



**Colliers**

## 320 S Battlefield Blvd Chesapeake, VA

Join Chipotle in a brand-new 3,861 SF strip center offering exceptional visibility and frontage on S. Battlefield Blvd., near the bustling intersection with Mt. Pleasant Rd. Positioned on the outparcel of a popular 51,525 SF neighborhood center anchored by Taylor's Do It and AutoZone, this 1,411 SF space is in the high-traffic Great Bridge area of Chesapeake.

With seamless access to Route 168 (Chesapeake Expressway)—the gateway to the Outer Banks—this location offers unparalleled convenience in a highly sought-after trade area known for strong household incomes and a vibrant retail presence.

1,411 sf  
For Lease

**George Fox**

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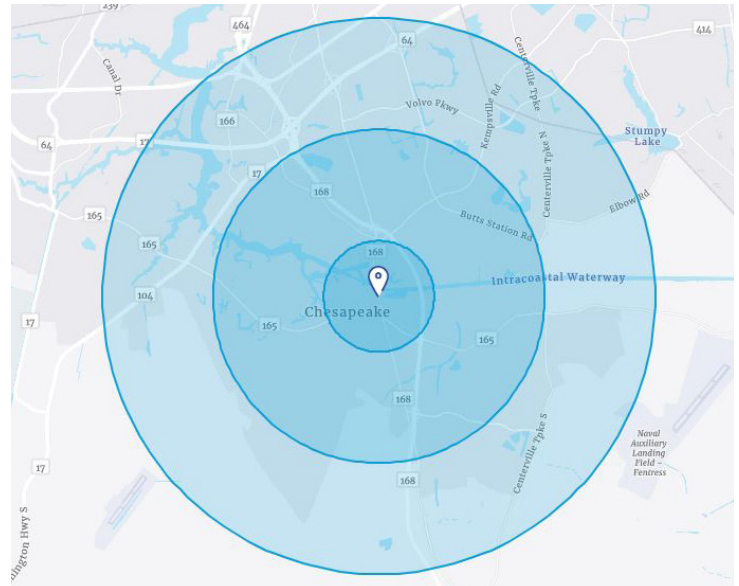
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# Summary

## Demographics

Population	1 Mile	3 Miles	5 Miles
<b>Total Population</b>	5,275	69,572	139,355
<b>Median Age</b>	37.4	40.9	39.2

Households & Income	1 Mile	3 Miles	5 Miles
<b>Total Households</b>	1,658	25,638	52,460
<b>Persons per HH</b>	3.35	3.14	3.15
<b>Median HH Income</b>	\$100,857	\$107,480	\$100,389
<b>Median Home Value</b>	\$3955,942	\$442,870	\$442,269



\$133,754  
Average  
HH Income  
3-miles



Population  
Exceeds 139,000  
within 5-miles



Over 38,000 VPD  
on S. Battlefield  
Blvd

## Surrounding Tenants:



# Site Plan





# Aerial View







SITE

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