

# ORANGE VILLAGE SHOPPING CENTER

500 - 595 N. MADISON | ORANGE, VA 22960

FOR LEASE | RETAIL



SHARON SCHMIDT

Senior Associate

540 322 4155

sharon.schmidt@thalhimer.com

JOBY SALICETI

Senior Associate

540 322 4142

joby.saliceti@thalhimer.com

BERKLEY MITCHELL

Vice President

540 322 4144

berkley.mitchell@thalhimer.com



## PROPERTY FEATURES

## SPECIFICATIONS

- Retail space available in busy Food Lion anchored center; only grocery center within 10 miles
- Pad site - 0.87 acre; available for sale or for lease
- Traffic count: 14,000 VPD on North Madison Road
- Join national tenants:



DOLLAR GENERAL



Available SF:	1,000 - 3,000 SF
Available Pad Site:	0.87 AC
Lease Rate:	\$15.00 PSF NNN (\$1.28)
Timing:	Available Immediately

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SUITE	TENANT
500	TACO BELL
509	PARTNER'S 1 <sup>ST</sup> CREDIT
511	ORANGE DINER
515	KIDA'S GRILL
517	AVAILABLE - 3,000 SF
521	AVAILABLE - 1,000 SF
525	BURGER KING
533	CATO
537	ROSES EXPRESS
543	DOLLAR GENERAL
547	GOODWILL
551	VERIZON
555	GREAT WALL
559	SUPER SUDS LAUNDROMAT
561	T-MOBILE
563	SHOE SHOW
567	ONE MAIN FINANCIAL
571	SALON
577	FOOD LION
583	VA ABC
587	SUPER NAILS
589	SMOKE VAPE SHOP
591	CULPEPER SOIL & WATER
593	DUNKIN' DONUTS
595	WELLS FARGO
PAD	AVAILABLE - 0.87 AC

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	DEMOGRAPHICS		
	POPULATION	AVERAGE HOUSEHOLD INCOME	DAYTIME POPULATION
5 Mile	8,607	\$88,346	9,519
10 Miles	23,864	\$96,389	19,335
15 Miles	59,045	\$102,325	46,875

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