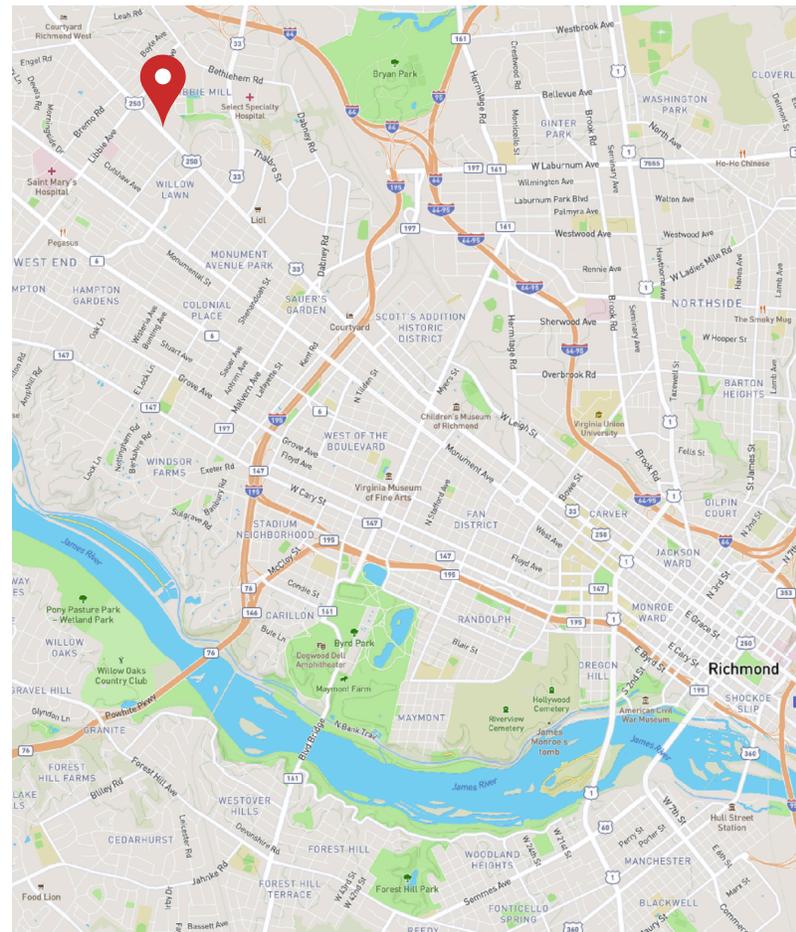




- FOR SALE: 980 SF Retail Building on .184 AC Lot
- Former Baskin Robbins - Willow Lawn
- Frontage on West Broad Street (US-250)
- ~25,000 AADT providing strong visibility
- Surrounded by national retailers, restaurants, and dense residential neighborhoods
- Easy access to I-64 and I-195
- Ideal for ice cream, café, dessert, coffee, or quick service restaurant
- Opportunity for owner-user or investor
- Located in the Willow Lawn retail corridor, near The Shops at Willow Lawn



ALLAN SHARRETT
Vice President, Sales/Leasing
804.901.4454
AllanS@sugaroak.com

ANDY WALSH
President/Principal Broker
571.237.0264
AndyW@sugaroak.com

