



POWHATAN HIGH SCHOOL



LUCKSTONE



STONERIDGE DEVELOPMENT
5 LOTS FOR LEASE

STAVEMILL ROAD

ANDERSON HWY

Express Auto Wash



New Horizon

Stavemill Crossing Shopping Center

Powhatan, VA

Peter Vick
Senior Vice President
+1 804 814 9977
peter.vick@colliers.com

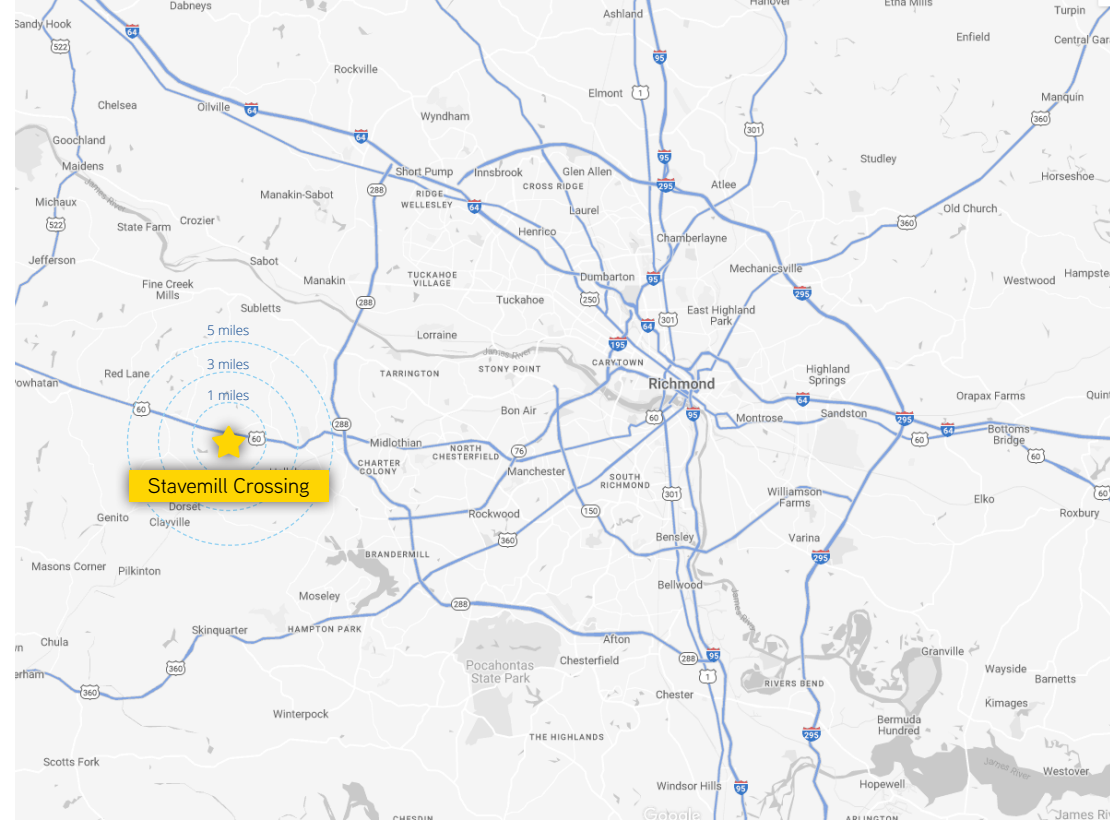
Harrison Hall
Senior Vice President
+1 804 814 5299
harrison.hall@colliers.com



About the Property

Located at signalized intersection on a hard corner with access from both directions on Route 60

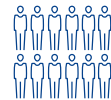
- Four retail pad sites ranging from 1.88 - 3.52 AC
- Pad ready sites with BMP in place and water and sewer available
- Signage opportunities on Route 60
- Commerce Center Zoning
- Significant road frontage, excellent access and superior visibility



Offering Summary

Available	Four retail pad sites ranging from 1.88 - 3.52 AC	
Traffic Counts	Route 60	35,000 VPD
	Stavemill Rd	5,700 VPD
	US 288	47,000 VPD

Demographics



2023 population
646

(1 miles)

4,273

(3 miles)

16,163

(5 miles)

Daytime population
1,506

(1 miles)

5,684

(3 miles)

14,653

(5 miles)



2023 Average Household Income
\$136,669

(1 miles)

\$143,584

(3 miles)

\$161,357

(5 miles)

2023 Total Households
272

(1 miles)

1,604

(3 miles)

5,795

(5 miles)

Contact us:

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Colliers
2221 Edward Holland Dr
Suite 600 | Richmond, VA
P: +1 804 320 5500



AVAILABILITY	AC
EXPRESS AUTO WASH	-
AUTO ZONE	-
MURPHY USA	-
BOJANGLES	-
DOLLAR TREE	-
EXPRESS OIL	-
LOT 7	1.88
LOT 8	2.17
LOT 9	3.52
GOODWILL	-



STONERIDGE
DEVELOPMENT
5 LOTS FOR LEASE



ANDERSON HWY 35,000 VPD



STAVEMILL ROAD 5,700 VPD

Huguenot Volunteer
Fire Department

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