



S.L. NUSBAUM
REALTY CO. | SINCE 1906

RETAIL FOR LEASE

OXBRIDGE SQUARE SHOPPING CENTER

9901 – 10011 HULL STREET ROAD
NORTH CHETSTERFIELD, VA 23236



- 116,240 SF Shopping Center
- Up to 16,120 SF available space for lease
- Located in a rapidly growing submarket with over 580 Approved Residential Units within walking distance
- Located at the hard corner of Hull Street Rd. and Courthouse Road – 67,000 VPD
- \$100K+ household incomes in a 3-mile radius

FOR MORE INFORMATION, PLEASE CONTACT:

ADAM SHOR
SENIOR ASSOCIATE
O. 804.944.2437
C. 804.332.3323
ASHOR@SLNUSBAUM.COM

ANDREW THACKER
VICE PRESIDENT
O. 804.320.7600
C. 804.357.6075
ATHACKER@SLNUSBAUM.COM

NATHAN SHOR
SENIOR VICE PRESIDENT
O. 804.944.2399
C. 804.539.7404
NSHOR@SLNUSBAUM.COM

ROCKWOOD SQUARE REDEVELOPMENT

AREA HOME PROJECTS PLANNED – 1,210 HOMES

SITE PLAN

OXBRIDGE SQUARE SHOPPING CENTER

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AVAILABLE SUITES	SIZE(SF)
5	1,350
9A	3,400
9B	16,120
10	2,000
ATM Pad	114

VACANCY OVERVIEW

OXBRIDGE SQUARE SHOPPING CENTER

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LEASE INFORMATION

Lease Type:	NNN; Ground	Lease Term:	Negotiable
Total Space:	114 - 16,120 SF	Lease Rate:	Contact Agent

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)
■ Suite 1	Hibachi & Sushi	1,014 SF
■ Suite 2	Re-bath (Bath Pros, Inc)	1,014 SF
■ Suite 3	Cleaners Shoe Repair	675 SF
■ Suite 4	Healthy Habits	675 SF
■ Suite 5	Available	1,350 SF
■ Suite 6	Chesterfield Geeks	675 SF
■ Suite 7	Pre Nutrition	675 SF
■ Suite 8	Subway	1,980 SF
■ Suite 9A	Available	3,400 SF
■ Suite 9B	Available	16,120 SF
■ Suite 10	Available	2,000 SF
■ Suite 11	Vocelli Pizza	1,443 SF
■ Suites 12-13	Dragonfly Lodge 005	3,750 SF
■ Suite 14	Serenity Suites	1,137 SF
■ Suite 15	Victoria Nails	1,100 SF
■ Suite 16 A-B	La Palma	2,800 SF
■ Suite 16 C-D	Dr Naveen Chennupati, DDS & Dr. Krishna Gopisetty, DDS	3,600 SF
■ Suite 17	One Main Financial	2,000 SF
■ Suite 18-19	Mr. Pepe	5,250 SF
■ Suite 20	Virginia ABC Store	4,000 SF

VACANCY OVERVIEW

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	SUITE	TENANT	SIZE (SF)
■	Suite 21	Premier Dance Academy	2,400 SF
■	Suite 22	Big Lots	36,912 SF
■	Suite 23	Richmond Aquarium	3,600 SF
■	Suite 24	Consumer Leasing Services	1,600 SF
■	Suite 25	Guisseppes	2,000 SF
■	Suite 26	Pleasants Hardware	15,000 SF
■	ATM Pad	Available	114 SF

UNITS & ATM AVAILABLE

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ADDITIONAL PHOTOS

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TRADE AREA

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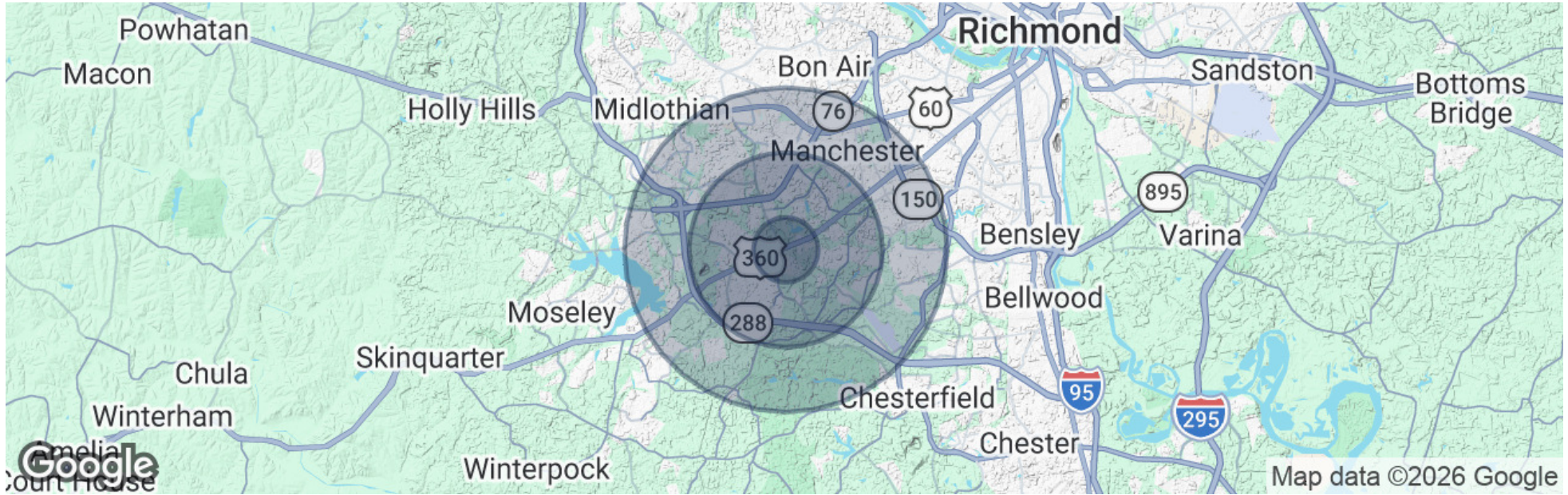
DEMOGRAPHICS

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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	4,629	49,326	133,151
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,910	18,602	50,662
Average HH Income	\$95,233	\$114,664	\$116,625

*Derived from 2025 ESRI data

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Senior Associate

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Serving the Southeast and Mid-Atlantic region for well over a century, S.L. Nusbaum Realty Co. continues to provide a comprehensive experience for our clients and customers in all aspects of the multifamily and commercial real estate industry.

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