

# Redmill Landing Shopping Center

1253 Nimmo Parkway  
Virginia Beach, VA 23456



1253



**Broker Contact:**  
Claudine Usonis  
(757) 486.1000 TTY 711





# Why Choose Redmill Landing?

**84,000**

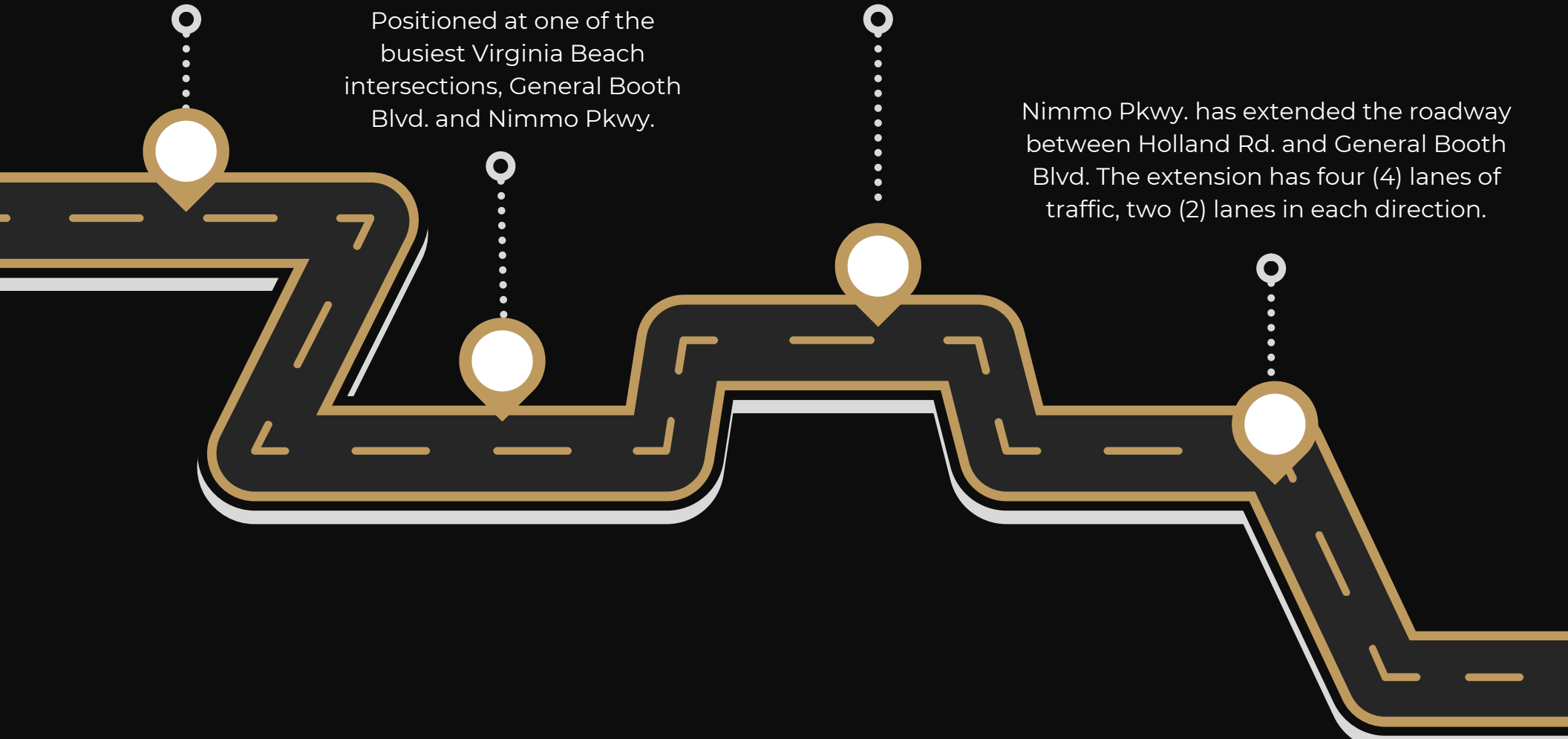
Over 84,000 potential customers reside within a five (5) mile radius.

Positioned at one of the busiest Virginia Beach intersections, General Booth Blvd. and Nimmo Pkwy.

**57,500**

Great exposure from over 57,500 cars/day.

Nimmo Pkwy. has extended the roadway between Holland Rd. and General Booth Blvd. The extension has four (4) lanes of traffic, two (2) lanes in each direction.



**Red Mill Landing  
Apartments**

**Red Mill Landing  
Shopping Center**

**♥ CVS**

**General Booth Blvd**

**Nimmo Parkway**





Walmart

Redmill  
LANDING

Redmill  
LANDING  
APARTMENT HOMES

CVS

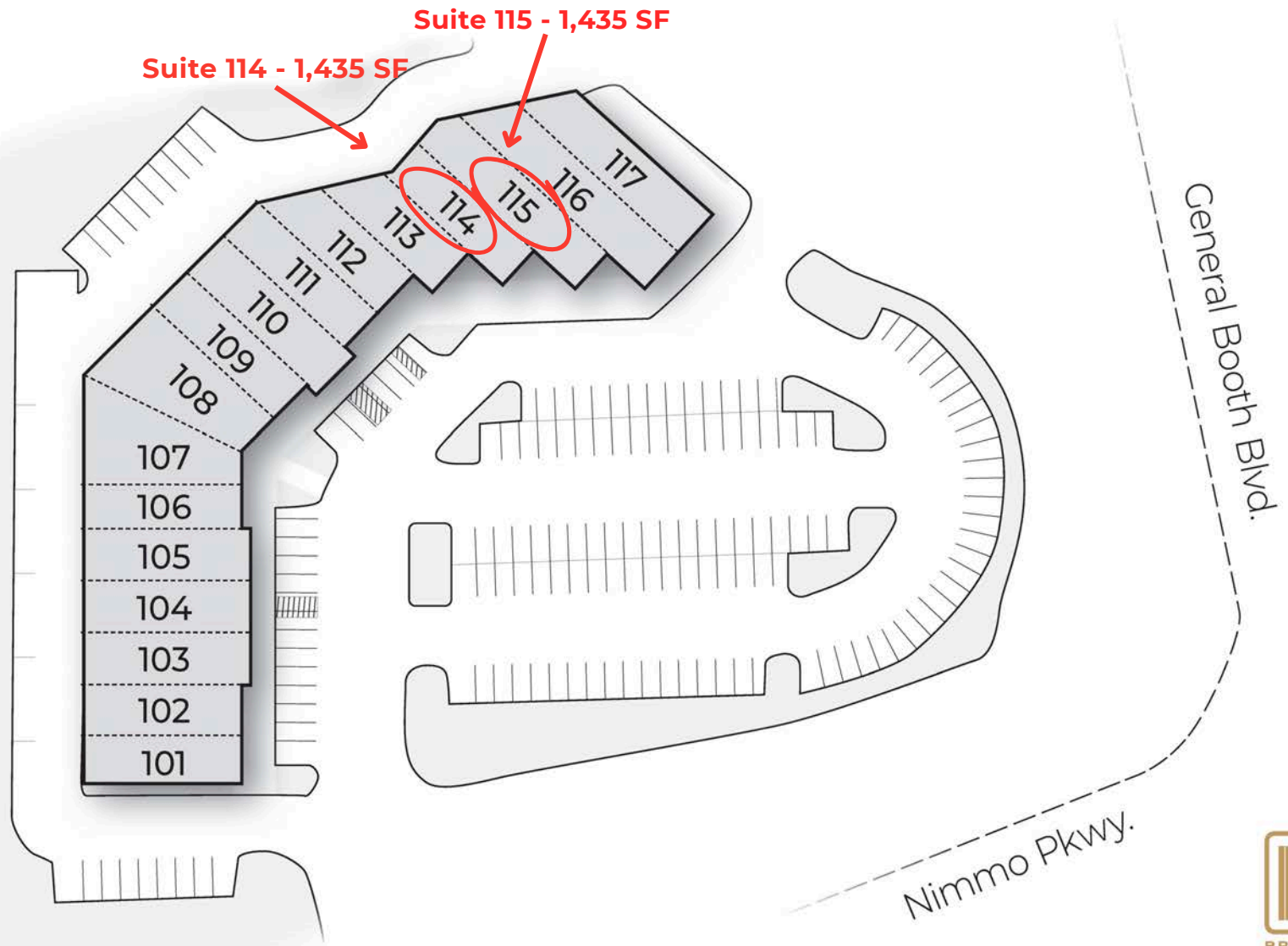
Nimmo Parkway

General Booth Blvd



# Redmill Landing

Nimmo Pkwy. & General Booth Blvd., Virginia Beach, VA · [www.TheBreedensCompany.com](http://www.TheBreedensCompany.com)





Redmill Landing  
1253 Nimmo Parkway  
Virginia Beach, VA 23456

Size:  
24,604 SF

Parking:  
103 Spaces

Rental Rate:  
Price Negotiable

Estimated CAM, Taxes & Insurance:  
\$6.19 / SF

Space Available:  
Suite 114 - 1435 SF Available  
Suite 115 - 1,435 SF Available

Broker Contact:  
Claudine Usonis  
(757) 486.1000 TTY 711

## Tenants:

### Suite # Tenants:

101	The Whale Tea
102-105	In Motion Physical Therapy
106	China Dragon
107 -108	Golden Slippers Dance Academy
109-111	Redmill Chiropractic
112	Philly Cold Cuts
113	Outer Banks Boil Company
<b>114</b>	<b>Available</b>
<b>115</b>	<b>Available</b>
116-117	Fire Brew Bar & Grill





## **OUR MISSION: Help Others. Live Better.**

“Help Others. Live Better.” is more than just a mission statement; it is the guiding principle that shapes everything The Breeden Company does. We believe that by helping others, we not only improve the lives of our company’s team members but also support more compassionate and caring communities. This mission drives us to actively engage with and uplift the communities we are part of, recognizing that our success is intertwined with the well-being of those who live, work and play there.

Positive impacts on the communities in which we are a part of are crucial to us because they foster a sense of belonging and mutual growth. When we invest in the health, education and prosperity of our communities, we build stronger, more resilient environments where everyone can thrive. Our commitment to making a difference ensures that we contribute to a cycle of continuous improvement, where helping others leads to a better quality of life for all.



## WHY CHOOSE A BREEDEN COMMERCIAL SPACE?

Nationally recognized, with more than 60 years of expertise in every facet of the industry, The Breeden Company is a real estate development company that boasts a portfolio of over 2 million square feet of retail and office that have been designed, developed and managed. We are a collective driven by client relationships. We believe in providing innovative CRE solutions that meet and exceed our clients' needs.

Breeden Realty is the 9th largest CRE firm in Virginia (Virginia Business, October 2023).

CONTACT:

---



Claudine Usonis  
Breedon Realty  
ClaudineU@thebreedencompany.com



**BREEDEN**

Nationally Recognized

560 Lynnhaven Parkway  
Virginia Beach, VA 23452

(757) 486.1000

TTY 711 | [www.TheBreedonCompany.com](http://www.TheBreedonCompany.com)

**CVS**  
pharmacy  
OPEN 24 HOURS

