

FOR LEASE

Retail / Office Space Available

312 & 314 Second Street, Williamsburg, VA



757.209.2990

Ron A. Campana, Jr.
Ron@cwcrew.net

Vince Campana
Vince@cwcrew.net

Property Summary

Retail/Office Space Available | Class B



Property Highlights

- High Visibility
- Lighted Oversized Monument Sign
- Easy Access to I-64, 199, and Rt 60
- Recently Renovated Free Standing Buildings
- Open Floor Plan
- Traffic Volume
 - Second Street : 14,000 Vehicles Per Day
 - Merrimac Trail : 20,000 Vehicles Per Day

Building Size

Total square footage in shopping center is 149,872 SF
Food Lion's square footage is 50,362 SF
720 Parking Spaces

Lease Rate

\$12.50 PSF - \$17.95 PSF, NNN

Lot Size

1.42 Acres

Zone

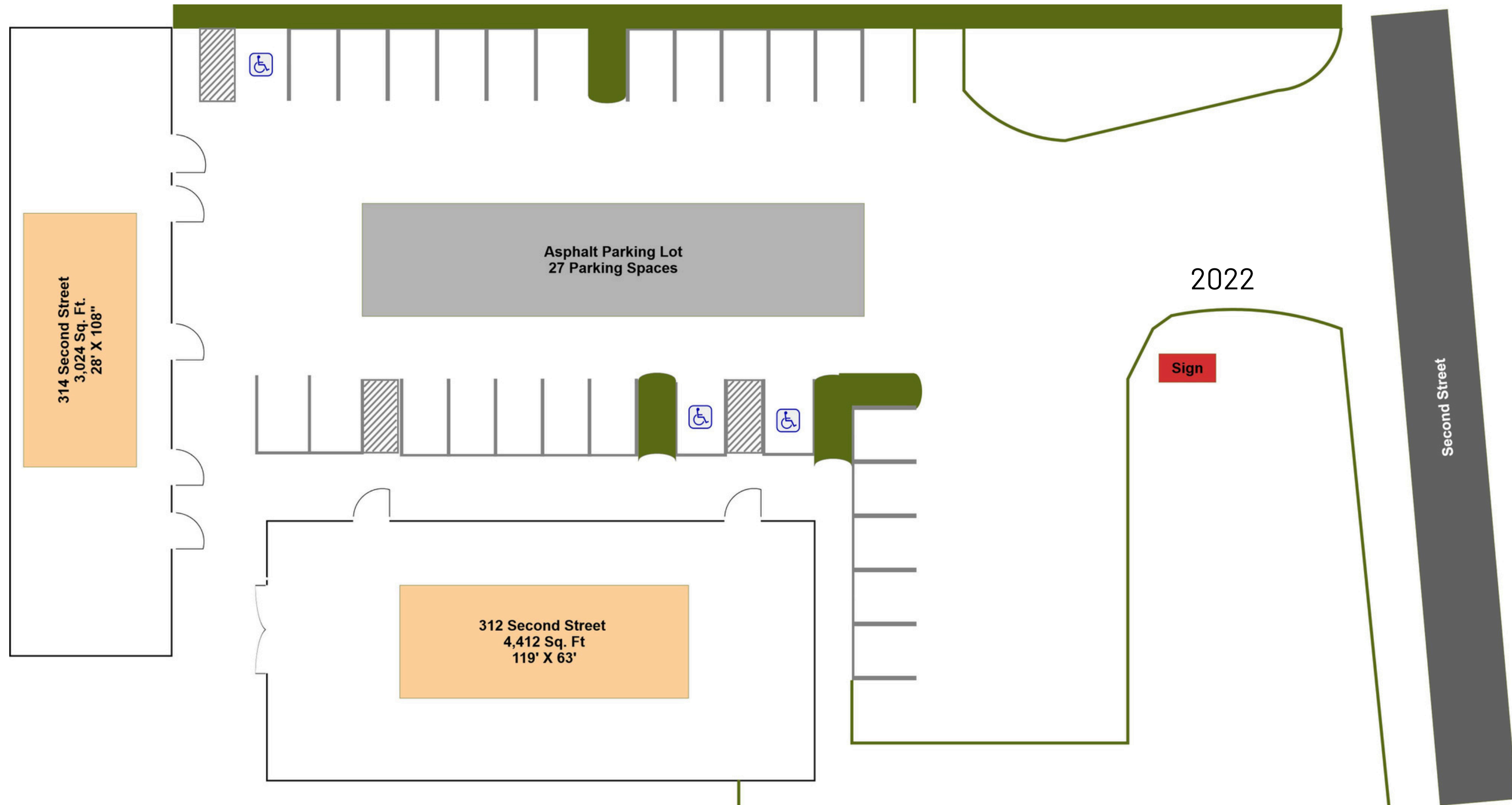
B-1

General Information

Located within James City County limits, near New Town District

Site Plan

312 & 314 Second Street | Williamsburg, VA 23185



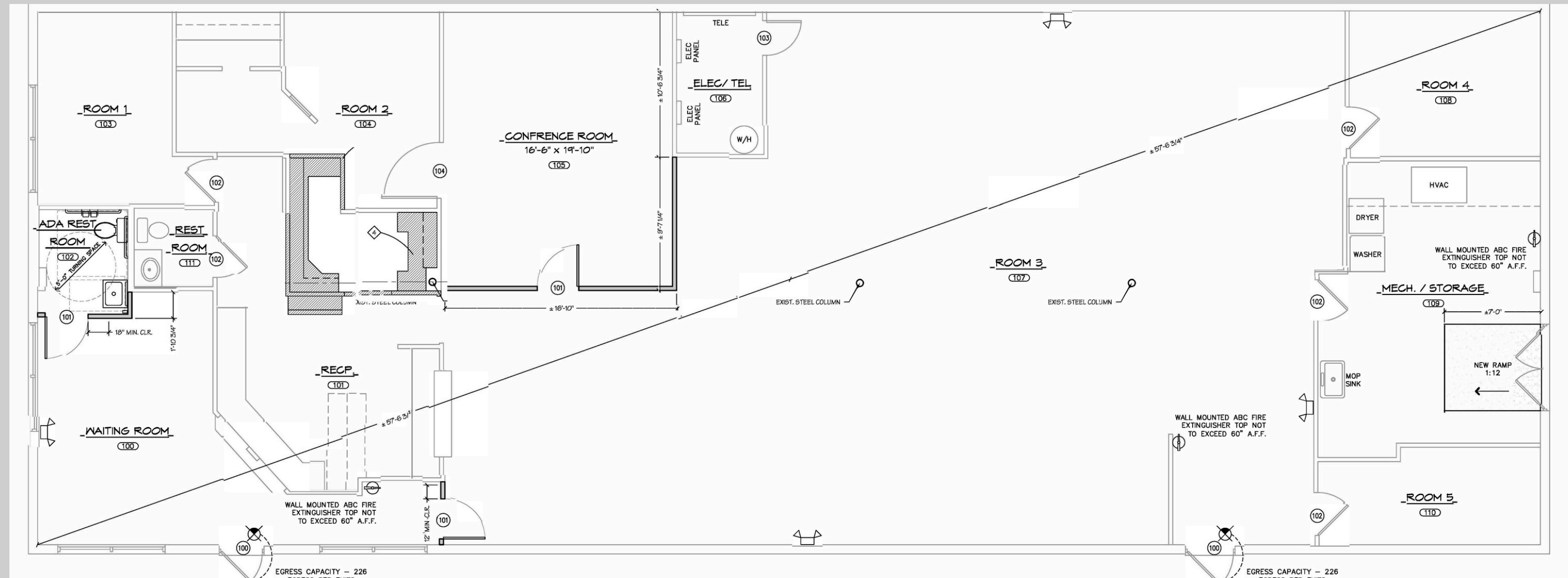
312 Second Street Floor Plan – 4,412 Sq Ft.

Office/Retail Space Available | Class B



Highlights

- ADA Compliant Restrooms
- Two Entrances
- Side Loading Ramp for Deliveries
- Building and Monument Signage



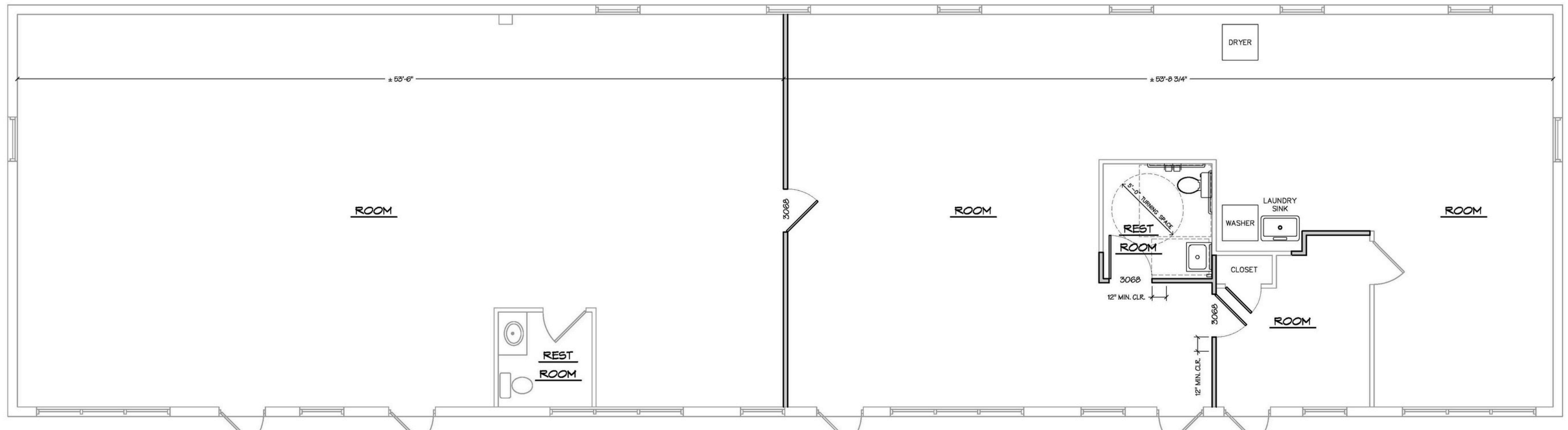
314 Second Street Floor Plan – 3,024 Sq. Ft.

Office/Retail Space Available | Class B



Highlights

- ADA Compliant Restrooms
- Five Entrances
- Open Floor Plan
- Building and Monument Signage



CAMPANA WALTZ COMMERCIAL REAL ESTATE WEST | 1313 JAMESTOWN ROAD, SUITE 201, WILLIAMSBURG, VA 23185

Additional Photos

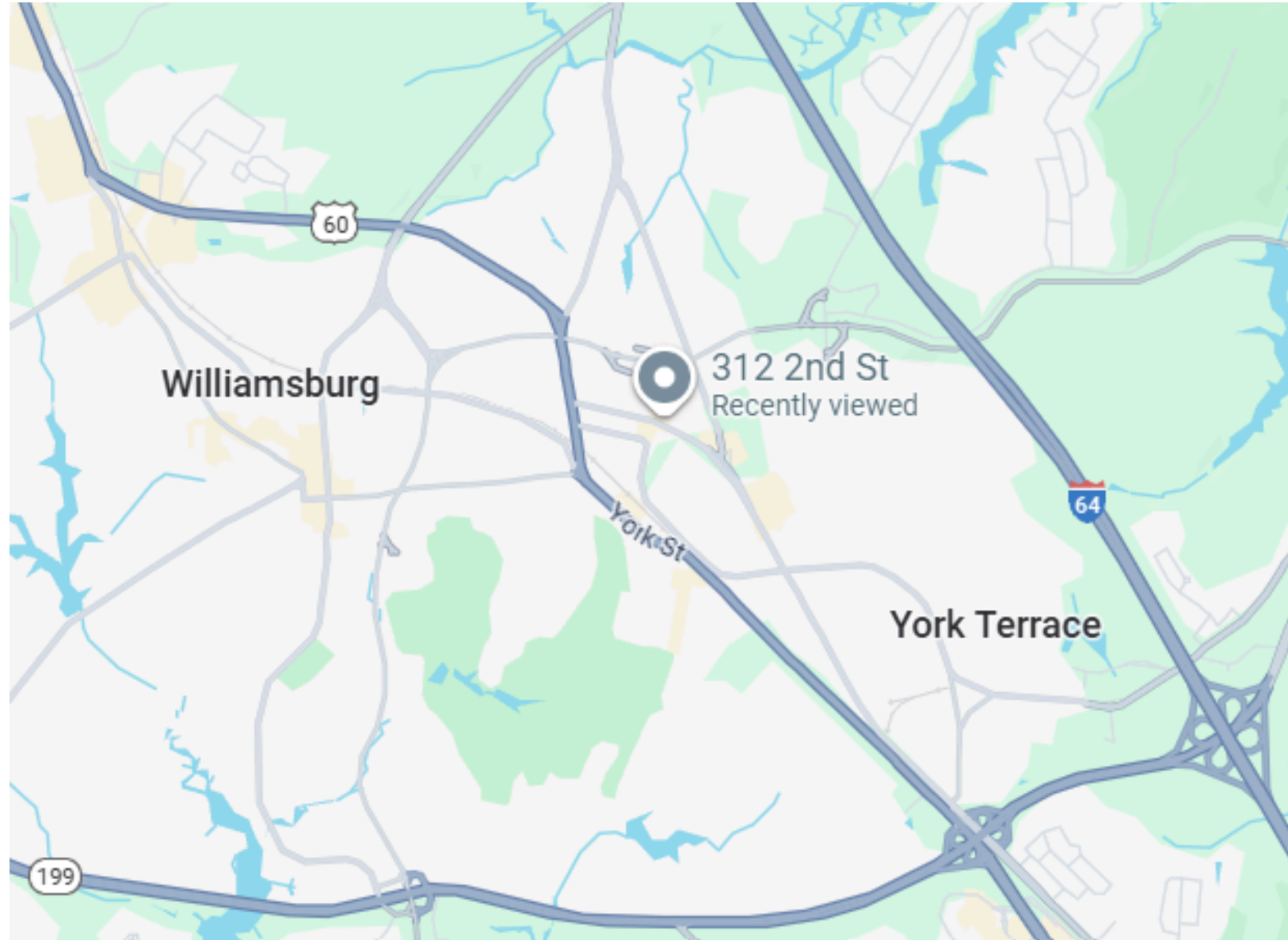
312 Second Street | Williamsburg, VA 23185



Location

312 & 314 Second Street | Williamsburg, VA 23185

Office/Retail Space Available | Class B



Disclaimer:

No warranty or representation, expressed or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we may make no representation as to the condition of the property in question.



For More Information Contact:

Vince Campana
Vince@cwcrew.net|

Ron A. Campana, Jr.
Ron@cwcrew.net|

757.209.2990

CAMPANA WALTZ COMMERCIAL REAL ESTATE WEST | 1313 JAMESTOWN ROAD, SUITE 201, WILLIAMSBURG, VA 23185