

FOR SALE | PUD COMMERCIAL DEVELOPMENT

212 Carmichael Way

Chesapeake, VA 23322

\$1,150,000

1.32 ACRES | SHOVEL READY

PROPERTY HIGHLIGHTS

- PUD Commercial Zoning
- Shovel Ready Site
- Edinburgh Sub-Area

LOCATION

- Edinburgh North Shopping Center
- Target Anchored Retail Corridor
- Home Depot | Walmart | Starbucks
- I-64 & Route 168 Access

DEMOGRAPHICS (23322)

- Median HH Income: \$133,522
- Avg HH Income: \$155,261
- 24.1% Earning \$200K+

MARKET HIGHLIGHTS

- One of Virginia's Fastest-Growing Cities
- 4.5% Retail Vacancy | 5% Rent Growth
- Active New Construction

CONTACT

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PROPERTY HIGHLIGHTS

1.32 Acres | PUD Commercial | Shovel Ready

LOCATION

Edinburgh North Shopping Center

Target Anchored | Home Depot | Walmart

I-64 & Route 168 Access

DEMOGRAPHICS (23322)

Median Household Income: \$133,522	Average Household Income: \$155,261	24.1% Households Earning \$200K+	Per Capita Income: \$52,305
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MARKET HIGHLIGHTS

One of Virginia's Fastest-Growing Cities

Active New Construction

4.5% Retail Vacancy | 5% Rent Growth

LOCATION OVERVIEW

212 Carmichael Way, Chesapeake, VA 23322
Edinburgh Sub-Area

AREA RETAILERS

Target (Anchor)

Anytime Fitness

Home Depot

Bob's Discount
Furniture

Walmart Supercenter

Calvin Klein

Verizon Wireless

Mattress Firm

NEW DEVELOPMENT ACTIVITY

- Retreat at Edinburgh - Luxury Townhomes
- 55+ Community - 104 Units Planned
- Red Knot Apartments - 336 Units

AERIAL SITE MAP

212 Carmichael Way, Chesapeake, VA 23322

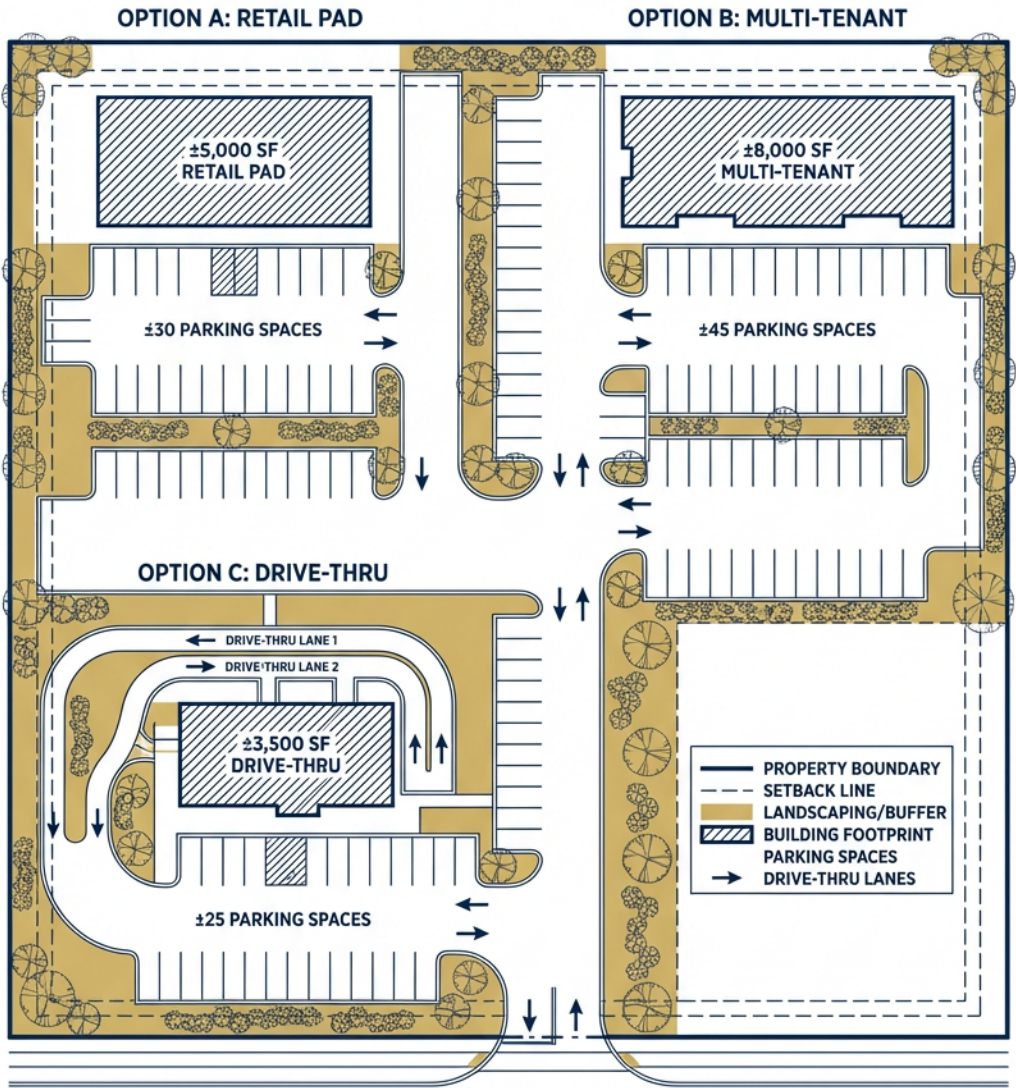
1.32 ACRES | SHOVEL READY



CONCEPTUAL SITE PLAN

212 Carmichael Way, Chesapeake, VA 23322
1.32 ACRES | PUD COMMERCIAL

POTENTIAL DEVELOPMENT SCENARIOS



◀ CARMICHAEL WAY

FOR MORE INFORMATION

EXCLUSIVE LISTING AGENT



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