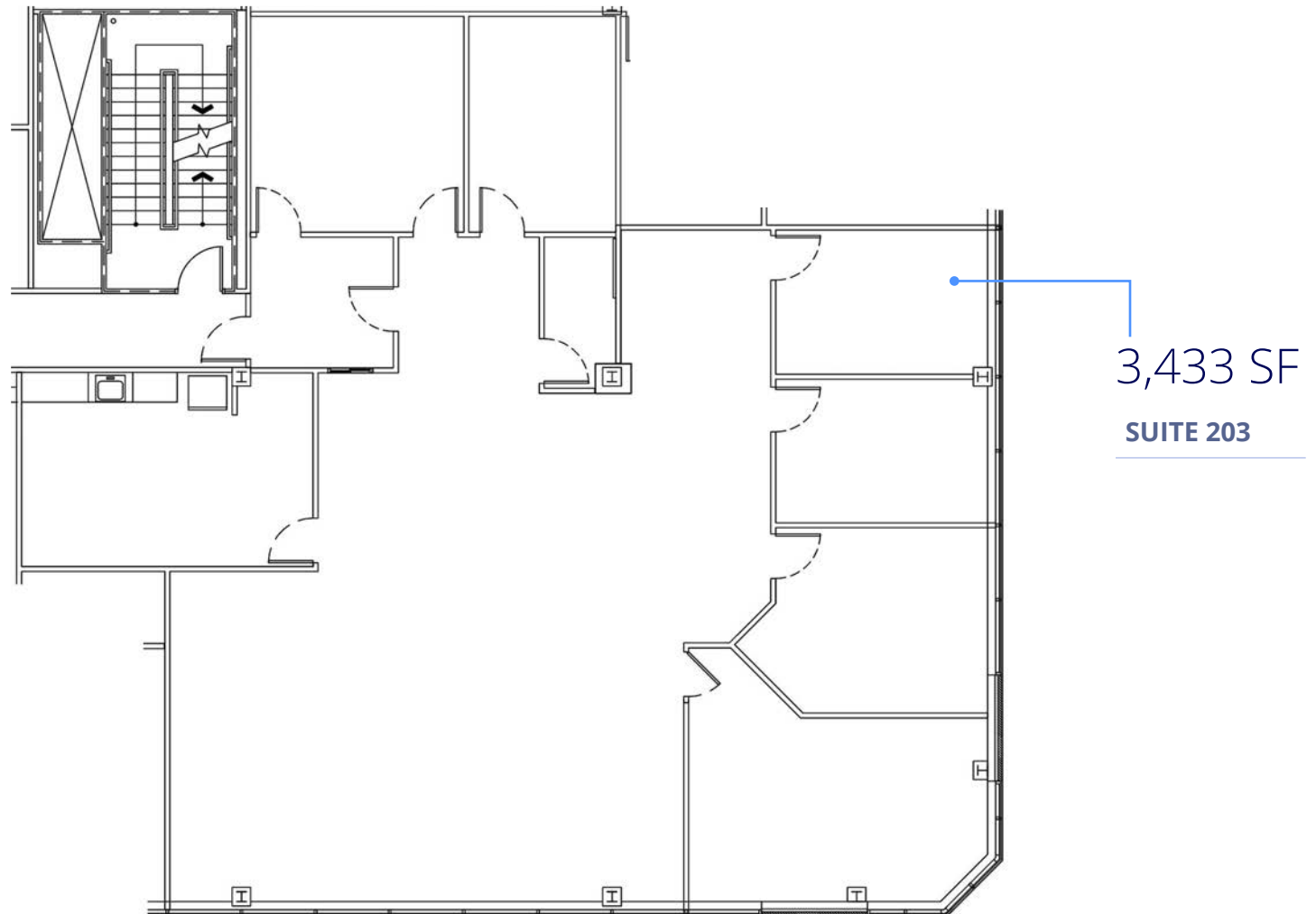
FLOOR PLANS

1st Floor



FLOOR PLANS

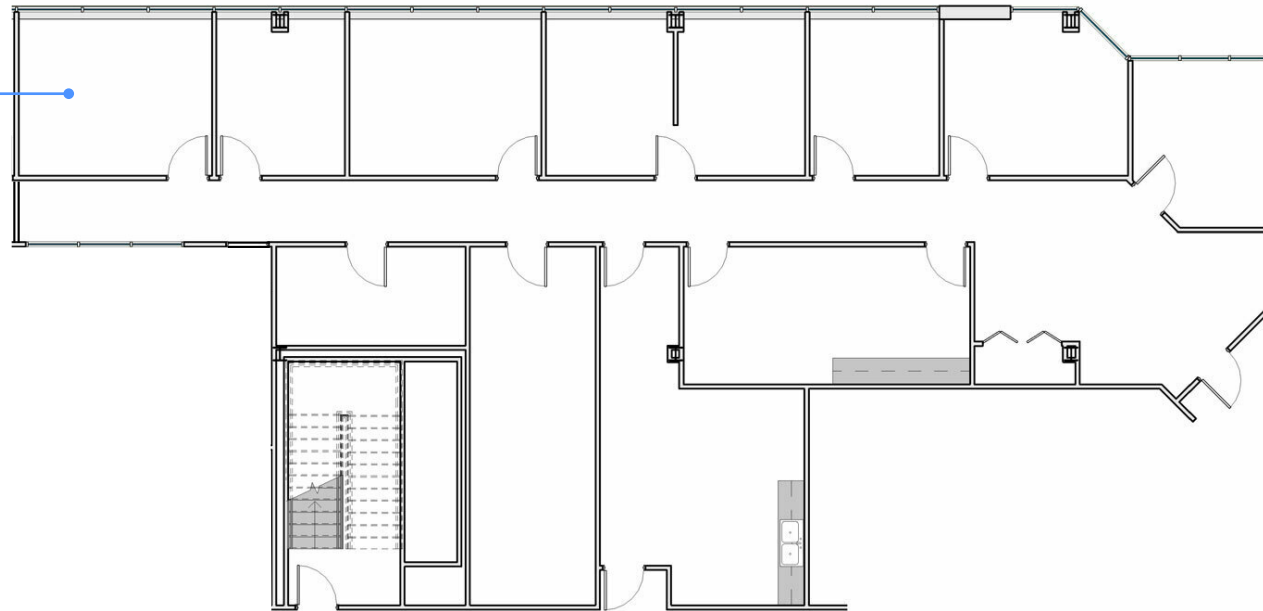
2nd Floor



FLOOR PLANS

3rd Floor

3,205 SF
SUITE 325





150 W Main Steet, Suite 1100
Norfolk, VA 23510 | United States
Main: +1 757 490 3300
colliers.com

Pat Mugler

Executive Vice President
+1 757 228 1831
pat.mugler@colliers.com

Ricky Anderson

Executive Vice President
+1 757 217 1892
ricky.anderson@colliers.com

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2025. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.

