

retail FOR LEASE

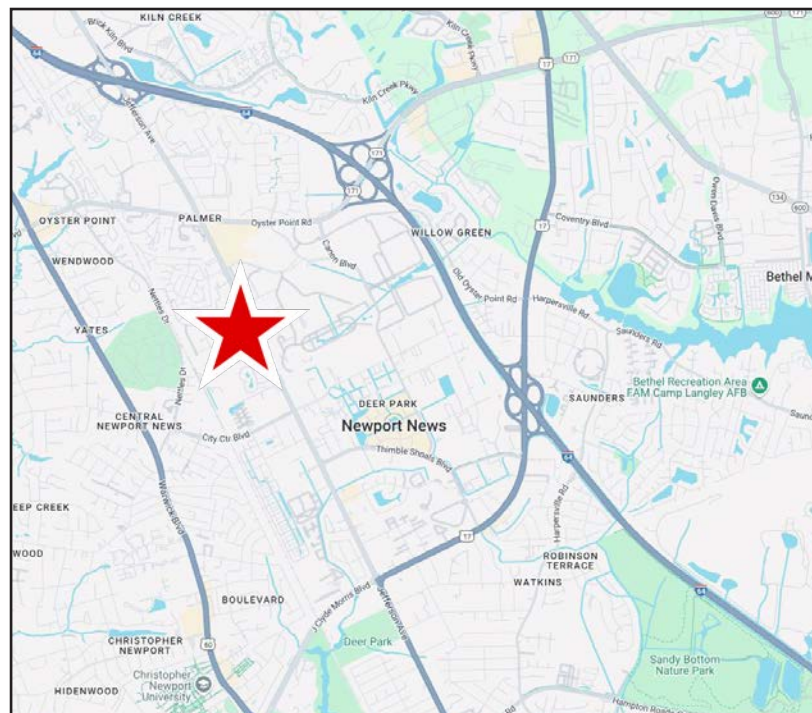


Retail Development | 11975 Jefferson Avenue, Newport News, VA

PROPERTY FEATURES:

- **±1,600-6,400 SF AVAILABLE!** This property is centrally located to City Center at Oyster Point, Newport News-Williamsburg International Airport, Tech Center, Christopher Newport University, Riverside Hospital and many major residential developments.
- **Surrounding anchor retailers includes:** Aldi, Costco, Target & Patrick Henry Mall
- **Excellent visibility with over 51,307 VPD** along Jefferson Avenue
- **Convenient on-site parking**
- **Excellent demographics 3-5 miles**

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Est. Population	8,909	84,061	173,953
Avg HH Income	\$92,106	\$129,028	\$129,895
Households	4,200	35,266	71,187



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RENDERINGS



FLOOR PLAN

