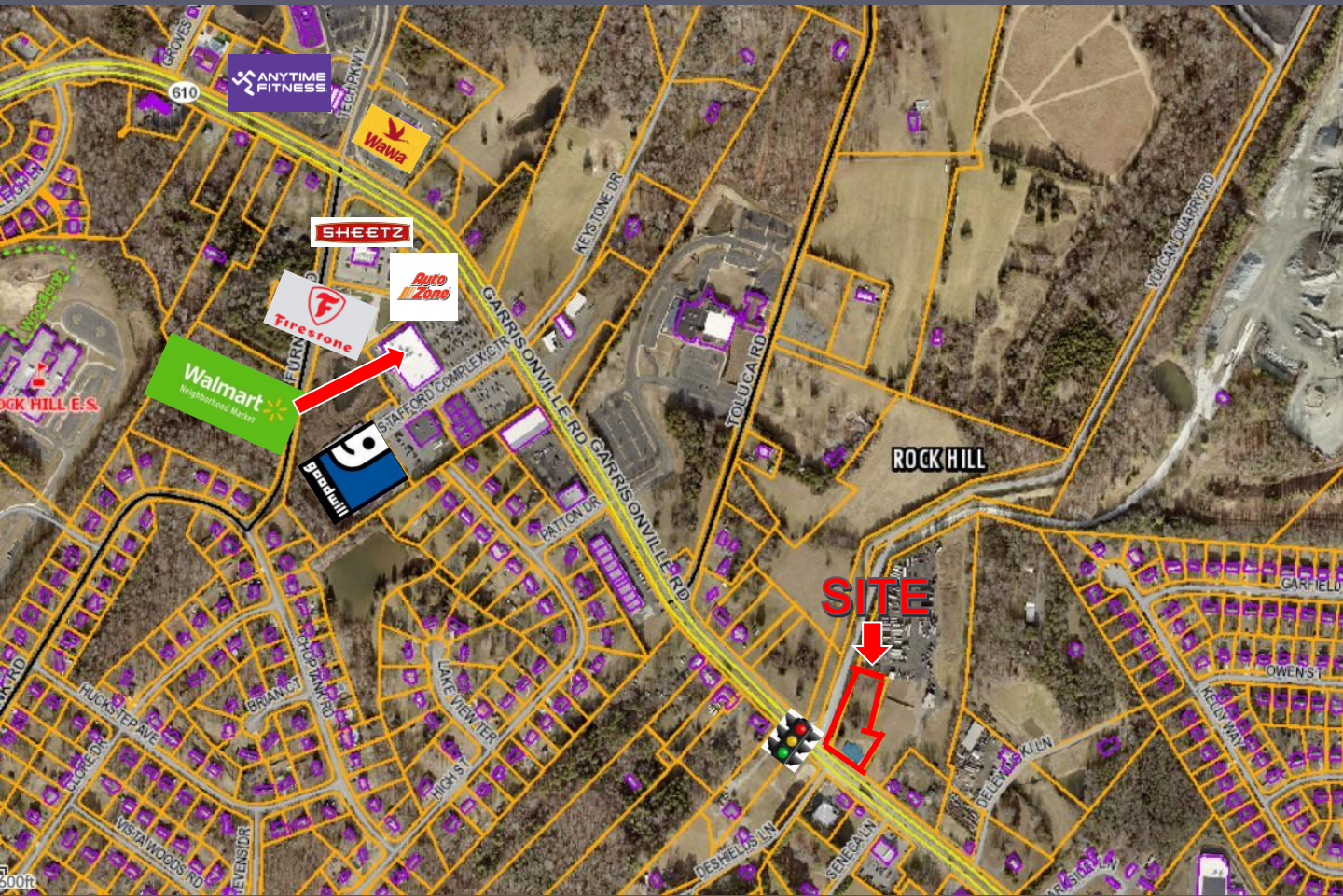


FOR SALE COMMERCIAL POTENTIAL

Acres – 1008 Garrisonville Rd. (610) – Stafford, VA 22556



Property Highlights:

- Comprehensive Plan Commercial
- 1.39 Acre Corner Parcel
- Currently Zoned A-1 (B-2 Potential)
- 30,000+ VPD traffic count
- Signalized Intersection
- Over 175' Frontage on Garrisonville Rd (610)
- Utilities available
- Contains all brick 3 Bedroom 1 bathroom rambler

Demographics	3- Mile	5-Mile	7-Mile
Population	45,094	75,096	91,982
Median Household Income	45,094	75,096	91,982
No. Households	13,183	22,229	31,208

CHRISMARR
COMMERCIAL

Clay Mihoulides
540.720.0000
clay@chrismarr.com

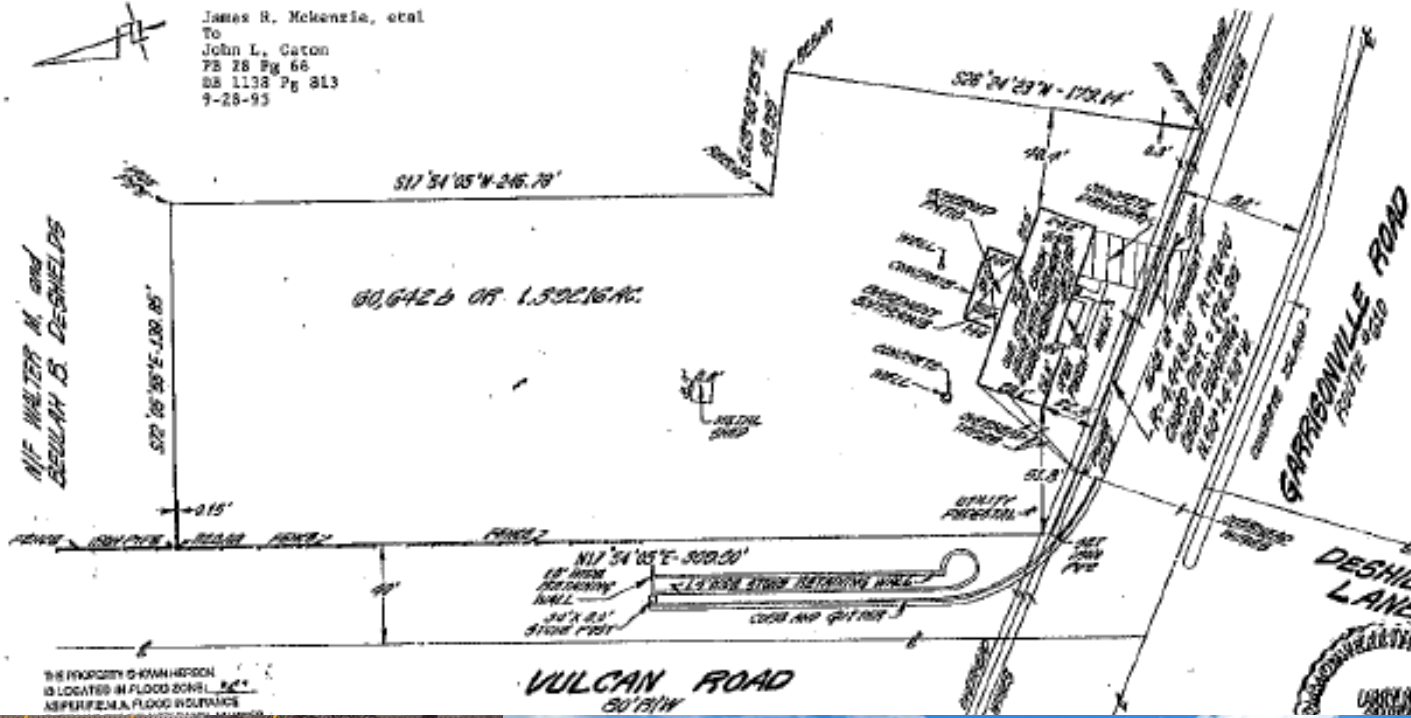
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THE SUBJECT PROPERTY IS NOT LOCATED IN A FLOOD HAZARD AREA.

NIF WALTER M. and BELLAH B. DASHIELDS

James R. McKenzie, etal
To
John L. Caton
FS 28 Pg 66
DB 1138 Pg 813
9-28-93



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