

# HERITAGE SQUARE

4360 George Washington Memorial Highway

Yorktown, VA 23692

37.146654, -76.458220

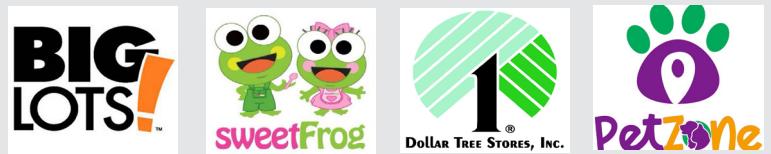


SIZE : 74,891 SF

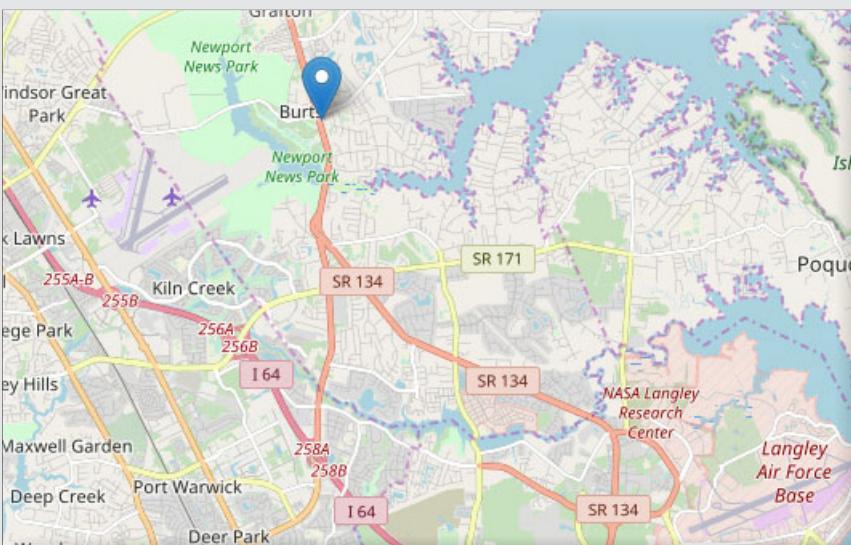
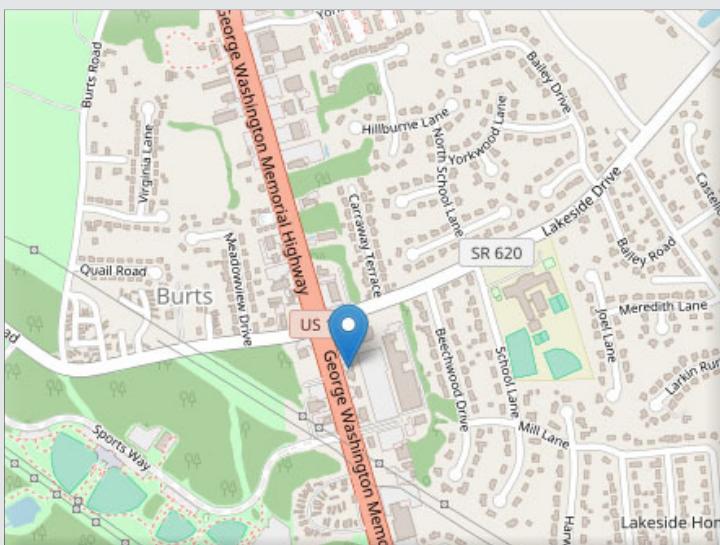
## CO-TENANTS

### PROPERTY FEATURES

- 2,400 - 3,000 SF space and Pad Site Available
- Anchored by Big Lots and Dollar Tree
- Situated at the corner of traffic lighted intersection along George Washington Memorial Highway (Route 17), the main retail thoroughfare in Yorktown
- Traffic Counts:  
Lakeside Drive (8,600 VPD)  
George Washington Memorial Highway (49,000 VPD)



DEMOGRAPHICS – 2021	1 MILE	3 MILES	5 MILES
ESTIMATED POPULATION	5,037	35,451	135,815
AVG. HOUSEHOLD INCOME	\$109,470	\$118,717	\$91,768
HOUSEHOLDS	1,982	13,498	53,290



Jonathan Bowden

Cell 804.840.0794

[jonathan@newlinkmg.com](mailto:jonathan@newlinkmg.com)

[www.newlinkmg.com](http://www.newlinkmg.com)

Sandy Wall

Cell 804.338.3351

[sandy.wall@newlinkmg.com](mailto:sandy.wall@newlinkmg.com)

[www.newlinkmg.com](http://www.newlinkmg.com)

**NewLink**  
MANAGEMENT GROUP

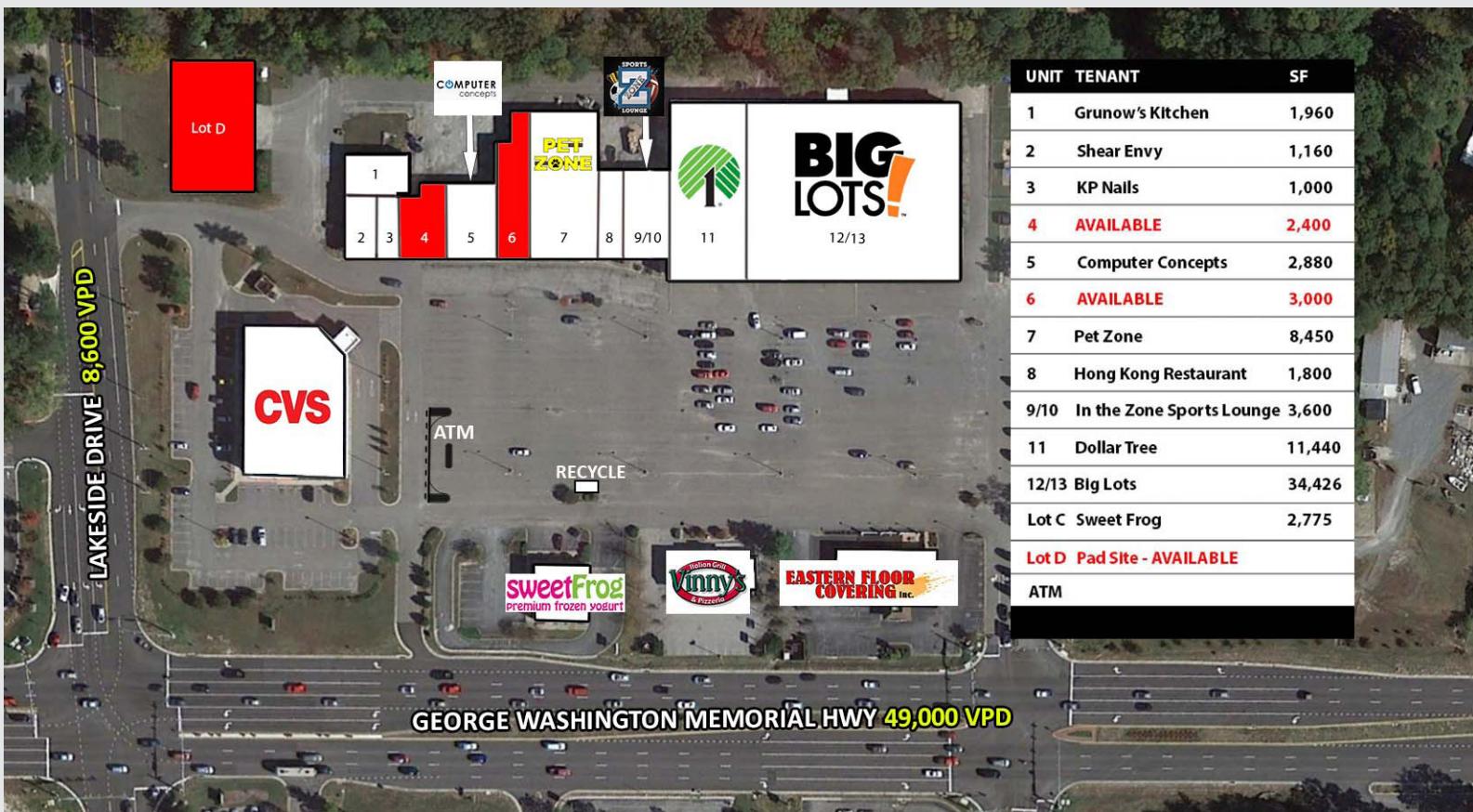
Innovative Retail Property Solutions

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Jonathan Bowden  
 Cell 804.840.0794  
 jonathan@newlinkmg.com  
 www.newlinkmg.com

Sandy Wall  
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 sandy.wall@newlinkmg.com  
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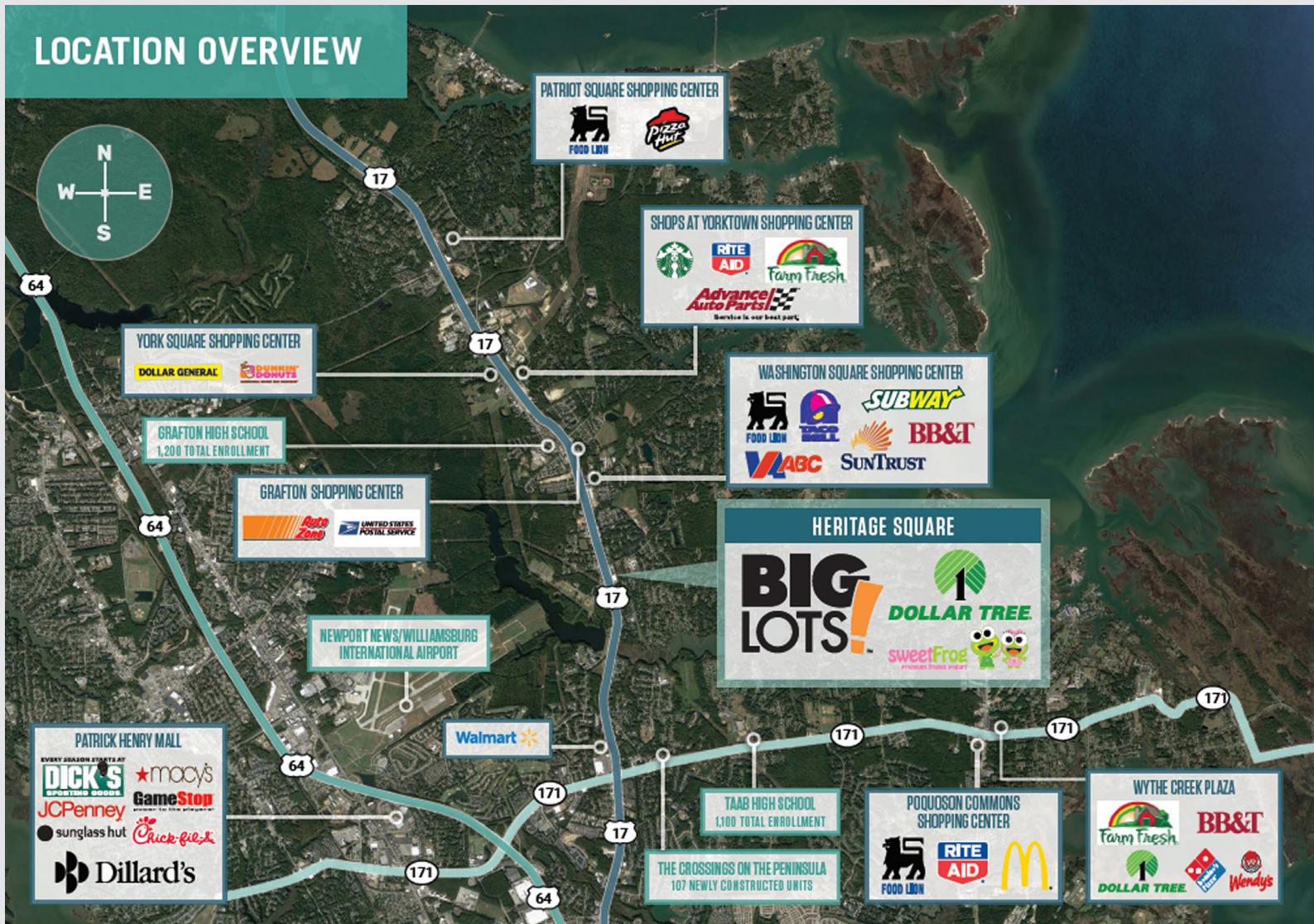
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## LOCATION OVERVIEW



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 [www.newlinkmg.com](http://www.newlinkmg.com)

Sandy Wall

Cell 804.338.3351

✉ sandy.wall@newlinkmg.com

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# NewLink MANAGEMENT GROUP

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