

THE SOUTHGATE CENTER

900 South Main Street
Farmville, VA 23901

37.291899, -78.396621



SIZE : 83,692 SF

CO-TENANTS

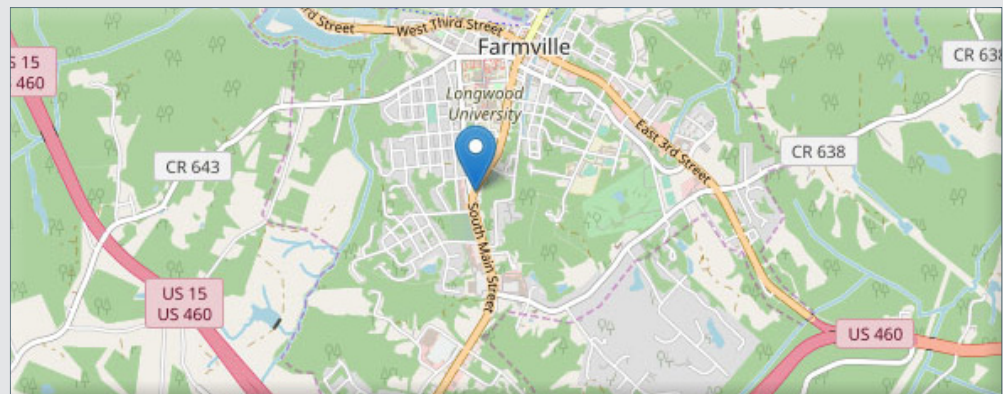
PROPERTY FEATURES

- 1,833 SF available for lease
- Walking distance to Longwood University (7,000 Students & Staff) and close proximity to Hampden-Sydney College (1,200 Students & Staff)
- Amazing visibility with pylon signage available on new monument sign
- Excellent opportunity to join mix-use center in the heart of Farmville
- Traffic Counts: South Main St : 19,000 VPD



Trade Area Demographics	
SUMMARY	
TOTAL POPULATION	47.1K
TOTAL HOUSEHOLDS	16.8K
MEDIAN HOUSEHOLD INCOME	\$50.6K
BACHELOR'S DEGREE OR HIGHER	20.63%
AVG WEEKLY GROCERY SPEND	\$57.25

DEMOGRAPHICS – 2024	3 MILES	5 MILES	10 MILES
ESTIMATED POPULATION	10,805	13,776	22,125
AVG. HOUSEHOLD INCOME	\$63,275	\$70,416	\$73,205
HOUSEHOLDS	3,519	4,673	7,872



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