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DOLLAR GENERAL®



Sal's Italian
Restaurant & Grill



Fork Union
Military Academy



Fork Union,
Virginia

FORMER BANK BRANCH AVAILABLE

- Building Size: 2,647 SF with drive thru lanes
- Land Area: 1.21 Acres
- Approximately 25 parking spaces
- Large free standing pylon sign
- Asking Price: \$295,000

MATT SKALET

maskalet@klnb.com | 202-420-7775

BEN BECKER

bbecker@klnb.com | 202-420-7773

RYAN SCHMITZ

rschmitz@klnb.com | 202-602-1743

AERIAL

4342 JAMES MADISON HIGHWAY

FORK UNION, VA 23055, FLUVANNA COUNTY



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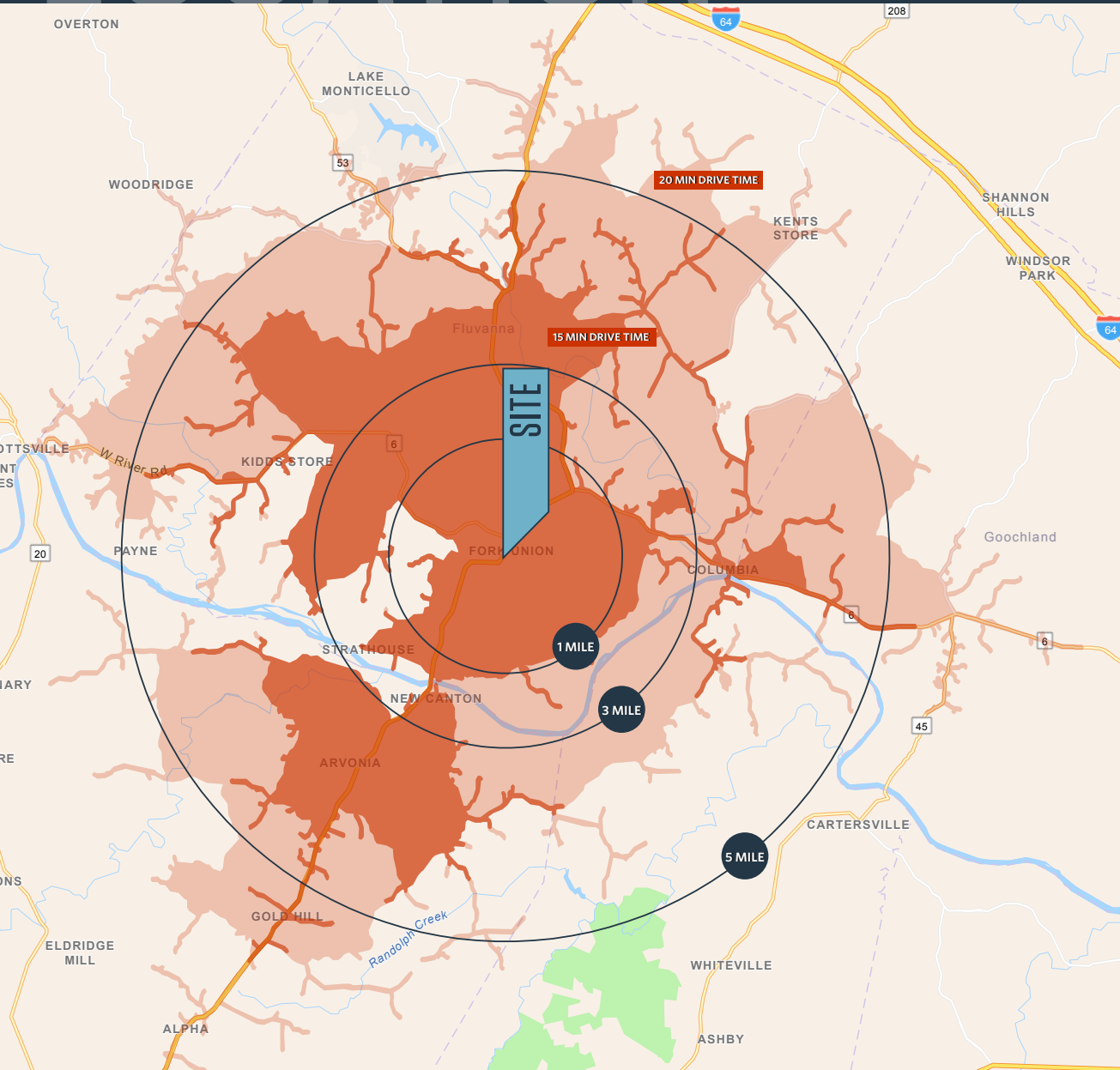
rschmitz@klnb.com | 202-602-1743

klnb

LOCATION

4342 JAMES MADISON HIGHWAY

FORK UNION, VA 23055, FLUVANNA COUNTY



DEMOGRAPHICS | 2023:

3-MILE	5-MILE	10-MILE	15-MIN DRIVE TIME	20-MIN DRIVE TIME
Population				
1,656	3,001	12,754	4,730	11,689
Daytime Population				
1,313	2,462	9,497	3,851	3,135
Households				
617	1,126	4,934	1,8304	4,570
Average HH Income				
\$104,610	\$96,976	\$102,417	\$97,293	\$102,764

TRAFFIC COUNTS | 2022:

James Madison Highway 3,770 ADT

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FOR MORE INFORMATION, PLEASE CONTACT:

MATT SKALET

[mskalet@klnb.com](mailto:maskalet@klnb.com)

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1130 Connecticut Ave, NW, Suite 600, Washington, DC 20036

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klnb.com



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