

1116 PROFESSIONAL DRIVE

Williamsburg, Virginia

±3,276 SF SPACE AVAILABLE | FOR SALE



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PREMISES:

1ST FLOOR	±1,800 SF
2ND FLOOR	±1,476 SF
TOTAL	±3,276 SF

PROPERTY INFORMATION:

- Sale Price: \$480,000 (\$146PSF)
- Professional office or medical condominium
- Buyer can occupy both floors or occupy one and lease out the other
- First floor suite was formerly orthodontics space
- Second floor suite was formerly administrative office use
- Conveniently located in the center of Williamsburg with immediate access to RT199
- Property is within the City of Williamsburg
- The property offers good parking and has attractive building exterior
- Located nearby is both the College of William & Mary campus and New Town (a 365-acre mixed-use development)

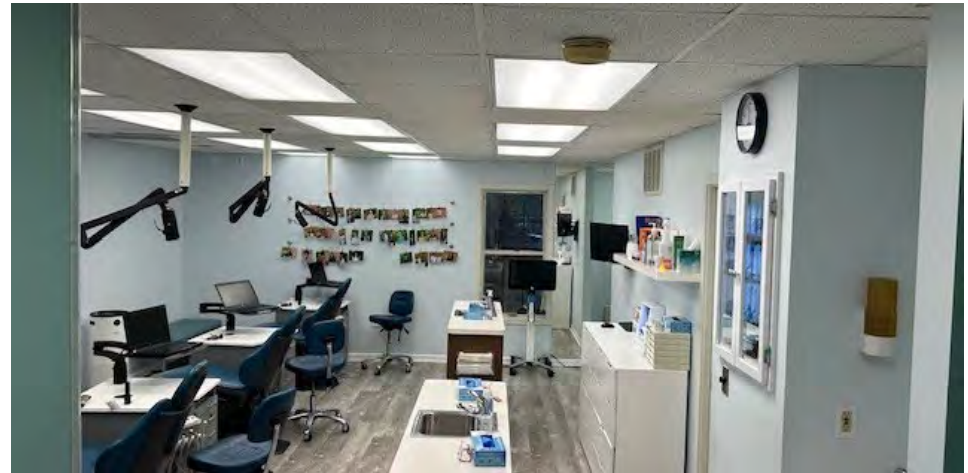


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PHOTOS

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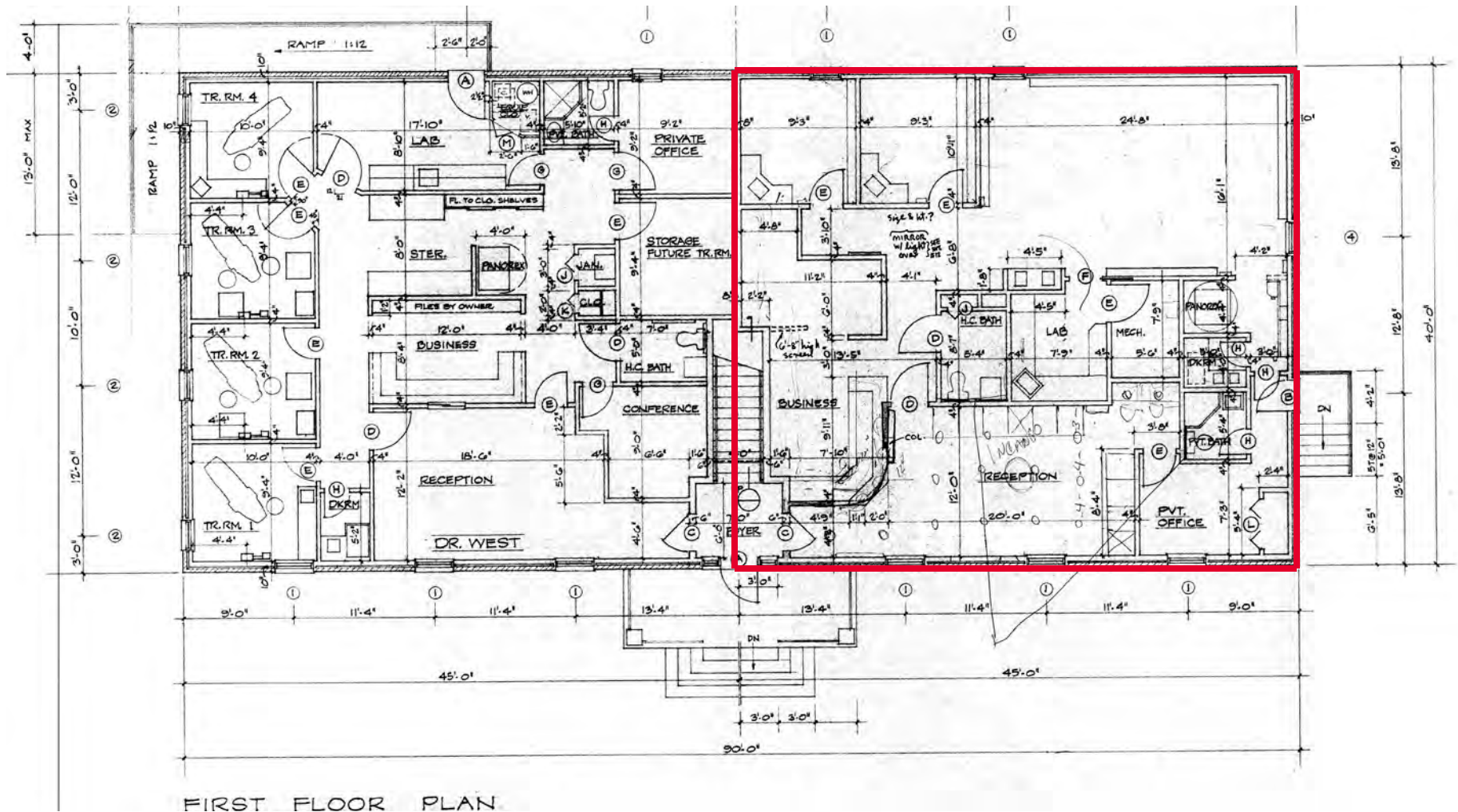
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FLOORPLANS

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First Floor - ±1,800 SF



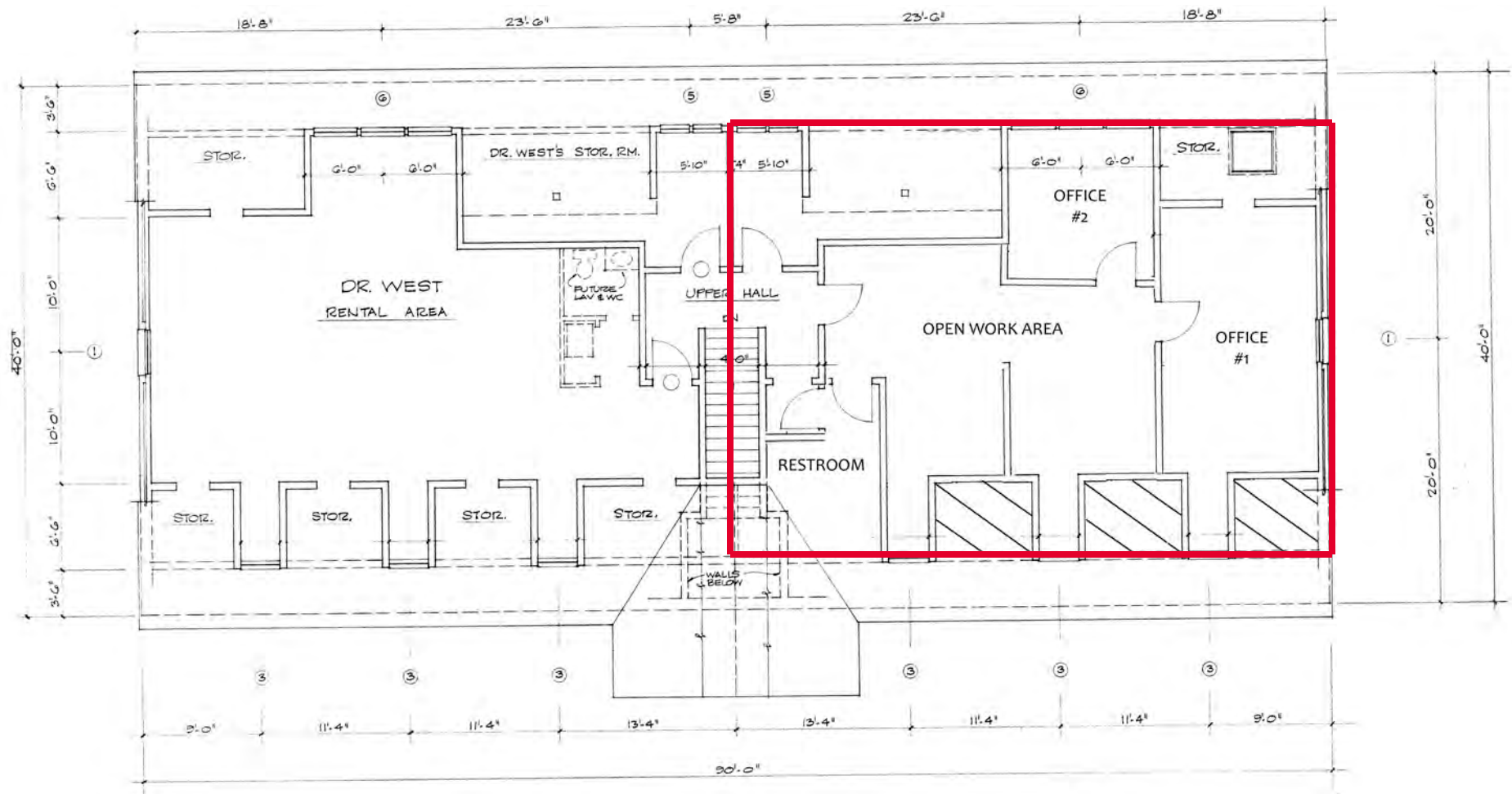
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FLOORPLANS

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Second Floor - ±1,476 SF



SECOND FLOOR PLAN

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DEMOGRAPHICS

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DEMOGRAPHICS (1 MILE)

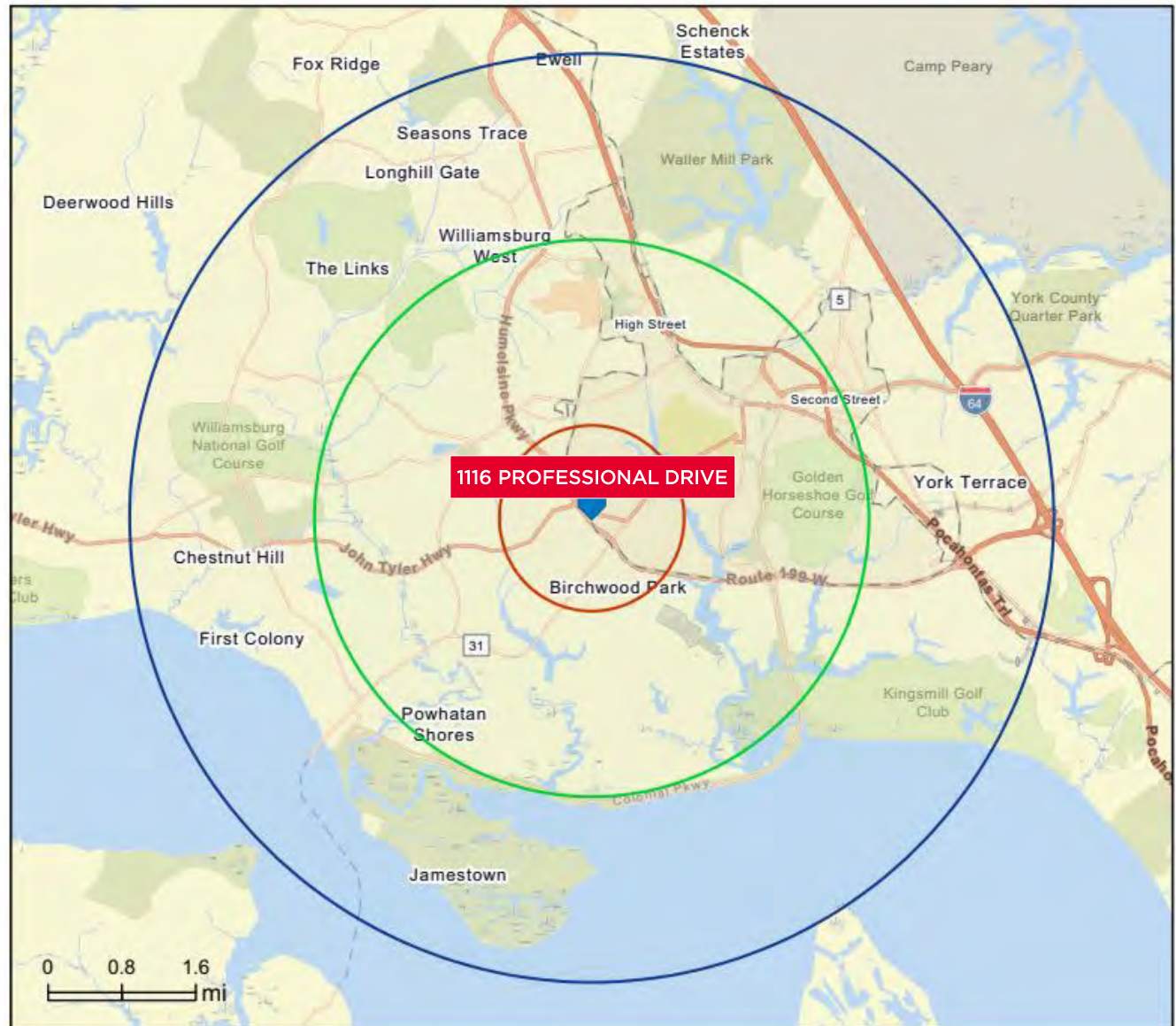
Estimated Population:	3,784
Average HH Income:	\$122,328
Number of Households:	1,553
Median Age:	43.7

DEMOGRAPHICS (3 MILE)

Estimated Population:	39,828
Average HH Income:	\$132,970
Number of Households:	15,671
Median Age:	41.3

DEMOGRAPHICS (5 MILE)

Estimated Population:	78,545
Average HH Income:	\$134,099
Number of Households:	31,842
Median Age:	44.4



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For more information, please contact:

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