



# Retail Opportunities

## CONTACT US

### George Fox

Executive Vice President  
Retail Services  
+1 757 217 1898  
George.Fox@colliers.com

### Ben Clarke

Associate  
Retail Services  
+1 757 217 1877  
ben.clarke@colliers.com

### Colliers

150 West Main Street  
Suite 1100  
Norfolk, VA 23510  
Main: +1 757 490 3300  
colliers.com

4360 George Washington Memorial Hwy, Yorktown, VA 23692

## Heritage Square

### Retail Hub in the Heart of Yorktown

Conveniently positioned along the bustling George Washington Memorial Highway in Yorktown, VA, Heritage Square features a diverse array of both local and national retailers, including CVS, Big Lots, Sweet Frog and Dollar Tree. This vibrant center offers a balanced blend of restaurants, retail stores, medical services, beauty outlets, and service-oriented businesses. Boasting excellent visibility, abundant parking, prominent pylon signage, and multiple signalized intersections, Heritage Square ensures easy access for patrons.

### Available Spaces

- Unit 7 - 8,450 sf
- Units 9 & 10 - 3,600 sf

FOR LEASE



# Heritage Square

## Property Highlights

- 49,000 VPD along George Washington Highway
- 3,600 - 8,450 sf available for lease

Join these retailers:J



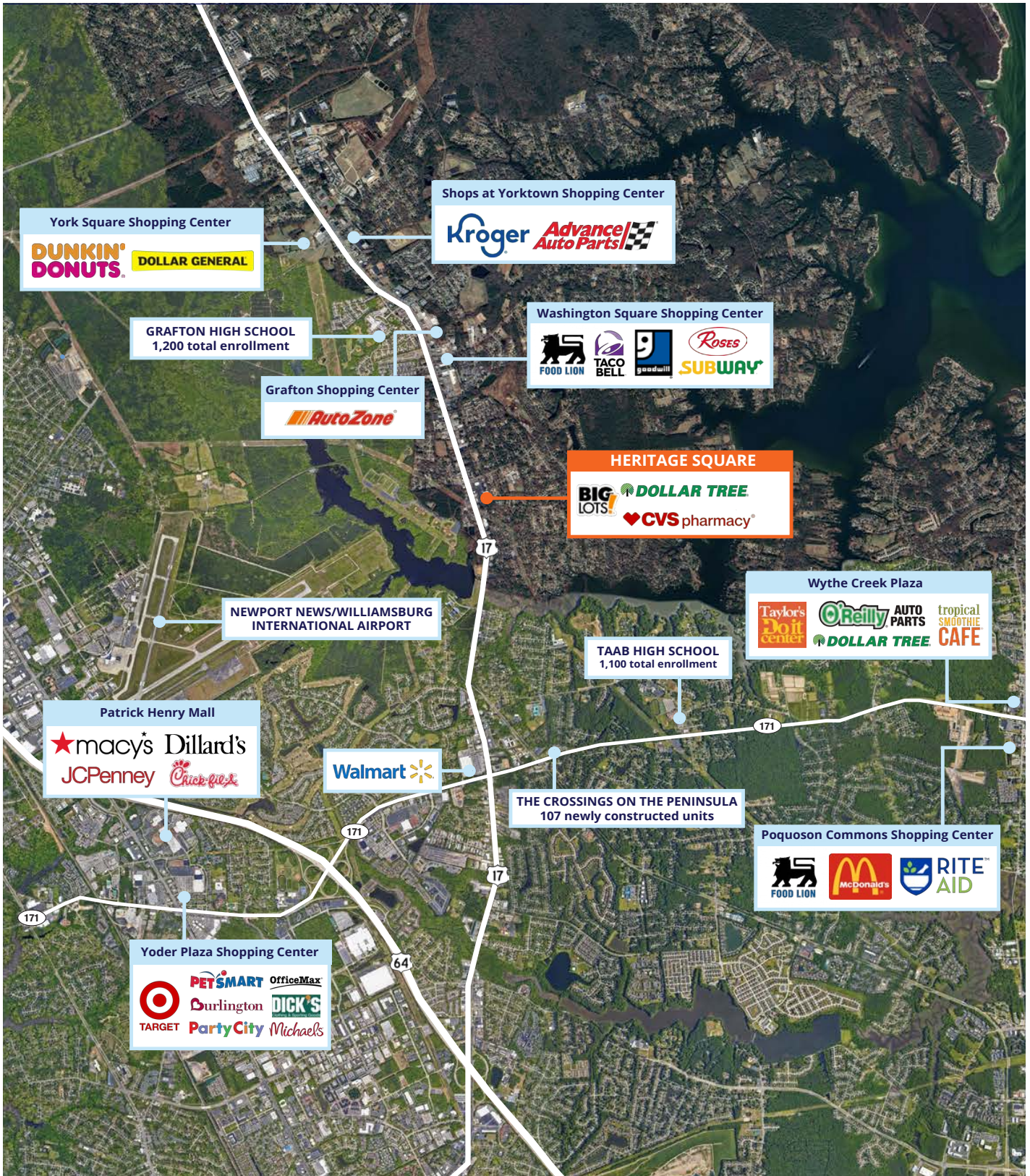
Demographics	1 Mile	3 Miles	5 Miles
Households	4,956	14,387	58,353
Population	1,981	36,536	142,099
Average HH Income	\$119,049	\$121,214	\$101,225

## Site Plan

Unit #	Tenant	Size
Lot C	Sweet Frog	2,775 SF
01	Grunow's Kitchen	1,960 SF
02	Shear Envy	1,000 SF
03	KP Nails	1,000 SF
04	Tobacco Land & Vape	2,400 SF
05	Computer Concepts	2,880 SF
06	York River Dental	3,000 SF
07	Available	8,450 SF
08	Hong Kong Restaurant	1,800 SF
09/10	Available	3,600 SF
11	Dollar Tree	11,440 SF
12/13	Big Lots	34,426 SF



# Retailer Map





8,450 sf

3,600 sf

4360 George Washington Memorial Hwy, Yorktown, VA

**George Fox**  
Executive Vice President,  
Retail Services  
+1 757 217 1898  
george.fox@colliers.com

**Ben Clarke**  
Associate  
Retail Services  
+1 757 217 1877  
ben.clarke@colliers.com

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and/or its licensor(s). © 2024. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers International Virginia, LLC



colliers.com

Accelerating success.