

# The Fountains at Poquoson

200 Fountains Lane, Poquoson, VA 23662



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**MID ATLANTIC**  
COMMERCIAL  
REAL ESTATE

The information contained herein has been obtained from sources that are deemed to be reliable. However, Mid-Atlantic Commercial and its Agent(s) make no representation and assumes no liability as to the accuracy and validity of the information herein. Purchasers are advised to perform their own research and verification in order to determine the suitability of the Property for their purchase.

Jonathan Guion is Managing Broker for Mid-Atlantic Commercial and can be reached at 757-867-8777.

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**Reduced Price**  
**CAP rate over 7%**

## Investment Property in Poquoson Shopping Corridor!

- Village Commercial Mixed-use development in Poquoson.
- Restaurant and Office Space on the ground floor.
- 8 beautiful residential apartments on the upper floors.
- The property includes both 2 & 4 bedroom units.
- Apartment access limited to residents via staircases and elevator.
- Reserved Parking for residential apartments.
- Walking distance to retail.

**Sale Price: \$2,650,000**

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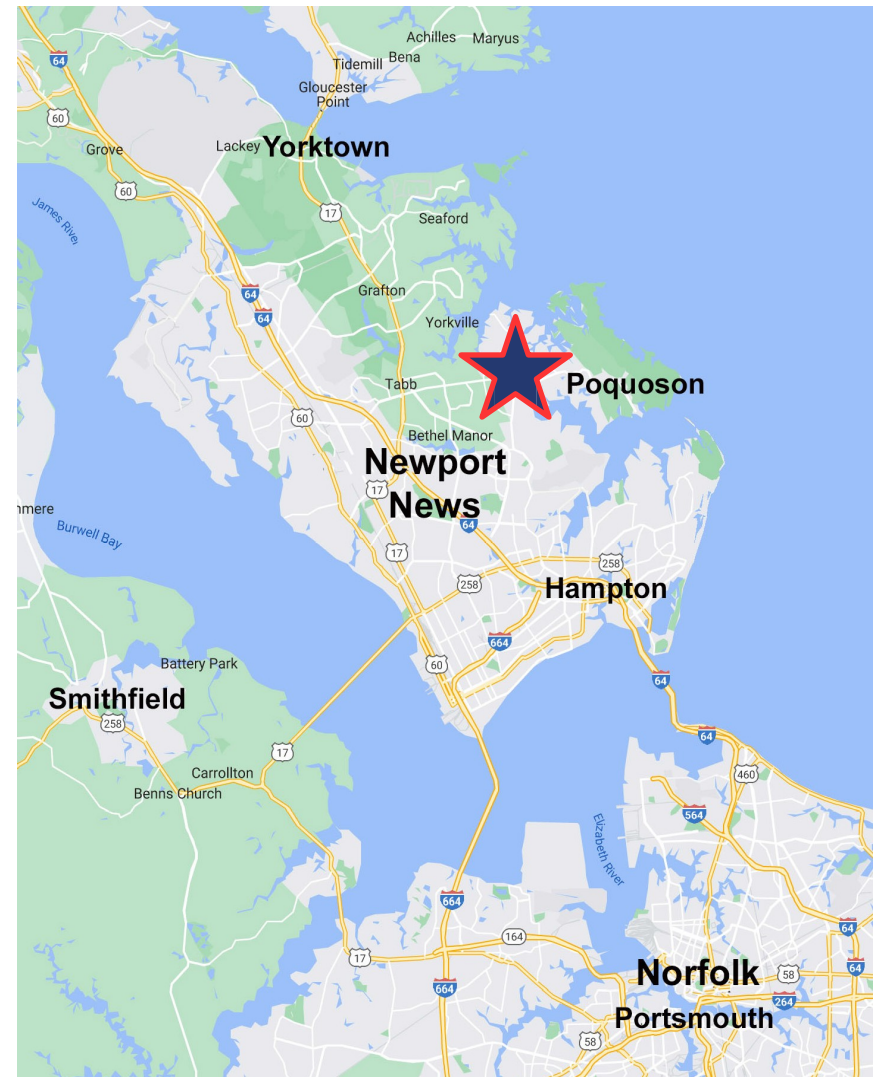
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**3rd Floor has 4 units,  
each unit is 1,739 SF  
with 4 Bedrooms**

**Commercial A  
2,548 SF**



**2nd Floor has 4 units,  
each unit is 1,125 SF  
with 2 Bedrooms**

**Commercial B  
2,548 SF**

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