



For Lease

\$19.50
PSF NET

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1 Constitution Dr. Virginia Beach, VA

Office Space Available Near Town Center

One Constitution

- New Construction delivering Q4 2025
- Generous \$50 per square foot Tenant Improvement Allowance
- Exterior signage available
- Free covered parking under building
- Upper floor terraces
- Great visibility at signalized intersection
- Within 4 miles of the intersection of I-264 and I-64, the primary crossroads for the region
- Electric vehicle charging stations
- Located in a Qualified Opportunity Zone (QOZ)
- 2,500 SF minimum

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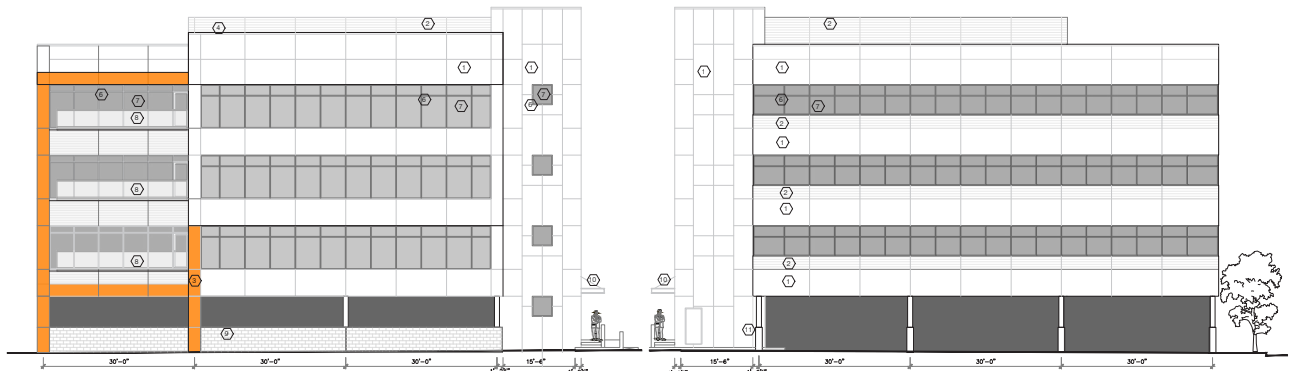
Accelerating success.

Property Drawings



SOUTH ELEVATION

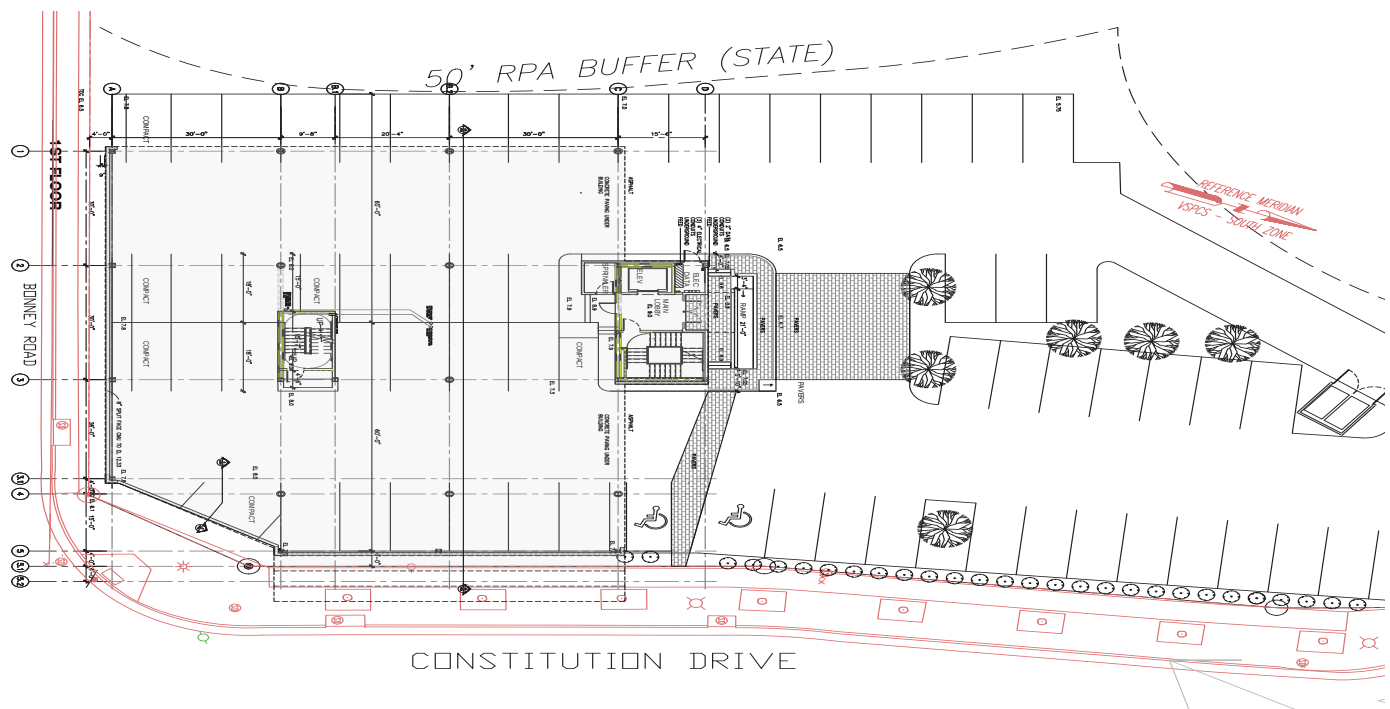
NORTH ELEVATION



EAST ELEVATION

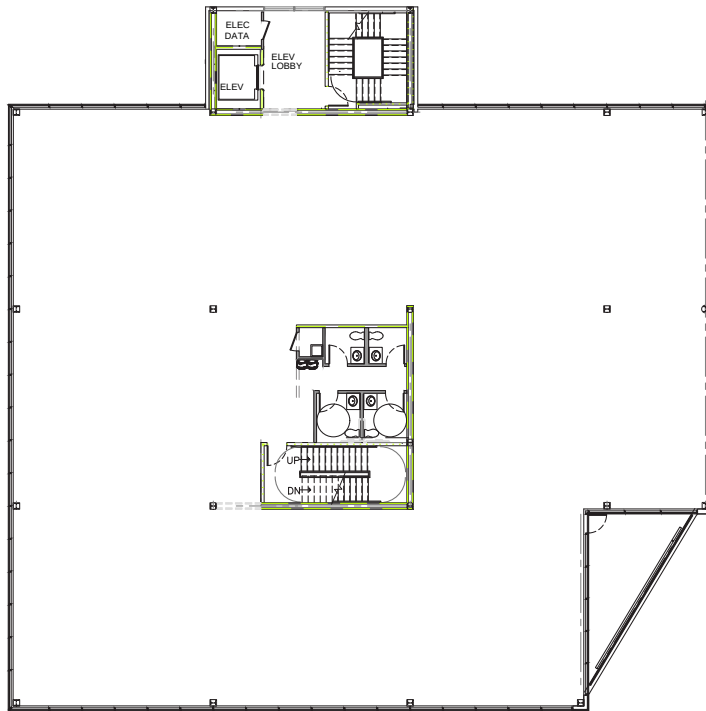
WEST ELEVATION

1st Floor Parking

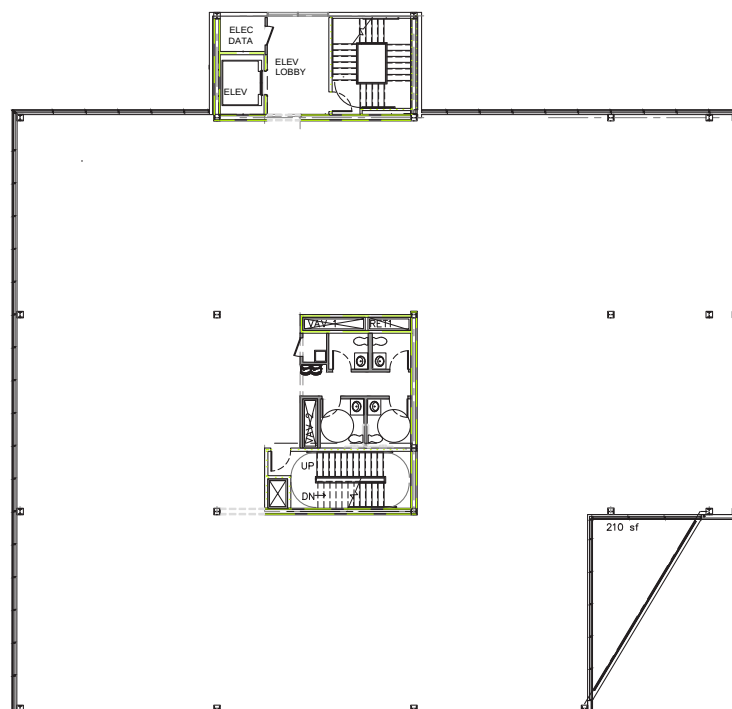


Floor Plans

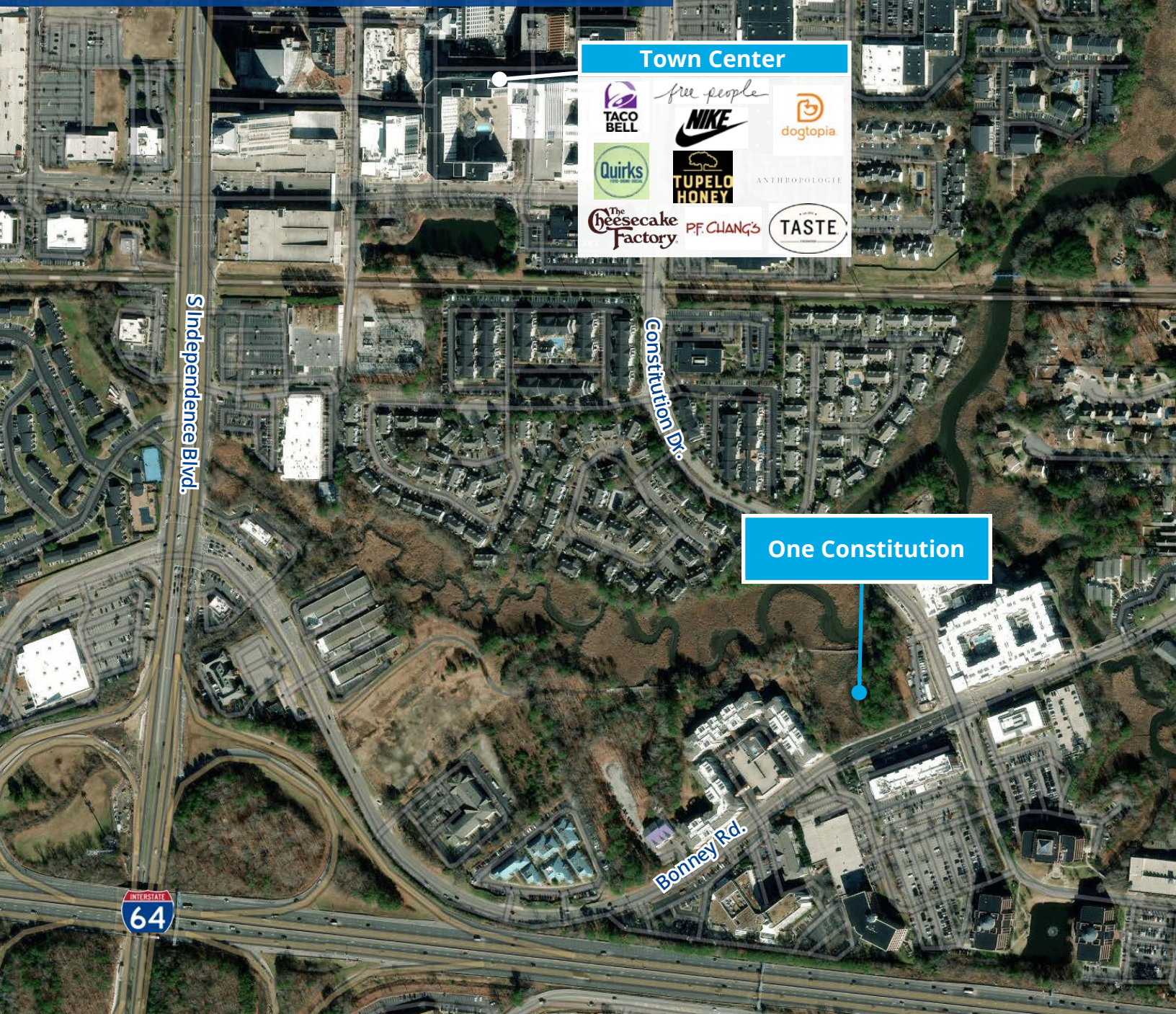
2nd Floor Plan
±9,475 SF



3rd Floor Plan
±9,601



Location & Access



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