



S.L. NUSBAUM
REALTY CO.

FOR LEASE

WINDSOR MEADE MARKETPLACE SHOPPING CENTER



4800-4970 MONTICELLO AVE.
WILLIAMSBURG, VA 23188

TYLER JACOBSON
SENIOR VICE PRESIDENT | PARTNER
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PROUD PARTNER
XTEAM
RETAIL ADVISORS



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PROPERTY SUMMARY

4800 - 4970 MONTICELLO AVE.
WILLIAMSBURG, VA 23188



OFFERING SUMMARY

Lease Rate:	Contact Agent
Available SF:	900 - 23,184 SF

PROPERTY HIGHLIGHTS

- Part of the Marketplace Shopping District at Route 199 and Monticello Avenue
- Anchored by Verizon, Mattress Firm, Sundays Blue Box Tanning, Tropical Smoothie, Moe's Southwest Grill, Longhorn Steakhouse; adjacent to Petsmart, Belk and Binn's of Williamsburg

SPACES	SPACE SIZE	DESCRIPTION
Unit 2	19,986 SF	Former Office Depot (has loading dock)
Unit 4	23,184 SF	Former Bed Bath & Beyond (has loading dock)
Unit 7D	1,200 SF	
Outparcel 9	4,800 SF	Future Outparcel Shops
Unit 11D	900 SF	
Unit 12	2,895 SF	Former Bank (with drive-thru); 1.078 acre available for Ground Lease

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SITE PLAN

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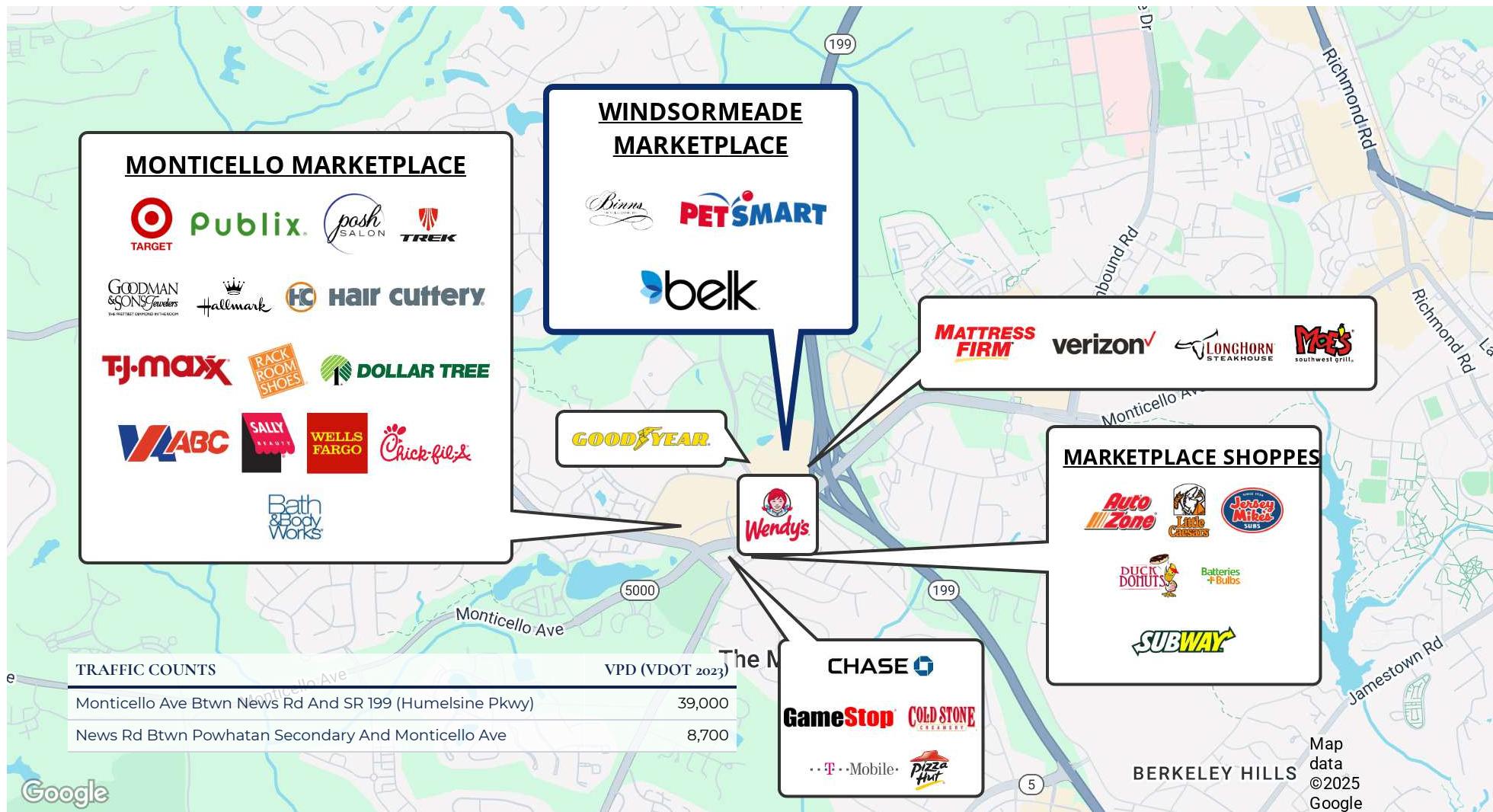
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AREA RETAIL

4 8 0 0 - 4 9 7 0 M O N T I C E L L O A V E .
W I L L I A M S B U R G , V A 2 3 1 8 8



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ADDITIONAL PHOTOS

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DEMOGRAPHICS MAP & REPORT

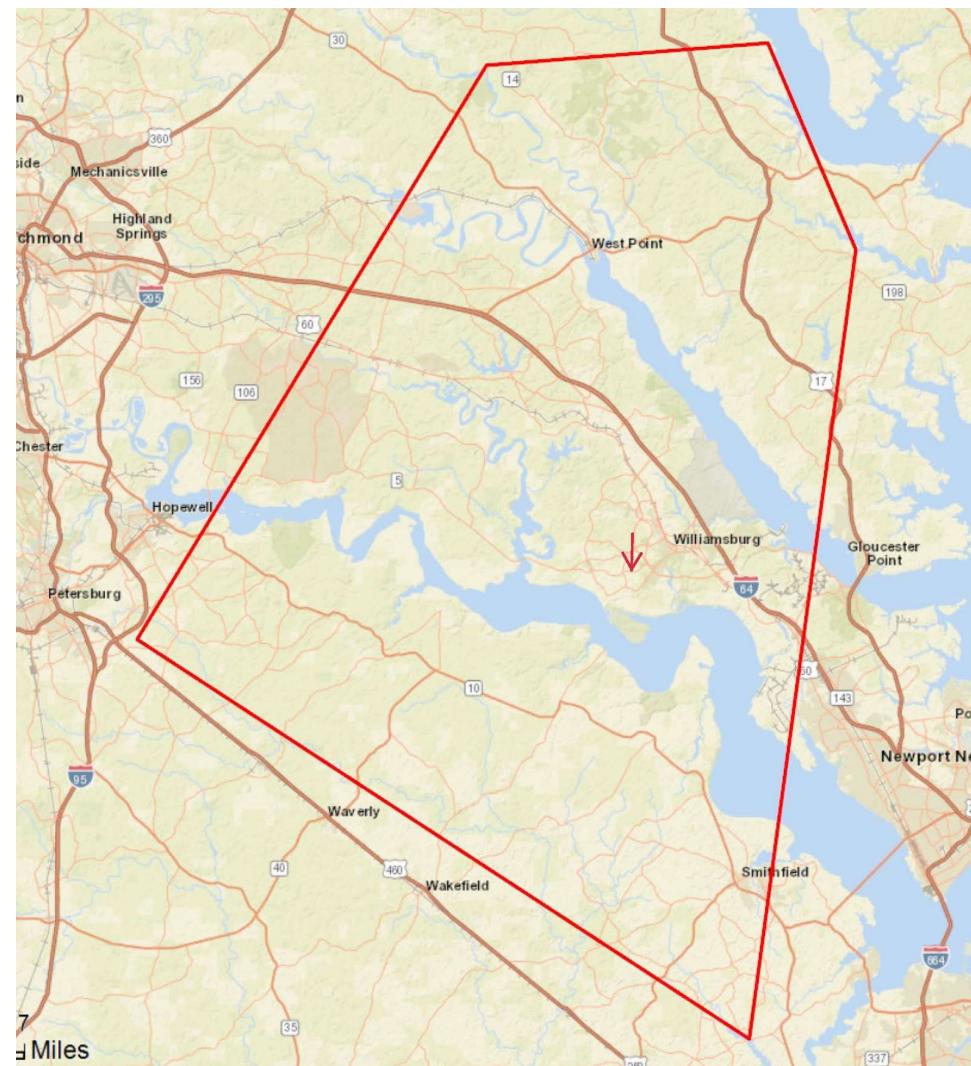
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DEMOGRAPHICS OVERVIEW

	POLYGON
Total Population	187,527
Average Age	43.3
Total Households	70,922
# Of Persons Per HH	2.51
Average HH Income	\$93,986

* Demographics Derived From 2019 ESRI Data



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CONTACT ME



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