

FOR SALE

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Virtual Tour



201 Kiln Creek Parkway
Yorktown, VA 23693

PRICE: \$1,400,000

ABOUT PROPERTY

- Located in the vibrant Kiln Creek Mixed-Use Development
- Strong amenity base with abundant restaurants and retail within walking distance
- Signage opportunities on Building and pylon sign on Kiln Creek Parkway
- Class "A" Office Building Premium Features
- Former Bank Branch
- Three (3) Drive-Through Lanes
- Frontage 406 linear feet on Kiln Creek Parkway
- Assessed Value \$1,346,700

3,333 TOTAL SF	1.30 ACRES	1996 YEAR BUILT
FLOOR	One (1) Floor	
ZONING	GB - General Business	
PARKING	27 Spaces Ratio of 8.1/1000	
TRAFFIC COUNT	8,008 Vehicles Per Day on Kiln Creek Parkway	

For more information:

MICHAEL ALLEN

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CLARK BALDWIN

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HARVEY LINDSAY
COMMERCIAL REAL ESTATE

AERIALS & DEMOGRAPHICS

KEY FACTS WITHIN 10 MINUTES OF DRIVE TIME



106,388
POPULATION

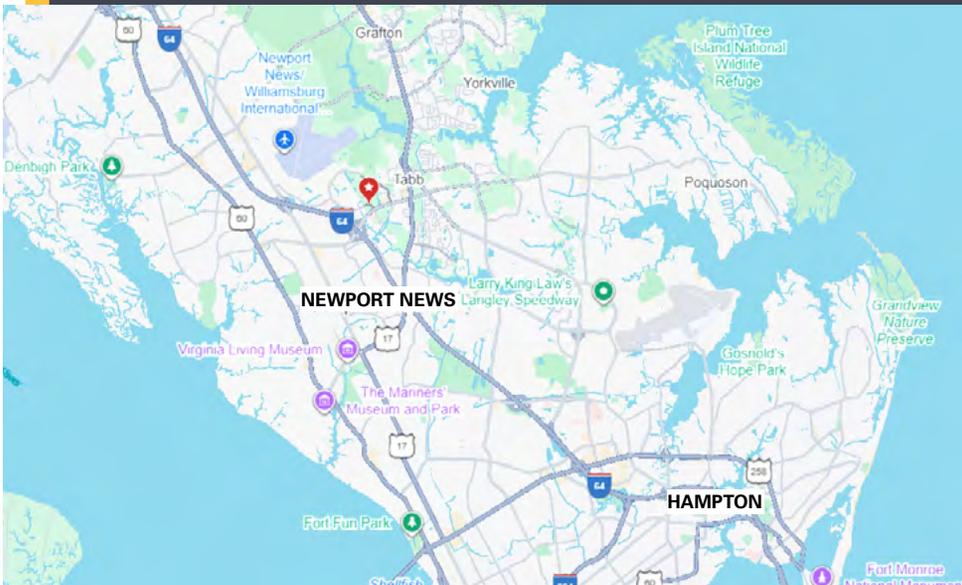
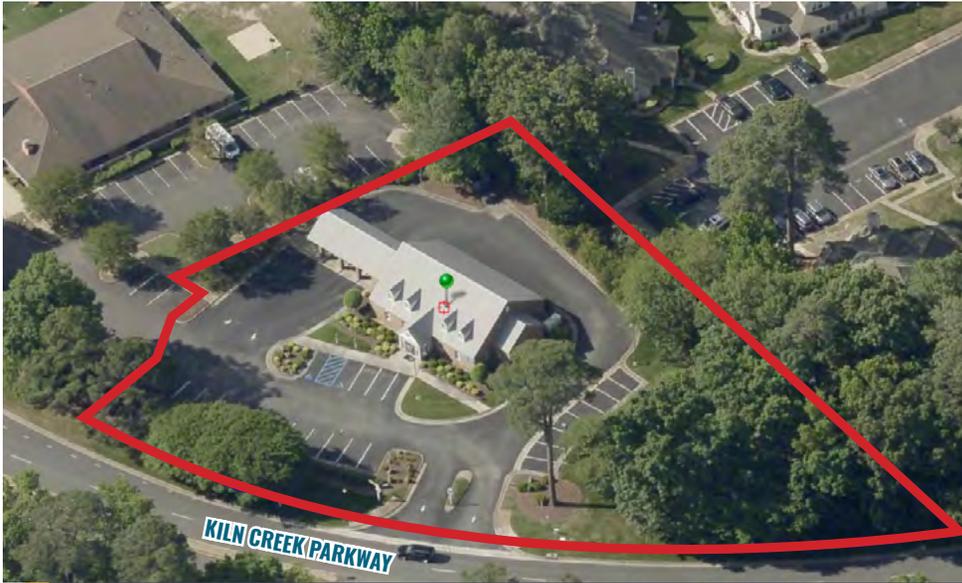
36.8
MEDIAN
AGE

MEDIAN
AGE



2.32
AVG.
HOUSEHOLD
SIZE

\$97,067
Average Household
Income



2025 Summary	3 Minutes	7 Minutes	10 Minutes
Population	2,715	29,786	106,388
Households	1,236	13,379	45,452
Tenant Housing Units	1,266	14,267	48,066
Owner Occupied Housing Units %	68.6%	45.4%	50.4%
Renter Occupied Housing Units %	31.4%	54.6%	49.6%

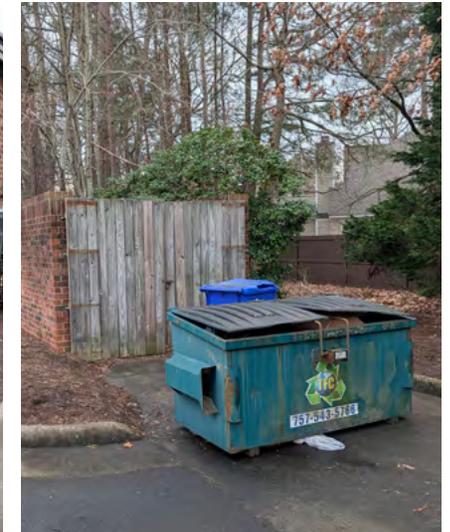
201 KILN CREEK PARKWAY



AERIAL

GALLERY - EXTERIOR PHOTOS

201 Kiln Creek Parkway | Yorktown, VA 23693



GALLERY - INTERIOR PHOTOS

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TELLER COUNTERS



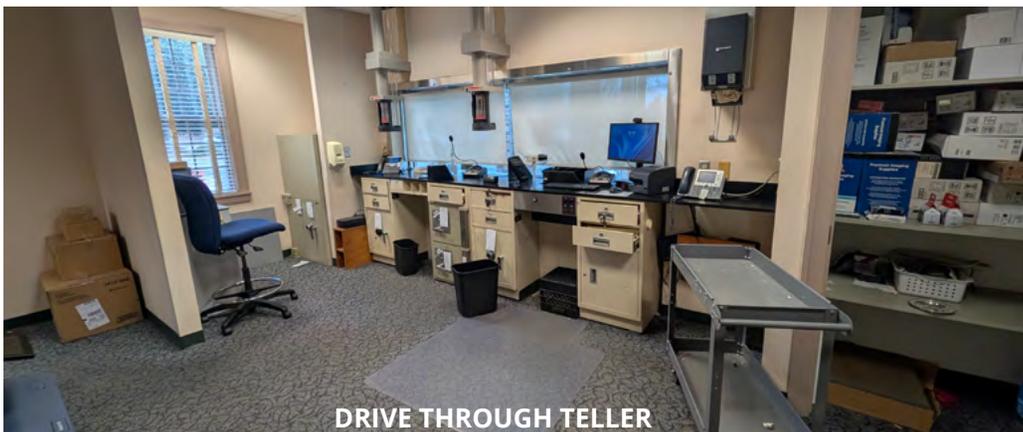
OFFICE SPACE



LOBBY



BREAK ROOM



DRIVE THROUGH TELLER



VAULT



ENTRANCE

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FLOOR PLAN

CALL BROKERS

TO SCHEDULE A TOUR



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