

# COMMERCIAL LAND FOR SALE

406 BYPASS ROAD

Williamsburg, VA 23185



## PROPERTY DESCRIPTION

Excellent opportunity for retail, i.e.: restaurant, retail, shopping center, business, professional services, automotive services and more! located in close proximity to Colonial Williamsburg, the College of William and Mary, High Street and New Town. 5 million tourists a year visit Colonial Williamsburg, Jamestown, Yorktown, Busch Gardens and Water Country USA. Bypass Road is one of the primary local and tourist commercial corridors in the Williamsburg Market. It has three residential building on the lot, two are currently leased. Cash Offers Only. Located 1.5 miles from Colonial Williamsburg and the College of William and Mary with quick access to Interstate 64. Located on the south side of Bypass Road between 7-11 and Country Inn & Suites in York County, Virginia. All Information Deemed Reliable but not Guaranteed.

## OFFERING SUMMARY

Sale Price:	\$495,000
Lot Size:	1.92 Acres

DEMOGRAPHICS	5 MILES	10 MILES	15 MILES
Total Households	30,840	47,017	80,225
Total Population	76,421	118,740	205,301
Average HH Income	\$120,275	\$121,974	\$113,165

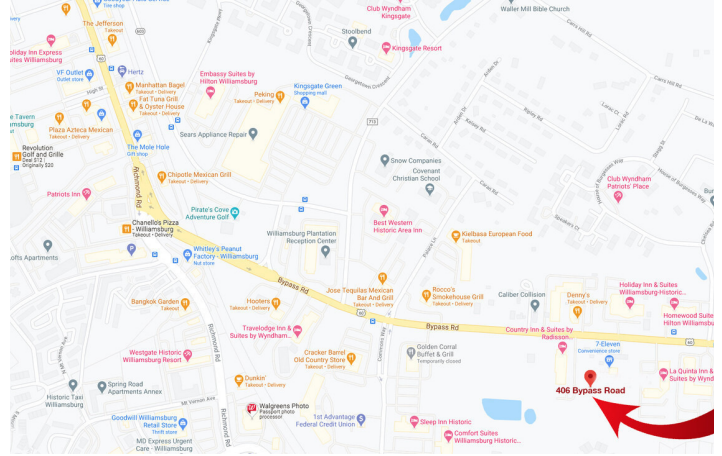
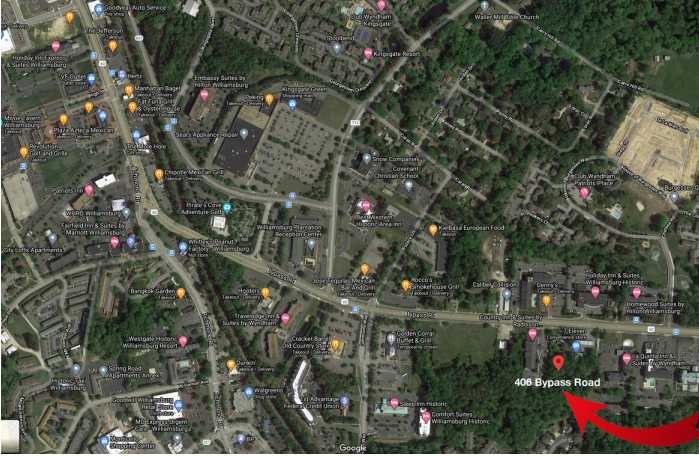
**John Wilson**  
(757) 880-9085



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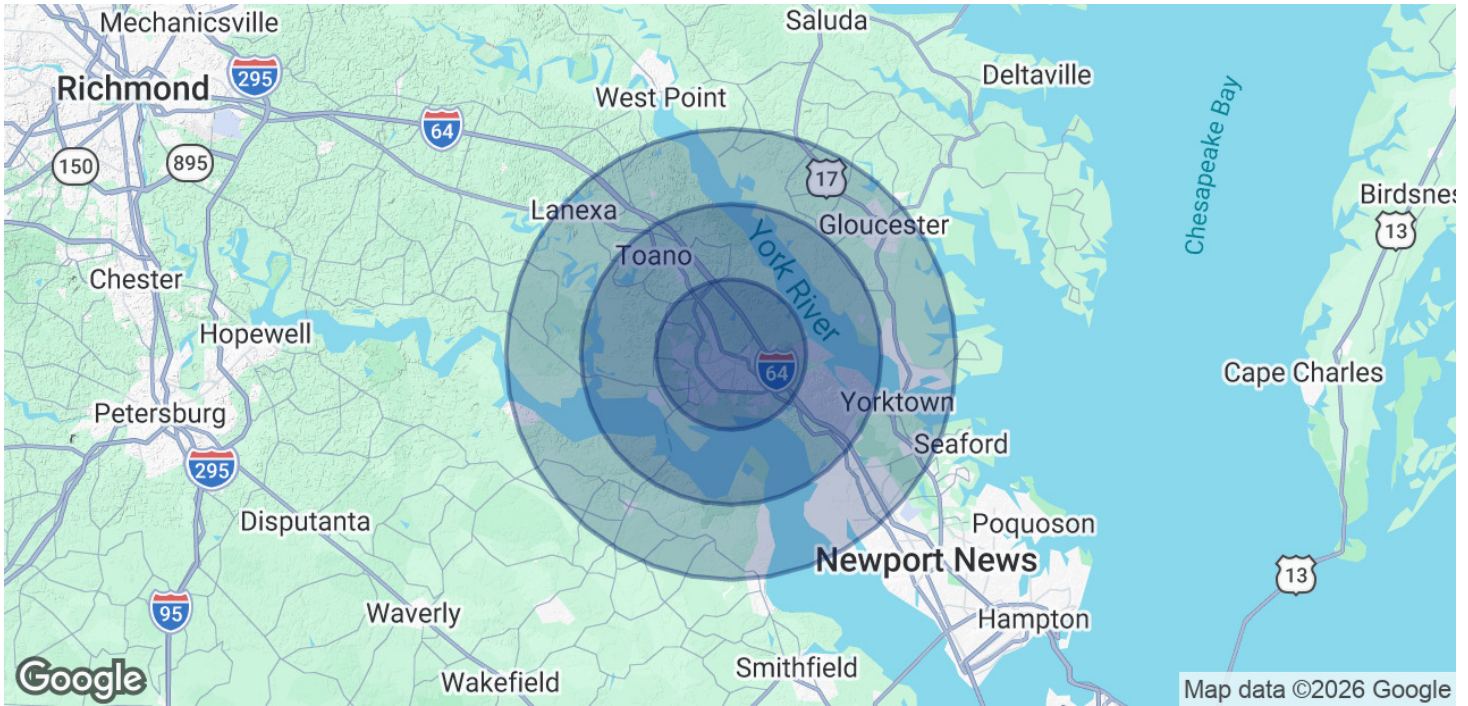


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POPULATION	5 MILES	10 MILES	15 MILES
Total Population	76,421	118,740	205,301
Average Age	45	44	42

HOUSEHOLDS & INCOME	5 MILES	10 MILES	15 MILES
Total Households	30,840	47,017	80,225
# of Persons per HH	2.5	2.5	2.6
Average HH Income	\$120,275	\$121,974	\$113,165
Average House Value	\$494,008	\$475,219	\$418,668

Demographics data derived from AlphaMap

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