

Kemp Bridge Office Building

890 Kempsville Road Chesapeake, VA 23320

FOR SALE OR LEASE 0.81 ACRES AVAILABLE



PROPERTY OVERVIEW

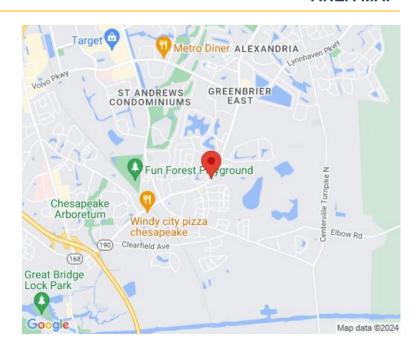
AREA MAP

This 0.81 acre piece of land fronts Kempsville Road and is ideal for any professional user, medical user or service firm. This property is available For Sale, Ground Lease and/or possibly build-to-suit. Neighboring property owner would consider selling their 0.61 acre parcel for a total site size of 1.42 acres.

- Two-story, upscale Colonial-style building
- Less than 2 miles from The Chesapeake Expressway; 3 miles from I-64
- Strong surrounding demographics

DEMOGRAPHICS

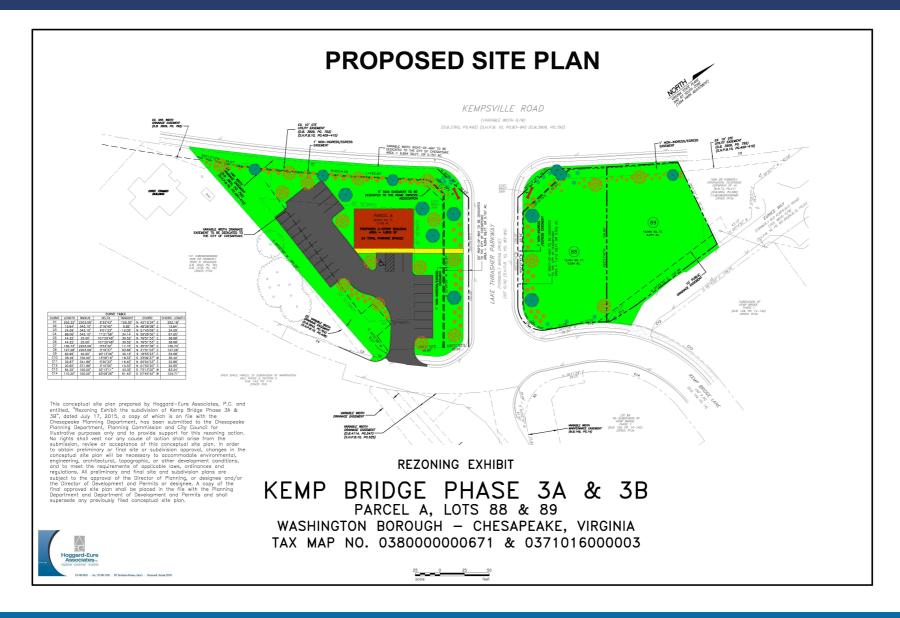
Radius:	1 mile	3 mile	5 mile
Population:	8,866	60,466	181,140
Avg HH Income:	\$79,323	\$72,264	\$71,314
Traffic Count:	20,885 V	PD	



FOR MORE INFORMATION, PLEASE CONTACT:

COLE WERKHEISER (757) 490-3141 cwerkheiser@pembrokerealty.com

Pembroke Realty Group
4433 Corporation Lane, Suite 250
Virginia Beach, VA 23462
www.pembrokerealty.com



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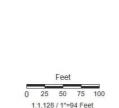
City of Chesapeake, Virginia

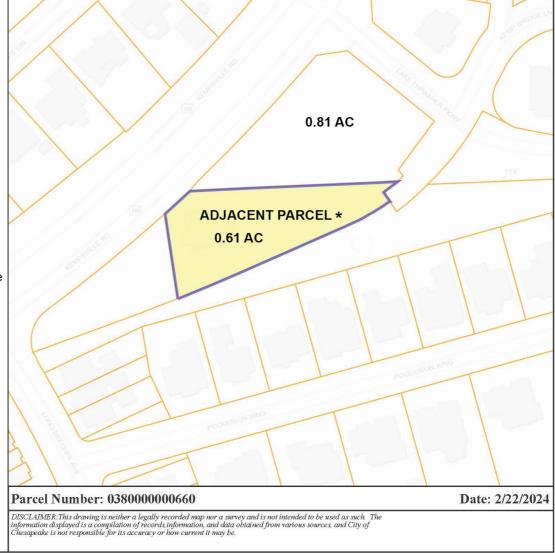
Legend

Parcels
City Boundary

Please see adjacent
0.61 acre parcel
(841 Kempsville Rd)
which could potentially
be combined to create
a 1.42 acre site.

* Please note that Pembroke Realty Group does not represent the owner of 841 Kempsville Rd.





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