

# retail/office/medical FOR LEASE

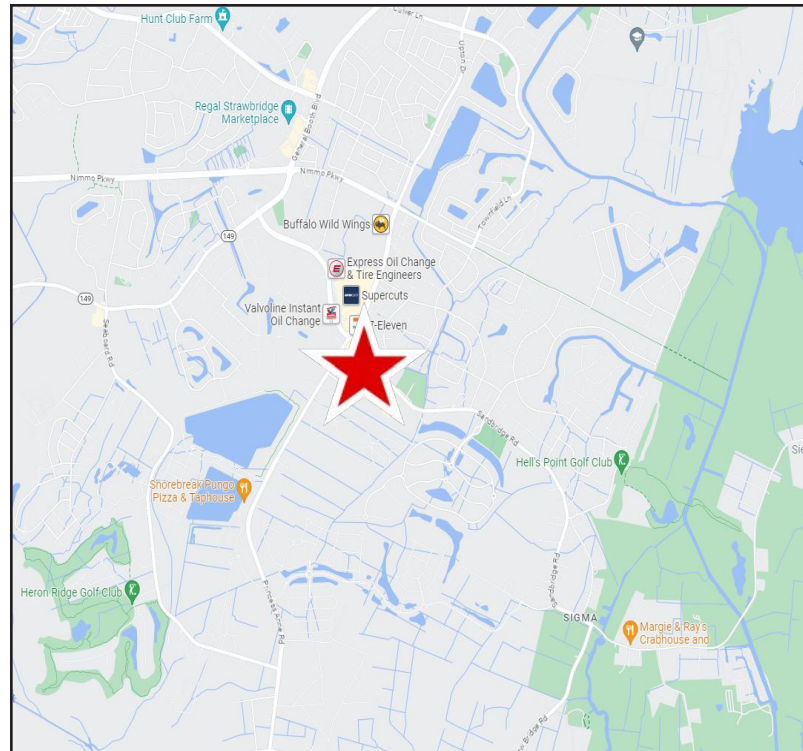


New Retail/Office Building | 1988 Fisher Arch, Virginia Beach, VA

## PROPERTY FEATURES:

- **±1,200 - 9,000 SF available! New construction of retail/office/medical buildings** in thriving Red Mill Trade area of Virginia Beach!
- **One (1) ±7,000 sf building (at Lease) & one (1) two-story building with ±4,500 sf per floor**
- **Located next door to Tractor Supply, Anderson's Garden Center, Food Lion & more**
- **Conveniently located to Lago Mar, Sandbridge, Ashville Park & Red Mill residential neighborhoods**
- **Traffic counts of 14K VPD** along Princess Anne Road & Sandbridge Road.
- **Monument signage** with excellent visibility
- **Excellent demographics!**

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Est. Population	6,909	40,683	71,265
Avg. HH Income	\$149,023	\$125,270	\$121,773
Households	2,236	13,516	23,257



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# RENDERINGS

**BUILDING A**



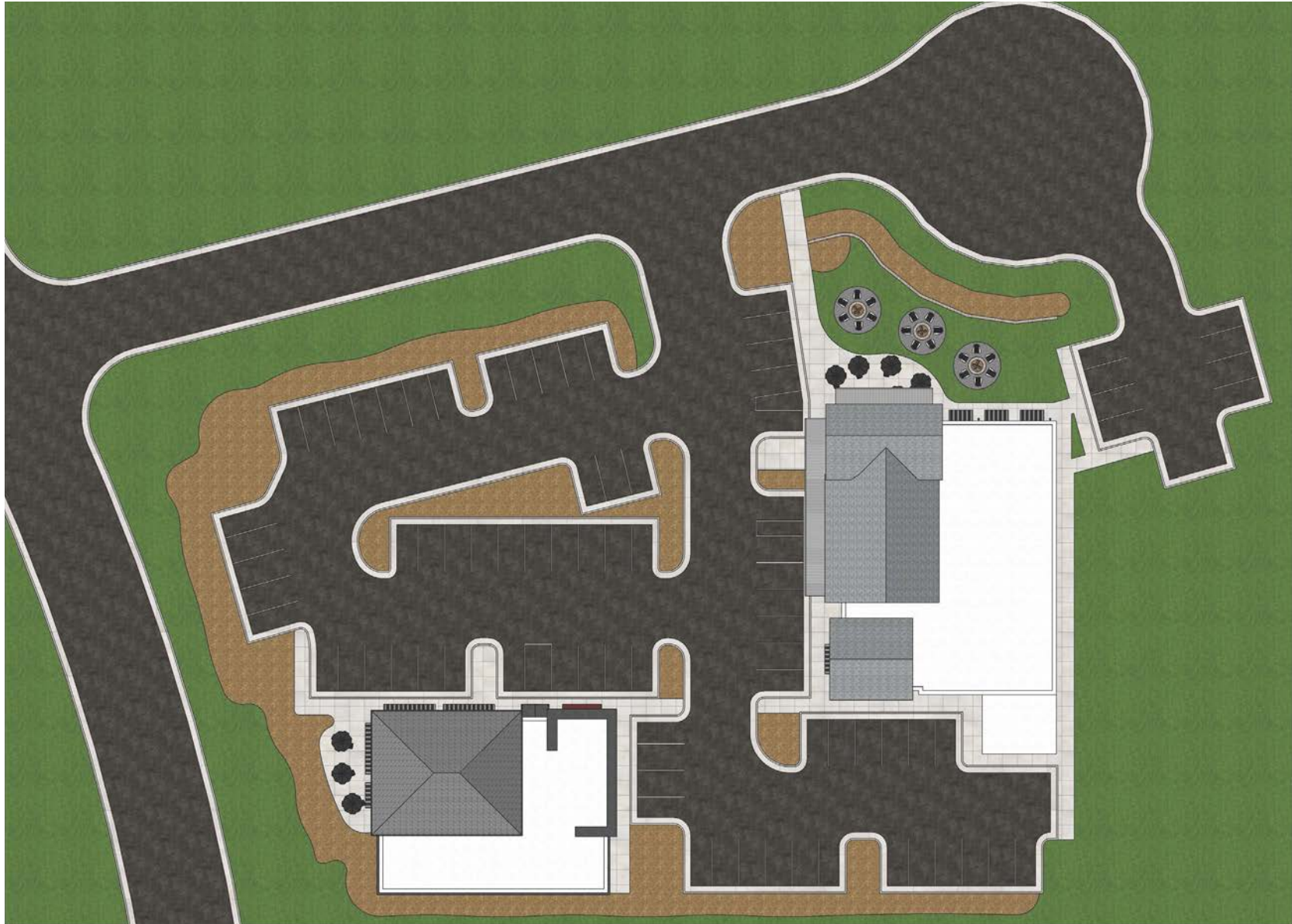
**BUILDING B**



**BUILDING B**



# BUILDING PLAN





**STRAWBRIDGE MARKETPLACE**

REGAL CINEMAS | RITE AID | FIREHOUSE SUBS | tropical CAFE  
 SportClips | 9ROUND 30 MIN KICKBOX FITNESS | Pizza Hut

**RED MILL COMMONS**

Walmart | petco | Advance Auto Parts | HOME DEPOT | Tanora BREAD  
 Walgreens | WOODFOREST | CHIPOTLE MEXICAN GRILL | TACO BELL  
 Bank of America | MATTRESS FIRM | SONIC | Starbucks | OUTBACK STEAKHOUSE  
 Pier 1 imports | RACK ROOM SHOES | Michaels | dressbarn  
 COLD STONE CREAMERY | FIVE GUYS BURGERS AND FRIES | BUFFALO WILD WINGS | golden corral  
 SUBWAY | DOLLAR TREE | OLYMPIA Sports | SALLY BEAUTY  
 HC hair cuttery | Bath & Body Works | T-Mobile  
 Great Clips | verizon | TJ-MAXX | GNC

**SANDBRIDGE COMMONS**

Harris Teeter | Orangetheory FITNESS | goodwill

**RED MILL WALK**

TARGET | RITE AID | FANTASTIC SAM'S | CVS pharmacy  
 HomeGoods | OfficeMax | Starbucks | BURGER KING | AT&T