



For Lease

Jay O'Donnell

Senior Vice President

+1 434 284 4019

jay.odonnell@colliers.com

Colliers

701 E. Water Street, Suite 301

Charlottesville, VA 22902

P: +1 434 974 7377

Cascadia Development

Cascadia Drive, Charlottesville, VA

General office, medical, daycare, school, or senior center

- 1,500 - 8,500 SF available on 1-3 floors
- Located at the entrance to Cascadia, an upscale 330+ home community on over 60 acres
- Class A, elevator served
- Grade level entrances on first and second floors
- Park like environment with access to walking trails
- Across the street from 106 acre Darden Towe Park
- 1/2 mile to Richmond Road/Route 250 (Pantops Mountain) and all associated amenities
- 3 minutes to Interstate 64, 5 minutes to Downtown
- Under development - projected delivery 5 - 7 months
- \$28.00 PSF, NNN

Copyright © 2025 Colliers International. Information herein has been obtained from sources deemed reliable, however its accuracy cannot be guaranteed. The user is required to conduct their own due diligence and verification.

Accelerating success.

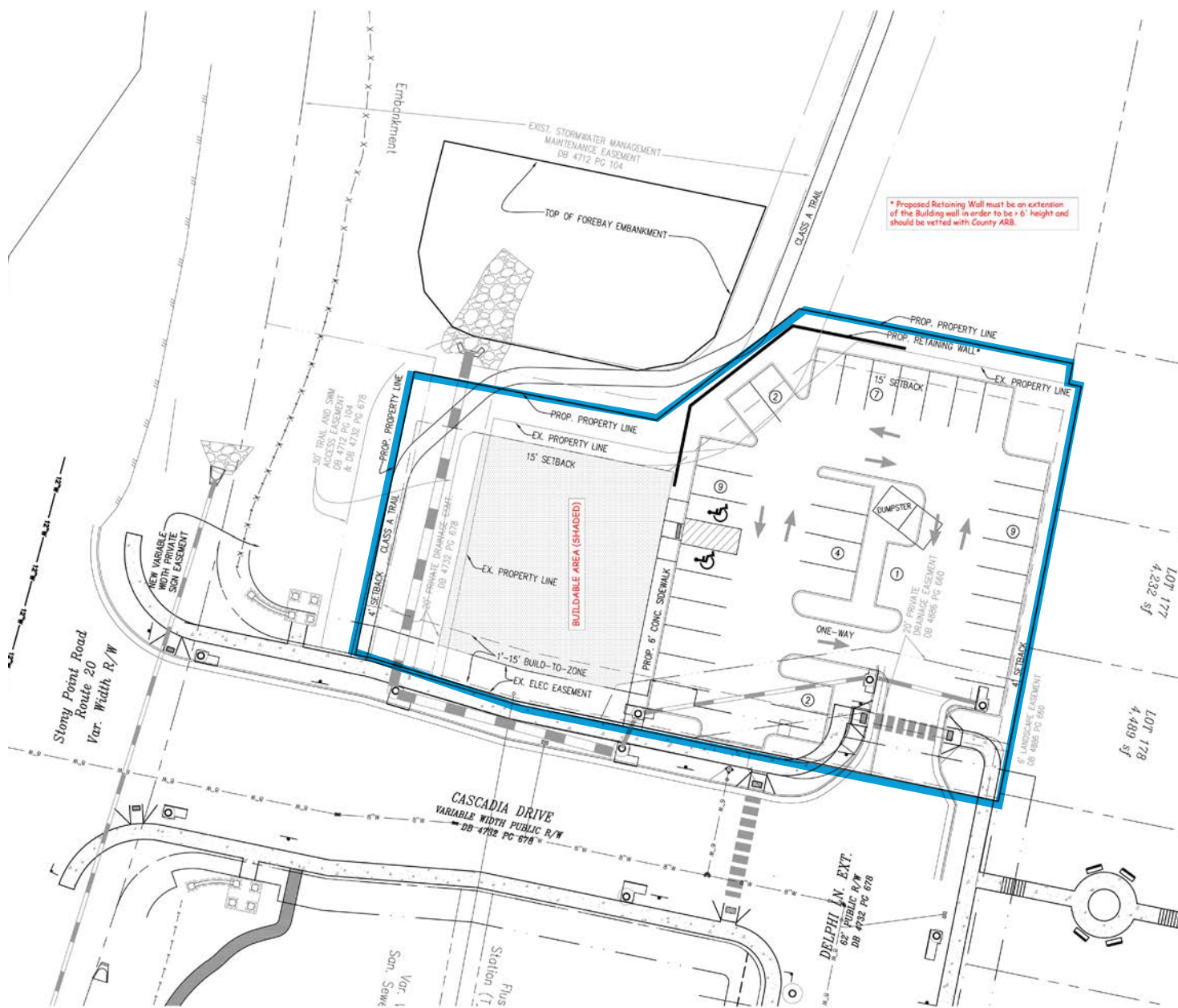
Cascadia Development



Cascadia Development

Cascadia is situated on Pantops Mountain with easy access to Martha Jefferson Hospital and a quick 5 minute drive to the Downtown Mall. The homes are arranged around a central pedestrian-oriented path known as Cascadia park that gives a visual line of sight through the heart of the community with beautiful 180 degree views of the Blue Ridge Mountains.

Cascadia Development



* Proposed Retaining Wall must be an extension of the Building wall in order to be > 6' height and should be vetted with County ARB.

Cascadia Development




Cascadia

Demographics



2023
population

5,954

(1 miles)

45,745

(3 miles)

100,303

(5 miles)

2028
population growth

6,328

(1 miles)

46,683

(3 miles)

101,845

(5 miles)



2023 Average
Household Income

\$132,444

(1 miles)

\$114,763

(3 miles)

\$114,007

(5 miles)



2023 Daytime
Population

7,630

(1 miles)

69,709

(3 miles)

132,596

(5 miles)

Contact us:

Jay O'Donnell

Senior Vice President

+1 434 284 4019

jay.odonnell@colliers.com

Colliers

701 E. Water Street, Suite 301

Charlottesville, VA 22902

P: +1 434 974 7377