



**BUILDING 2:
Q1 2027**

**CARDIO SHACK
GYM**

**MI RANCHO
MEXICAN RESTAURANT**

1,500 – 10,000 SF FOR LEASE

3445-3447 Lee Highway

Weyers Cave, VA 24486



**CUSHMAN &
WAKEFIELD**

THALHIMER

3445-3447 Lee Highway

PROPERTY FEATURES



1,500 – 10,000 SF For Lease



Ground floor retail or office space available in brand new apartment building



Expected building 2 delivery - Q1 2027



Convenient access along growing I-81 Corridor and Lee Highway



Proximity to Blue Ridge Community College Campus



Join nearby tenants: Subway, Mi Rancho Mexican Restaurant, Cardio Shack Gym, Valley Pike Farm Market and more





3445-3447 Lee Highway

PROPERTY LOCATION





FOR MORE INFORMATION, CONTACT:

JENNY STONER

Senior Vice President
434 234 8417

jenny.stoner@thalhimer.com

JOSI WILLIAMS

Associate
434 333 6991

josi.williams@thalhimer.com

600 E. Water Street, Suite C.
Charlottesville, VA 22902
thalhimer.com

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