



FOR LEASE | FORMER GAMESTOP SPACE

3207 FOREST BROOK RD
LYNCHBURG, VIRGINIA 24501



THALHIMER

3207 Forest Brook Road

Lynchburg, VA 24501



Property Overview

- 1,800 SF end cap space
- Adjacent to Walmart
- Available immediately
- Strong Demographics
- Geographical Center of Lynchburg
- Located between 2 colleges



Adjacent Retailers



Building Highlights

8,800
TOTAL SF

1.25
ACRES

2011
BUILT

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1,800 SF FOR LEASE

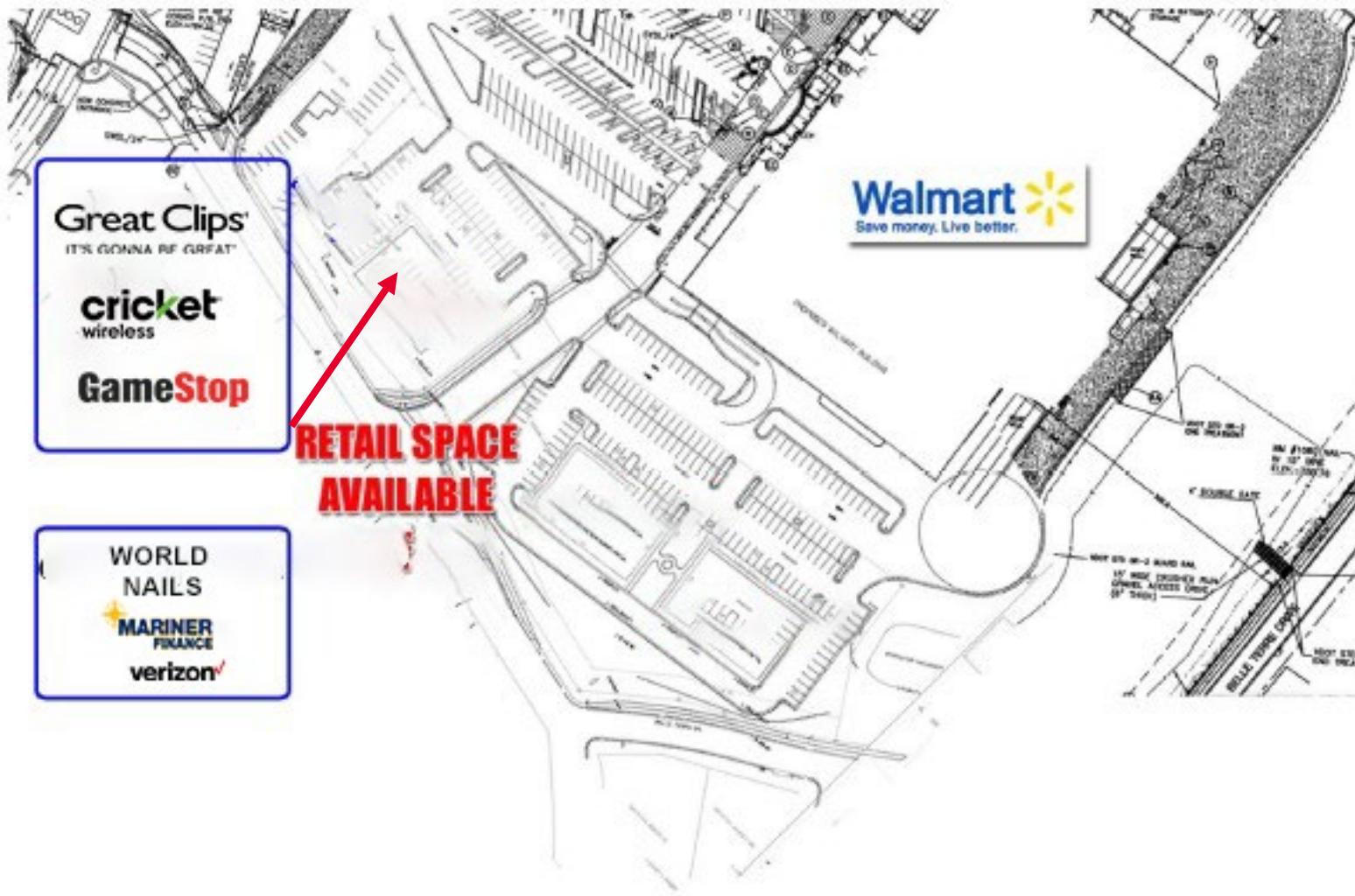


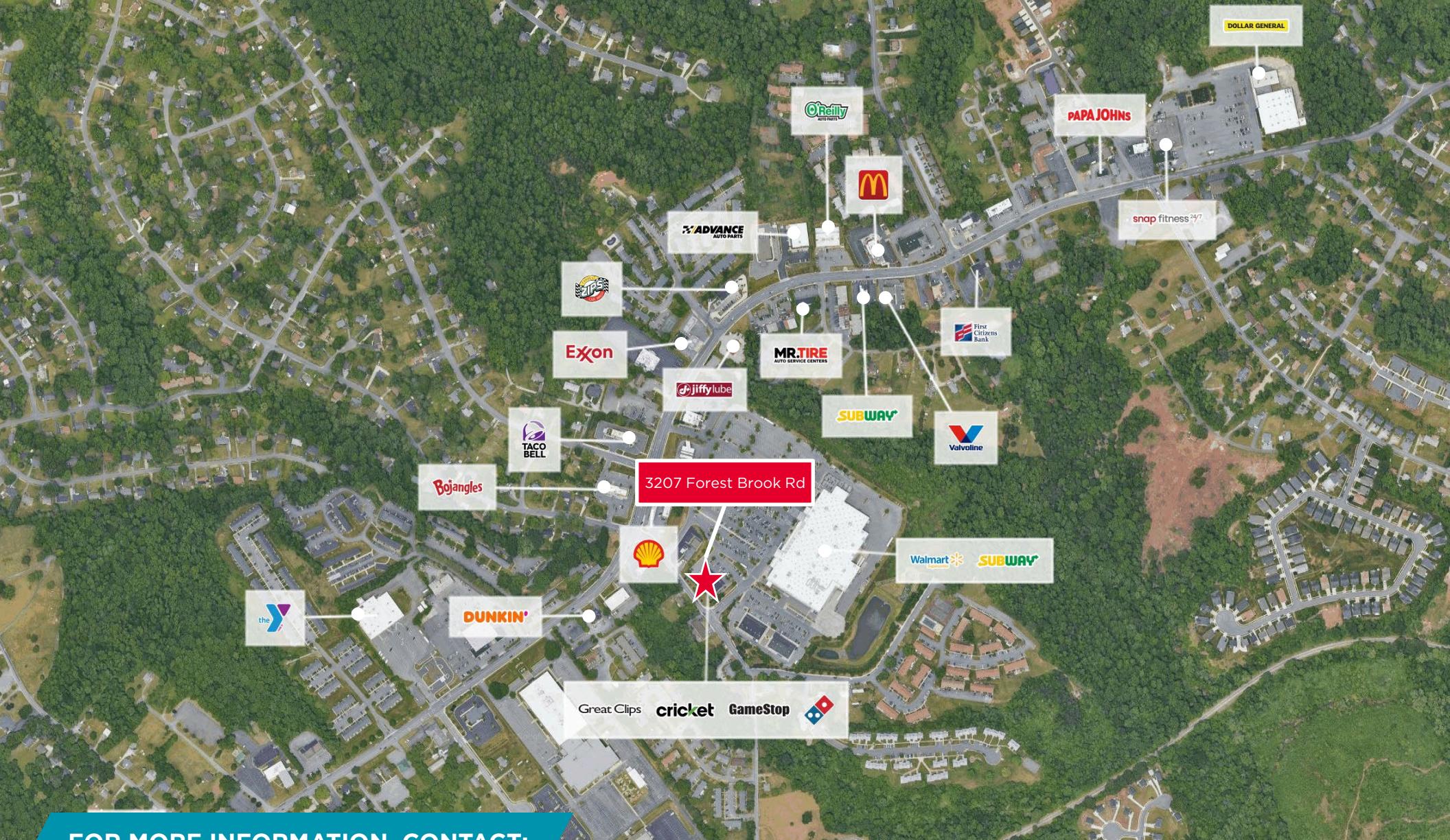
DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	5,970	44,060	95,522
Median Household Income	\$60,225	\$72,284	\$66,701
Daytime Employee Population	5,409	51,796	116,842

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FOR MORE INFORMATION, CONTACT:

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Thalhimer

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