

# FOR LEASE

## THE SHOPS AT CHESTER

4312-4322 West Hundred Road | Chester, VA 23831



**S.L. NUSBAUM**  
REALTY CO.



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**XTEAM**  
RETAIL ADVISORS



# PROPERTY SUMMARY

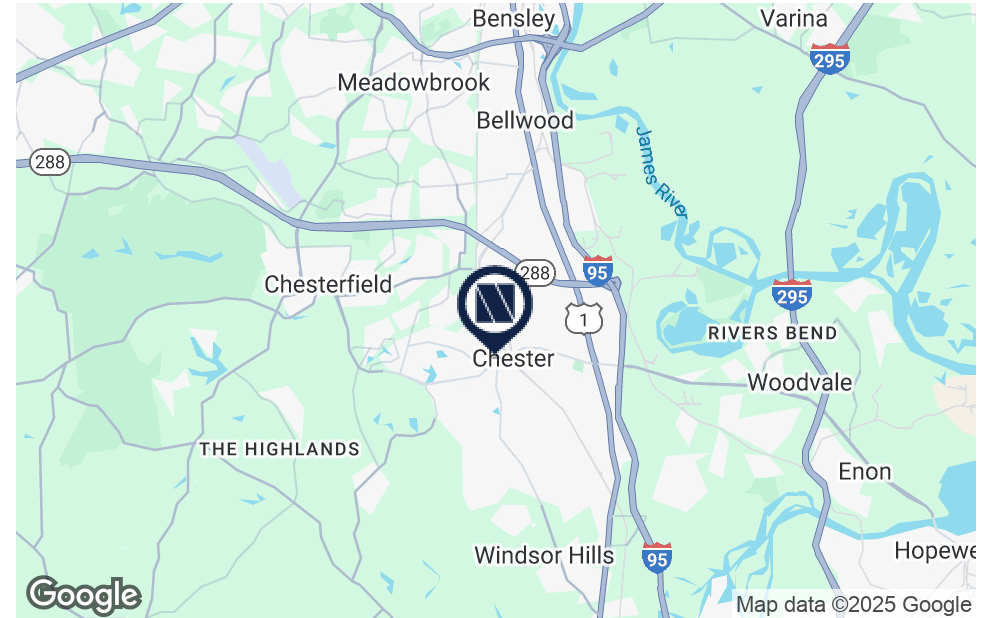
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### OFFERING SUMMARY

Lease Rate:	Contact Agents
Building Size:	9,250 SF
Available SF:	2,000 SF
Zoning:	O, B, C

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Population	6,350	47,249	85,127
Total Households	2,907	18,304	32,063
Average HH Income	\$79,995	\$108,802	\$110,192

### PROPERTY OVERVIEW

#### Highly Visible Retail Location in the Heart of Chester

### PROPERTY HIGHLIGHTS

- At the signalized intersection of W. Hundred Rd and Chestertowne Rd
- ±2.3 miles from I-95 Exit 61
- Join Metro PCS and Domino's Pizza
- Dense walkable residential population

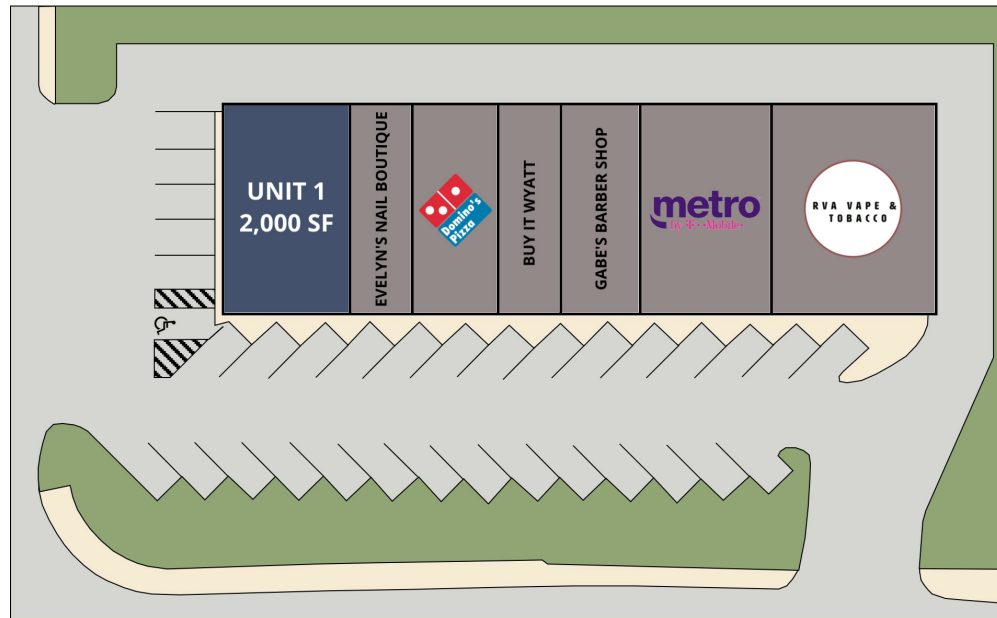
# SITE PLAN

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### LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	2,000 SF	Lease Rate:	Contact Agents

### AVAILABLE SPACES

SUITE	TENANT	SIZE
Unit 1	Available	2,000 SF
Unit 2	Evelyn's Nail Boutique	1,150 SF
Unit 3	Domino's	1,350 SF
Unit 4	Buy It Wyatt Coins & Collectibles	850 SF
Unit 5	Gabe's Barber Shop	900 SF
Unit 6	Metro by T-Mobile	1,050 SF
Unit 7	RVA Vape & Tobacco	2,000 SF



# TRADE AREA

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# CONTACT INFORMATION

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