

FOR LEASE

MEADOWBRIDGE SHOPPES IN MECHANICSVILLE

8257 Meadowbridge Road | Mechanicsville, VA 23116



S.L. NUSBAUM
REALTY CO.



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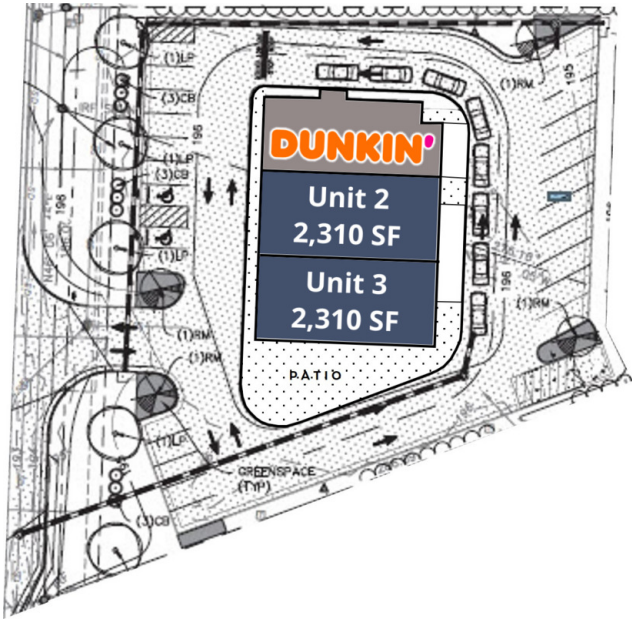
PROPERTY SUMMARY

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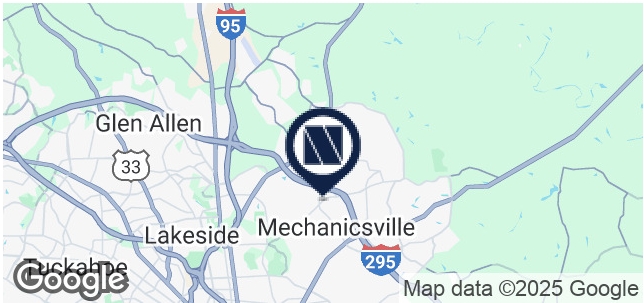


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OFFERING SUMMARY

| | |
|----------------|------------------|
| Lease Rate: | Contact Agents |
| Building Size: | 6,500 SF |
| Available SF: | 2,310 - 4,260 SF |
| Zoning: | B-2C |



PROPERTY OVERVIEW

New Construction - Meadowbridge Shoppes

PROPERTY HIGHLIGHTS

- Dunkin' Anchored with Drive-Thru
- Excellent Visibility to Meadowbridge Road
- Across from Bon Secours Memorial Regional Hospital (225 Beds)
- Heavy Daytime Population
- Limited Competition
- 2 Miles from New 2.6 Million SF Amazon Facility with 1,000 Employees

DEMOGRAPHICS

| | 3 MILES | 5 MILES | 7 MILES |
|-------------------|----------|----------|----------|
| Total Households | 21,290 | 74,781 | 150,723 |
| Total Population | 50,427 | 176,803 | 341,683 |
| Average HH Income | \$84,997 | \$87,750 | \$96,838 |

TRADE AREA

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CONTACT INFORMATION

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