

# FOR LEASE THE POWER PLANT OF HAMPTON ROADS



## DEMOGRAPHICS:

### 3 MILE RADIUS

**2020 Population Estimate:** 88,271  
**2017 Population:** 88,044

**Female:** 52% **Male:** 48%  
**White:** 35% **Black:** 57% **Hispanic:** 5%

**Average Household Income:** \$53,841

### 5 MILE RADIUS

**2020 Population Estimate:** 191,909  
**2017 Population:** 190,776

**Female:** 52% **Male:** 48%  
**White:** 40% **Black:** 52% **Hispanic:** 5%

**Average Household Income:** \$56,488

### 10 MILE RADIUS

**2020 Population Estimate:** 354,386  
**2017 Population:** 349,289

**Female:** 51% **Male:** 49%  
**White:** 53% **Black:** 38% **Hispanic:** 6%

**Average Household Income:** \$66,799

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# FOR LEASE

# THE POWER PLANT OF HAMPTON ROADS

## SUBJECT PROPERTY:

The Power Plant of Hampton Roads is located at the corner of I-64 & Mercury Blvd. in Hampton, Virginia. It is a Lifestyle/Specialty Center which opened in 2003. It is an open shopping mall, covering an area of 480,000 sqft. with approximately 16 stores. This venue is located in a mixed entertainment district, what is a great place for all occasions. It serves as a great location on the Peninsula for everything from special events, to a simple day or night out for lunch or dinner.

## PAD SITES:

- #1 1.45 Acres Out parcel
- #2 1 Acre Inline Parcel

## FREE STANDING:

- #3 3,450 SF (Former El Polo Loco)
- #4 6,233 SF (Former Lone Star Steakhouse)
- #5 6,982 SF (Former Joe's Crab w/ 2,648 SF Outdoor Dining)

## INLINE SPACES:

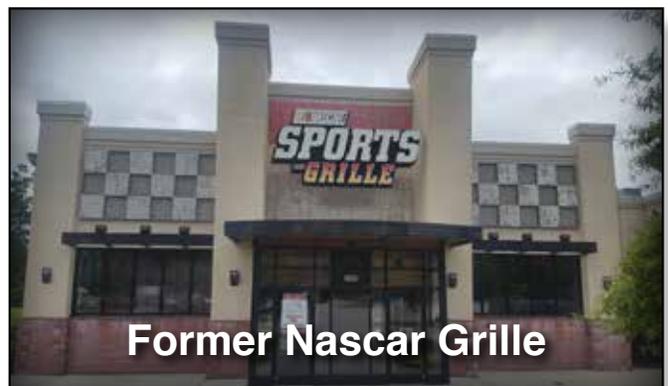
- #6 1,500 SF (Former Subway)
- #7 2,400 SF (Former Anytime Fitness)
- #8 2,600 SF (Former Original Mattress)  
**6,500 SF TOTAL ADJACENT**
- #9 7,630 SF (Former Nascar restaurant w/ 2,567 SF Outdoor Dining)
- #10 8,469 SF (Former Luckie's restaurant w/ 1,500 SF Outdoor Dining)  
**15,764 SF TOTAL ADJACENT**
- #11 1,500 SF (Former Starbucks)



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**THE POWER PLANT OF HAMPTON ROADS**

**PROPERTY IMAGES:**



**FOR LEASE**

# **THE POWER PLANT OF HAMPTON ROADS**

## **LOCATION, LOCATION, LOCATION**

With the high traffic counts on I-64, I-664 & Mercury Boulevard, plus locating next to Bass Pro Shoppes, Lowes' Home Improvement and BJ'S Wholesalers, the location for these available spaces is a major positive for any future business to operate.

