



**RETAIL PROPERTY FOR LEASE**

## LAKE SHORES PLAZA

5193 SHORE DRIVE, VIRGINIA BEACH, VA 23455



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LEASE RATE: \$18.00 SF/YR



## PROPERTY DESCRIPTION

Discover prime retail space adjacent to Joint Expeditionary Base Little Creek, with strong naval presence and high foot traffic. Join tenants like Food Lion and Navy Federal Credit Union in this bustling community. With over 14,000 active-duty personnel and nearly 5,000 civilians, this location offers a lucrative market for your business.

## PROPERTY HIGHLIGHTS

- Near Joint Expeditionary Base Little Creek with 30 Navy and Auxiliary Ships and 126 smaller craft
- Navy Cyber Forces, Naval Network Warfare and Expeditionary Combat Commands
- Active-duty personnel: 14,574 Civilian personnel: 4,993
- Food Lion, Navy Federal Credit Union



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	2,556	23,680	76,941
Total Population	7,417	56,780	185,168
Average HH Income	\$88,297	\$112,717	\$100,659

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SITE PLAN

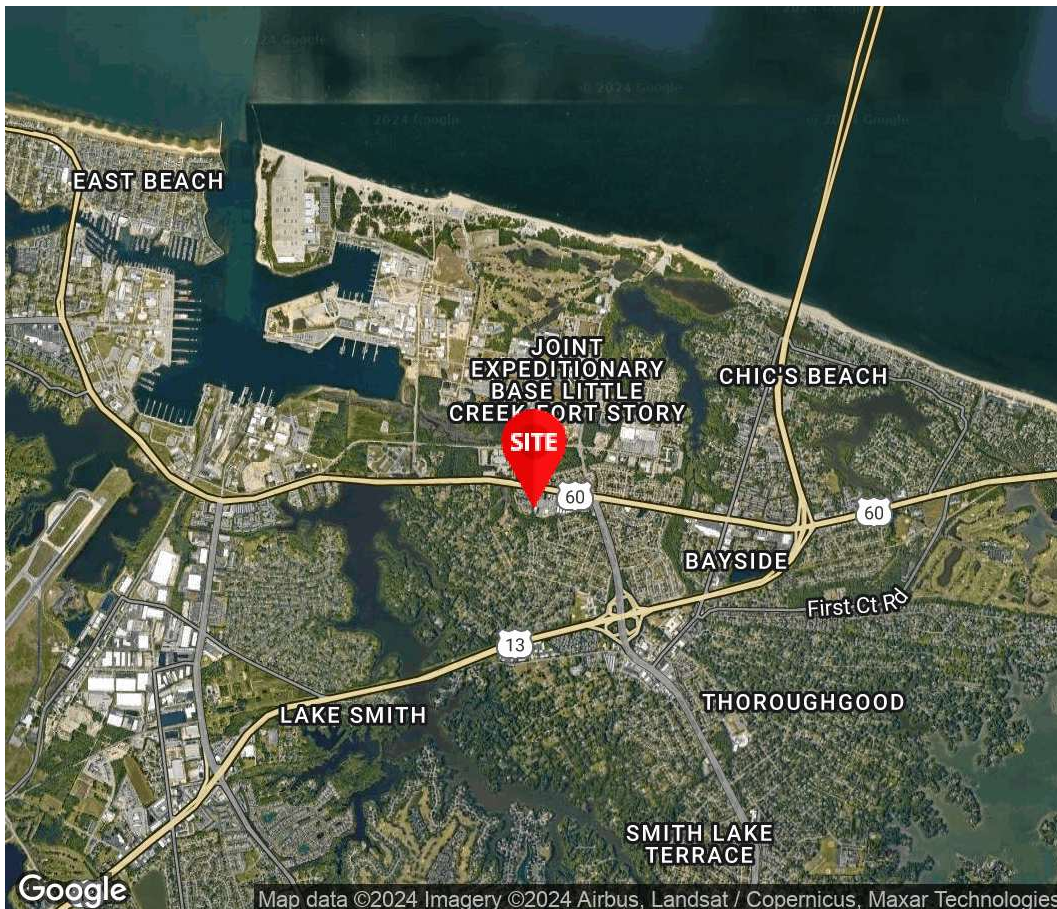


SUITE	TENANT	SF	SUITE	TENANT	SF
101	AVAILABLE	1,570 SF	106	HAIRLINE BEAUTY SALON	1,307 SF
102	MADE MAN BARBER SHOP	1,044 SF	107-108	AVAILABLE	2,400 SF
103	NANCY'S NAILS	1,307 SF	109	AVAILABLE	8,684 SF
104	JADE GARDEN	1,307 SF	110	FOOD LION	35,384 SF
105	TOBACCO & VAPE	1,306 SF	114-116	NAVY FEDERAL	3,921 SF



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