

**5 Acres on
Hull Street Rd**

AVAILABLE

Taylor Long
PROPERTIES
Commercial Real Estate

www.taylorlongproperties.com



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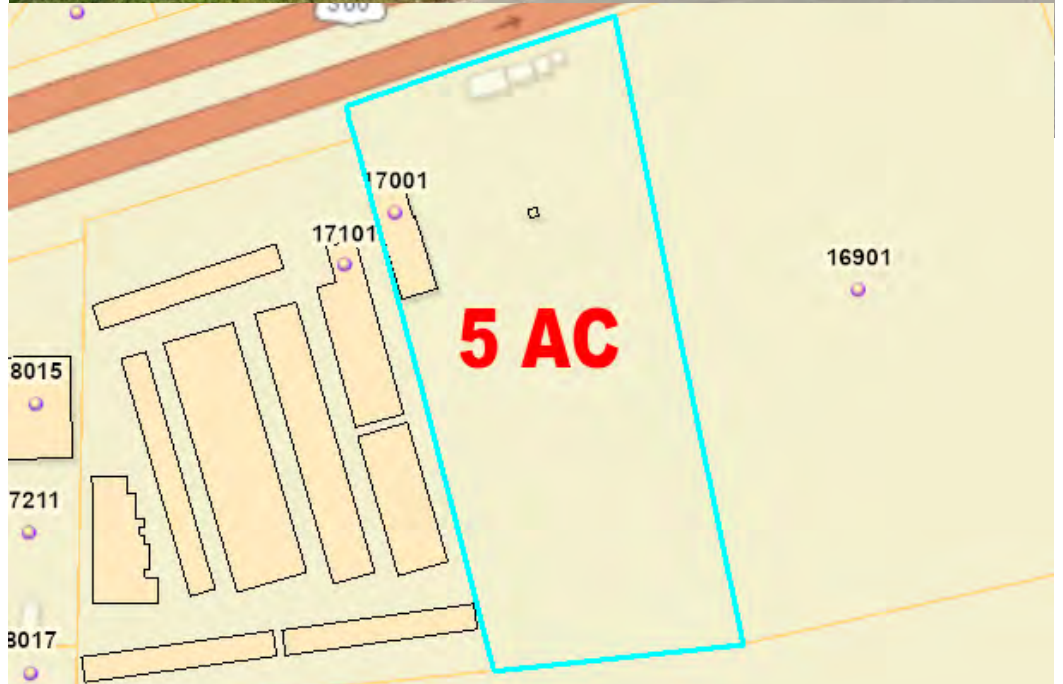
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FEATURES

- **5 Acres of Prime Land for Sale, with a 4,800 SF building.**
- Excellent opportunity for commercial development.
- Zoned C-5
- Close to *Magnolia Green* (4,088 units). Strategically located across from *Fox Creek*, *Greenwich Walk*, *Townhomes at Cosby Village* and *Hampton Park*.
- Across from the new 200+ AC development Nunnally Village.
- Average household income over \$137,000 in a 3-mile radius.
- Strategically located in center of Hull Street Corridor.
- Easy access from Hull street road and future Powhite Parkway extension.

BUILDING PHOTO / PARCEL



SPACE TYPE	Commercial Land For Sale
AVAILABLE SPACE	5 Acres (4,800 SF Building)
ASKING PRICE	\$5,500,000

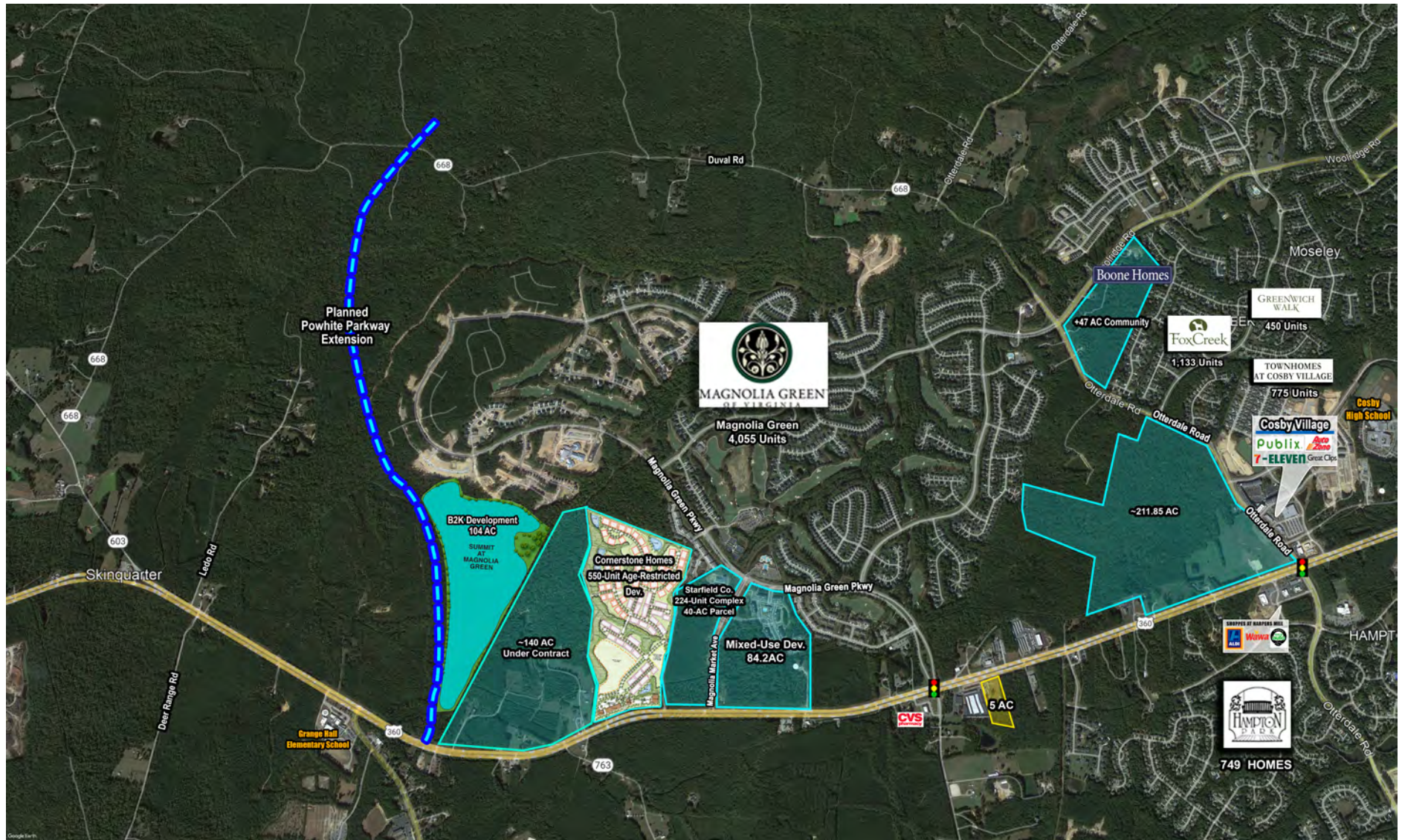
DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
2023 Population	5,465	33,478	67,435
Avg HH Income	\$145,148	\$137,153	\$125,609
Daytime Employment	729	5,823	15,492
Traffic Count	44,000 VPD Hull Street Road		

* Detailed demographics upon request



17001 HULL STREET ROAD
MOSELEY, VA 23120

NEIGHBORHOOD DEVELOPMENT



AERIAL

