

**FOR
SALE**

INVESTMENT SALE

Courtland DMV Building

27426 Southampton Parkway | Courtland, VA 23837



**COMMONWEALTH
COMMERCIAL**
Comprehensive Property Solutions



PROPERTY HIGHLIGHTS

- › Investment Opportunity with road frontage on Highway 58
- › 3,219± SF leased to the State of Virginia
- › Leased until March 2028 with 2 5-year options
- › Updated roof, HVAC, parking lot and flooring in 2023
- › Gross monthly rent of \$4,698
- › **PRICE REDUCED:** \$660,000

DEMOGRAPHICS	3 MILE	5 MILE	10 MILE
TOTAL POPULATION	2,350	6,564	20,721
AVERAGE HH INCOME	\$109,802	\$126,503	\$108,794
DAYTIME EMPLOYEES	940	1,943	6,873

FOR MORE INFORMATION:

SCOTT PITTMAN

Sales & Leasing Associate

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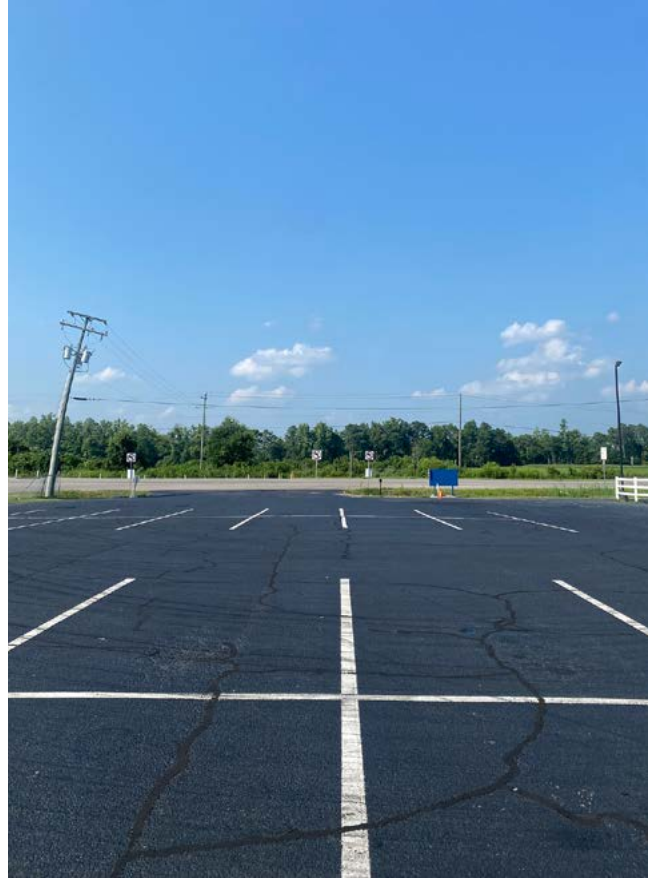
RYAN FANELLI

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Commonwealth Commercial Partners, LLC represents the Owner of this property. Information contained herein is deemed reliable but is not guaranteed.



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