

retail FOR LEASE

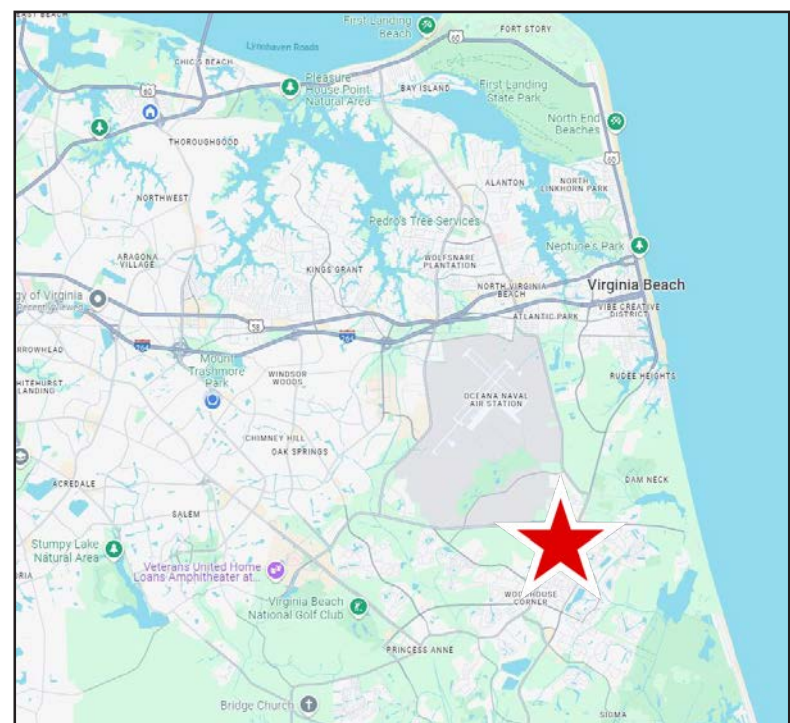


Malbon Bros. Corner Mart BBQ & Gas Station | 1896 General Booth Blvd., Virginia Beach, Virginia

PROPERTY FEATURES:

- **±2,949 RSF freestanding convenience store & gas station (next door to Autobell)** in the retail corridor of General Booth Boulevard in Virginia Beach!
- **Over 2 million square feet of retail in immediate trade area;** Nearby retail includes: Walmart, Target, Home Depot, Big Lots & One Life Fitness.
- **Over 28K VPD** on General Booth Boulevard
- **Less than a mile** from Naval Air Station Oceana, 2nd largest employer in Virginia Beach
- **High residential growth projections,** high household income & high median home values

DEMOGRAPHICS	1 MILES	3 MILES	5 MILES
Est. Population	10,129	48,888	99,007
Avg HH Income	\$153,171	\$163,114	\$157,639
Households	3,656	16,929	36,410



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SITE PLAN

