

# 14726 VILLAGE SQUARE PLACE

14726 Village Square Place, Midlothian, VA 23112



## OFFERING SUMMARY

<b>Lease Rate:</b>	\$2,500.00 per month (MG)
<b>Available SF:</b>	1,252 SF
<b>Lot Size:</b>	2.8 Acres
<b>Zoning:</b>	O, B, C

## PROPERTY OVERVIEW

Ideal location for high-end salon & spa user. Class-A neighborhood strip with cohesive tenant mix, proximity to the densely populated and high-income Woodlake and Moseley areas.

## PROPERTY HIGHLIGHTS

- 1,252 SF newly built-out, turn-key salon and/or nail spa
- Available 10/1/2023
- 6 hairstylist chairs
- 2 hair washbowls
- 2 hair dryers
- 4 pedicure chairs
- 4 manicure stations
- One private office (can be used for other purposes)

### TODD BUTTNER

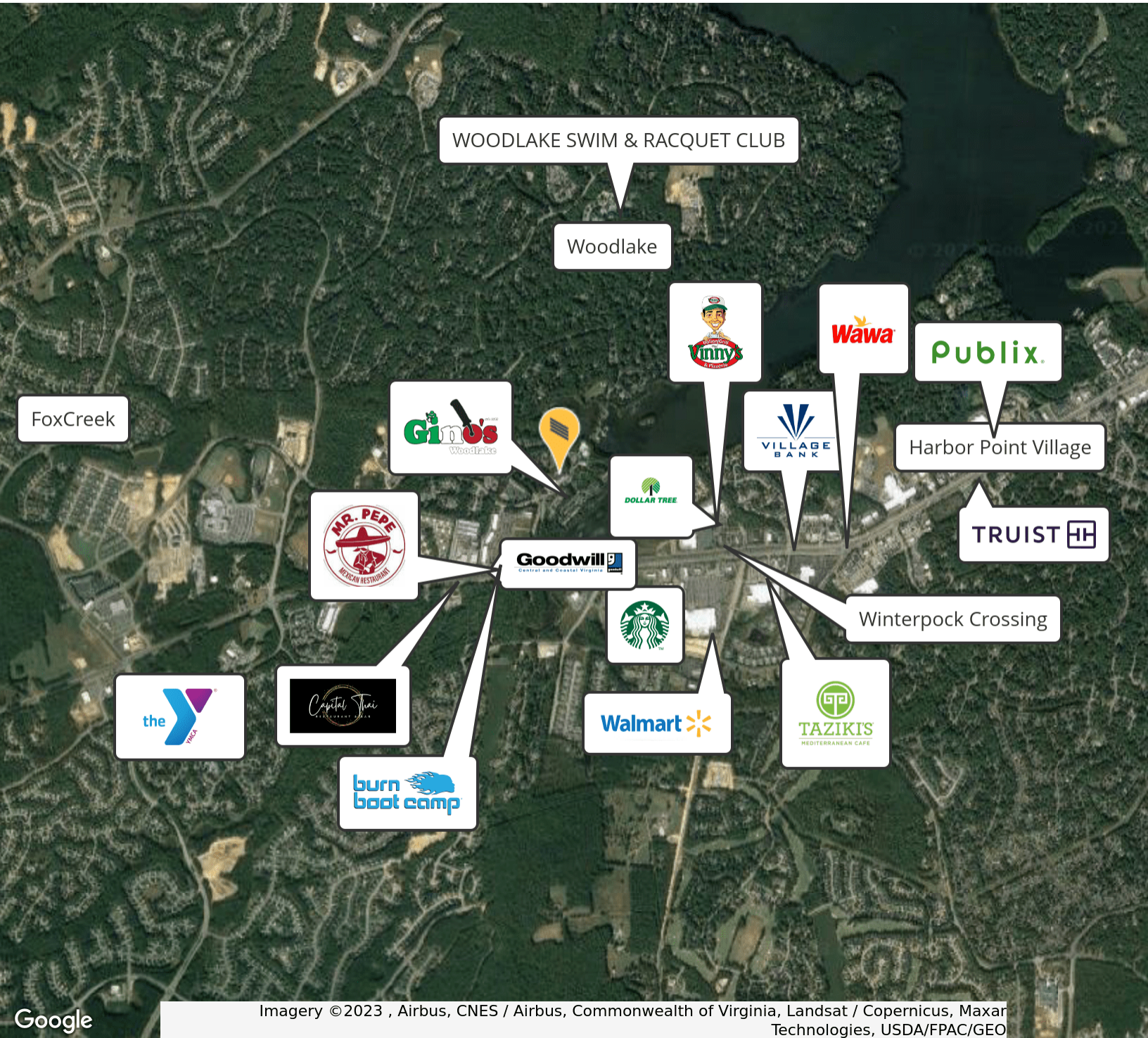
Associate

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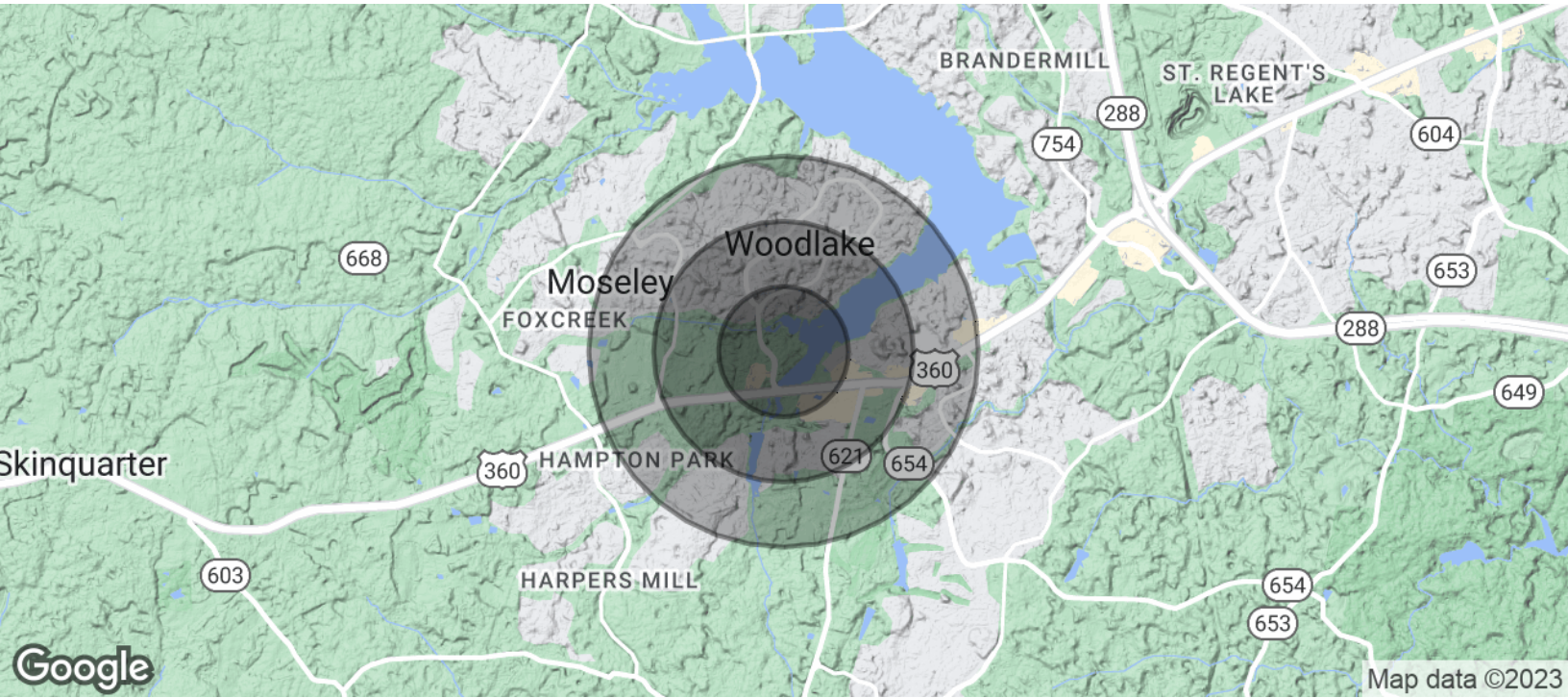
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POPULATION	0.5 MILES	1 MILE	1.5 MILES
Total Population	1,493	6,326	13,874
Average Age	41.2	42.0	43.0
Average Age (Male)	39.3	40.0	41.5
Average Age (Female)	42.4	42.7	43.4
HOUSEHOLDS & INCOME	0.5 MILES	1 MILE	1.5 MILES
Total Households	663	2,695	5,700
# of Persons per HH	2.3	2.3	2.4
Average HH Income	\$90,064	\$104,779	\$112,531
Average House Value	\$276,158	\$313,570	\$329,393

\* Demographic data derived from 2020 ACS - US Census

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