

### Former Captain D's - Wytheville, VA

215 E Commonwealth Dr

Wytheville, VA 24382



### **FOR SUBLEASE**

#### **Property Highlights**

- Fully Equipped Restaurant Existing kitchen, walk-in cooler/freezer, drive-thru, and dining
- Prime Interstate Location Just off I-77/I-81 interchange, a major crossroads for regional traffic (51k VPD combined)
- Retail Corridor Visibility Located near Walmart, Sheetz, Bojangles, and other national brands
- Excellent Signage & Access Pylon and building signage with each access
- Ample parking (29 spaces)

SQ FT TRAFFIC ACCESS 2,439 51,000 VPD Interstate

Demographics	1 mile	3 mile	5 mile
Population	2,795	9,027	10,951
Households	1,299	4,197	5,014
Daytime Pop	6,489	16,510	17,965
Med HH Income	\$47,332	\$41,760	\$44,078

BROKER OF RECORD: SASHA DOMINGUEZ, MANAGING DIRECTOR STREAM CAPITAL PARTNERS

VA0225267271

Joe Strauss, CCIM jstrauss@retailspecialists.com 205.393.3215

Michael Warsaw mwarsaw@retailspecialists.com 205.913.5915



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### **Market Aerial**



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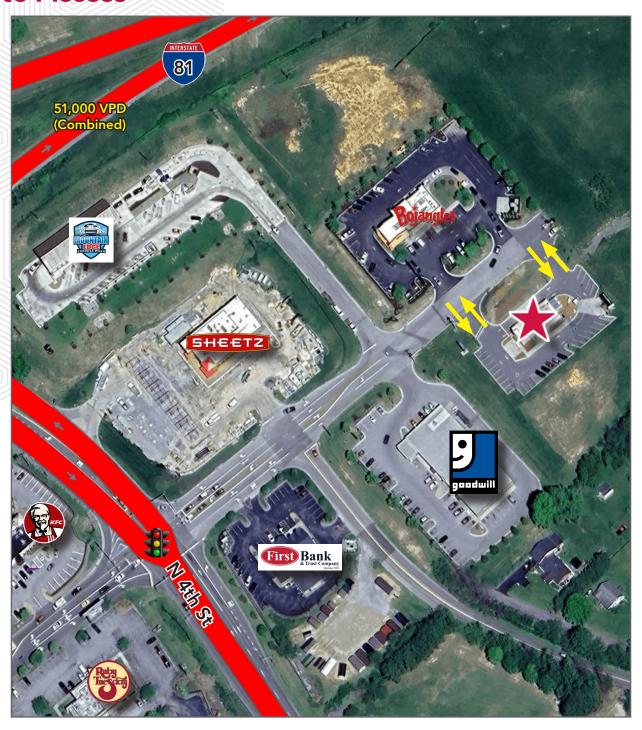
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#### **Site Access**



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