

# SHOPPING CENTER FOR SALE

114 Chowan Drive  
Portsmouth, VA 23701



**PRICE REDUCTION: 1,250,000**

## ABOUT PROPERTY

- Property Size:
  - Building - 11,044 square feet
  - Lot Area - 1.09 acres
- Zoned: GMU (General Mixed Use)
- Currently 93% leased
- Excellent Owner-Occupant opportunity, leases are short term
- Building recently received new roof
- 51 parking spaces
- Close proximity to retail shops, restaurants and numerous other amenities
  - 1 mile from Rivers Casino
- Conveniently located off of Airline Blvd (13,849 VPD)
- Easy access to I-264, Downtown Tunnel



For more information:

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# TENANT ROSTER | 114 Chowan Drive, Portsmouth, VA 23701



## Tenant Roster

<u>Unit</u>	<u>Tenant</u>	<u>Sq. Ft.</u>	<u>Unit</u>	<u>Tenant</u>	<u>Sq. Ft.</u>
114A	Believe Nails & Hair Institute LLC	1,520	124	Professional Training Institute & Thrown Chair Rental	800
114	Residential Living Options, LLC	1,520	126	Professional Training Institute	800
116	VACANT	800	128	Karizma Hair Studio	800
116A	TLC Home Health LLC	800	130	Hotep Home LLC	800
118	Music School	800	132	Make Me Over Permanent Cosmetics LLC	800
120	Event Planner	800			
122	Coach Nadine Quarles LLC	800			11,040



# DEMOGRAPHICS | 114 Chowan Drive, Portsmouth, VA 23701



## KEY FACTS WITHIN 5 MILES

 **166,809**  
POPULATION

**38.6** MEDIAN  
AGE

 **2.46**  
AVG. HOUSEHOLD  
SIZE

**\$91,463**  
Average Household  
Income

 **5,079**  
TOTAL BUSINESSES

 **120,984**  
TOTAL EMPLOYEES

