

# FOR LEASE

PRINCESS ONE SHOPPING CENTER

3809-3813 Princess Anne Road | Virginia Beach, VA 23456



S.L. NUSBAUM  
REALTY CO.



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PROUD PARTNER

**XTEAM**  
RETAIL ADVISORS

# PROPERTY SUMMARY

## PRINCESS ONE SHOPPING CENTER

3809-3813 Princess Anne Road | Virginia Beach, VA 23456



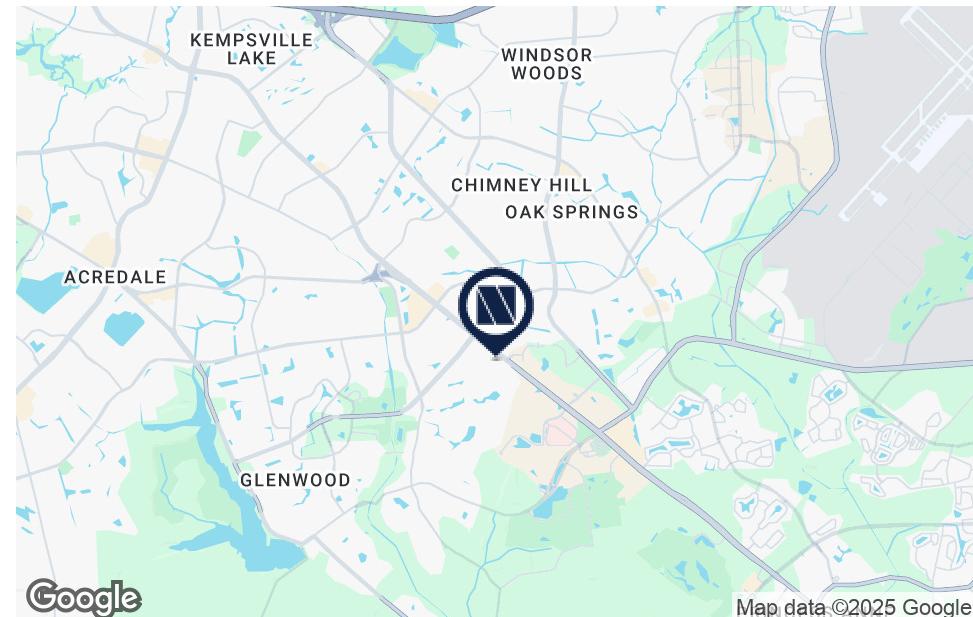
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### PROPERTY DESCRIPTION

Fully Leased! Experience the ideal location for your business at 3809-3813 Princess Anne Road, Virginia Beach, VA, 23456. This prime commercial property offers excellent visibility and high-traffic exposure, making it a perfect choice for retail or street retail ventures. Boasting ample parking and a prominent facade, the property presents an enticing opportunity to showcase your brand. With a spacious, versatile layout, this space is ready to be tailored to your specific business needs. Take advantage of the potential for a thriving retail environment in this sought-after area. Don't miss the chance to elevate your business in this prime Virginia Beach location.

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	5,998	39,876	81,782
Total Population	17,981	115,534	229,408
Average HH Income	\$8,181,059	\$91,925	\$92,582



Map data ©2025 Google

# SITE PLAN

## PRINCESS ONE SHOPPING CENTER

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### LEGEND

■ Unavailable

PRINCESS ANNE ROAD

# AREA RETAIL

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# ADDITIONAL PHOTOS

PRINCESS ONE SHOPPING CENTER  
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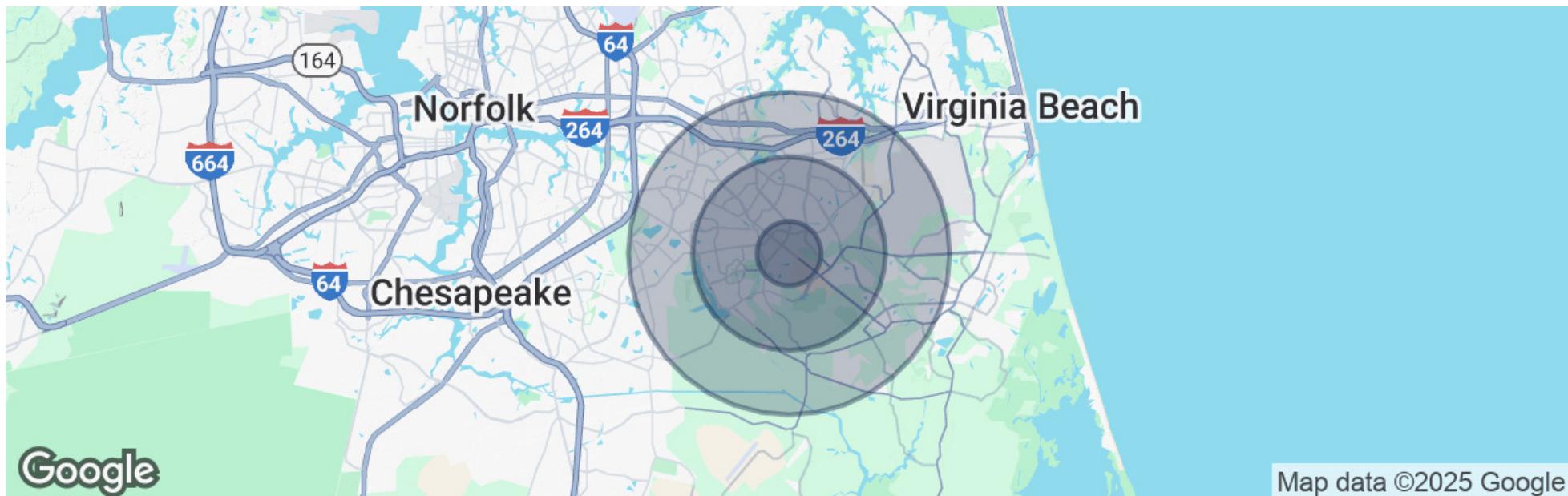


# DEMOCRAPHICS MAP & REPORT

PRINCESS ONE SHOPPING CENTER  
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## POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	17,981	115,534	229,408
Average Age	34.5	35.9	37.1

## HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	5,998	39,876	81,782
# Of Persons Per HH	3.0	2.9	2.8
Average HH Income	\$8,181,059	\$91,925	\$92,582
Average House Value	\$224,035	\$252,049	\$264,228

2020 American Community Survey (ACS)

# CONTACT INFORMATION

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### **COMMITMENT. INTEGRITY. EXCELLENCE. SINCE 1906.**

Serving the Southeast and Mid-Atlantic region for well over a century, S.L. Nusbaum Realty Co. continues to provide a comprehensive experience for our clients and customers in all aspects of the multifamily and commercial real estate industry.

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### **PROUD PARTNER**



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