

FOR SALE

OFFICE/MEDICAL BUILDING

1056 Harpersville Road | Newport News, VA 23601



S.L. NUSBAUM
REALTY CO.



MICHAEL GOOD

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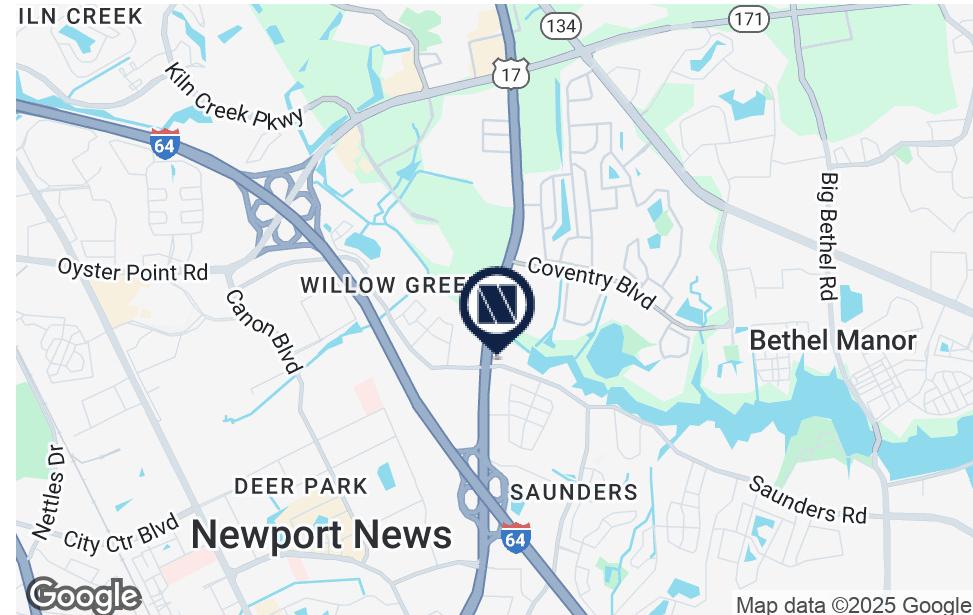
EXECUTIVE SUMMARY

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OFFERING SUMMARY

Sale Price:	\$375,000
Building Size:	1,446 SF
Lot Size:	0.41 Acres
Price / SF:	\$259
Year Built:	1974
Zoning:	C1 (Retail Commercial)

PROPERTY OVERVIEW

The office/medical building located at 1056 Harpersville Road is a 1,446 square foot office currently being utilized as a chiropractic office. Upon closing of the property, the practice will have the ability to vacate the premises. The property sits just off of the signalized intersection of J Clyde Morris Boulevard and Harpersville Road, and it offers ample onsite parking. Please give the agent a call for additional details.

PROPERTY HIGHLIGHTS

- Property sits just off of the signalized intersection of J Clyde Morris Boulevard and Harpersville Road
- Office layout features a waiting room/lobby, reception station, 3 treatment rooms (offices) and an x-ray room, 2 private offices, 2 restrooms, and a back office/breakroom
- Ample onsite parking
- Monument signage along Harpersville Road
- Located just 0.5 mile from I-64

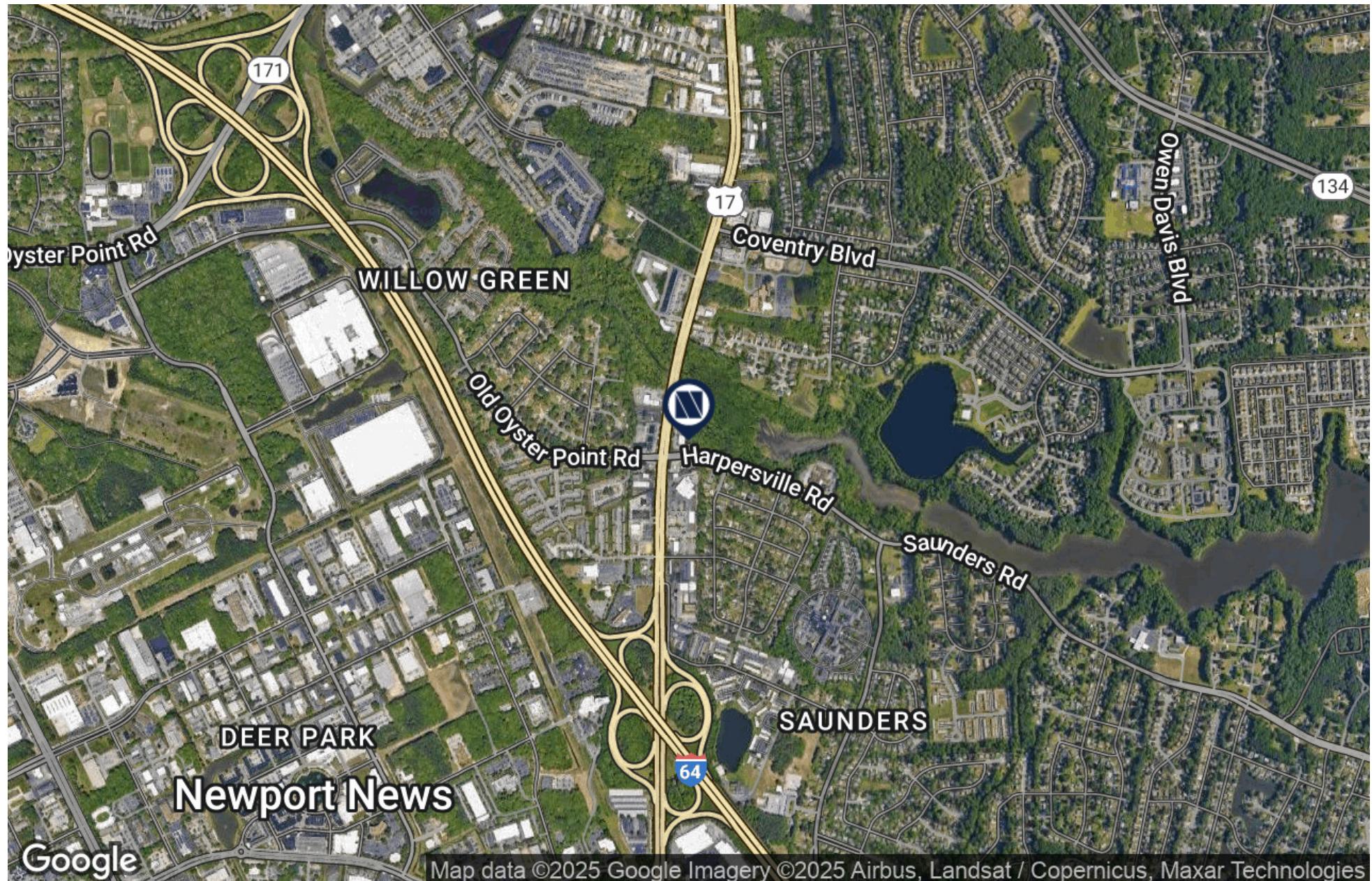
LOCATION MAP

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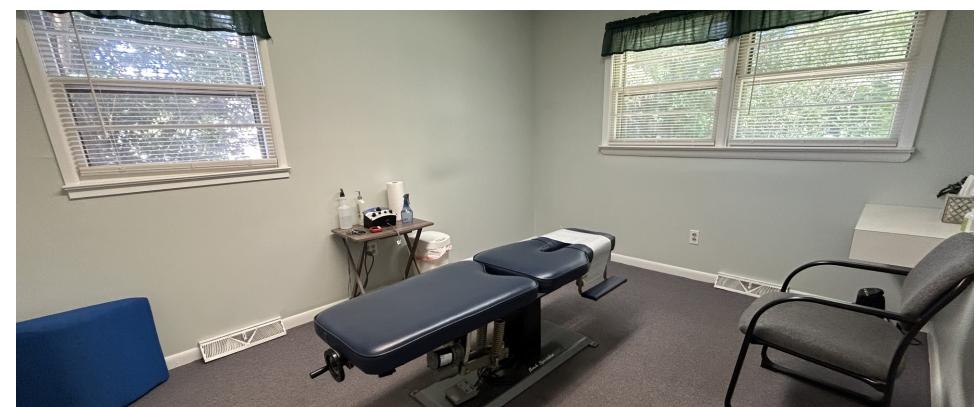
ADDITIONAL PHOTOS

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DEMOGRAPHICS MAP & REPORT

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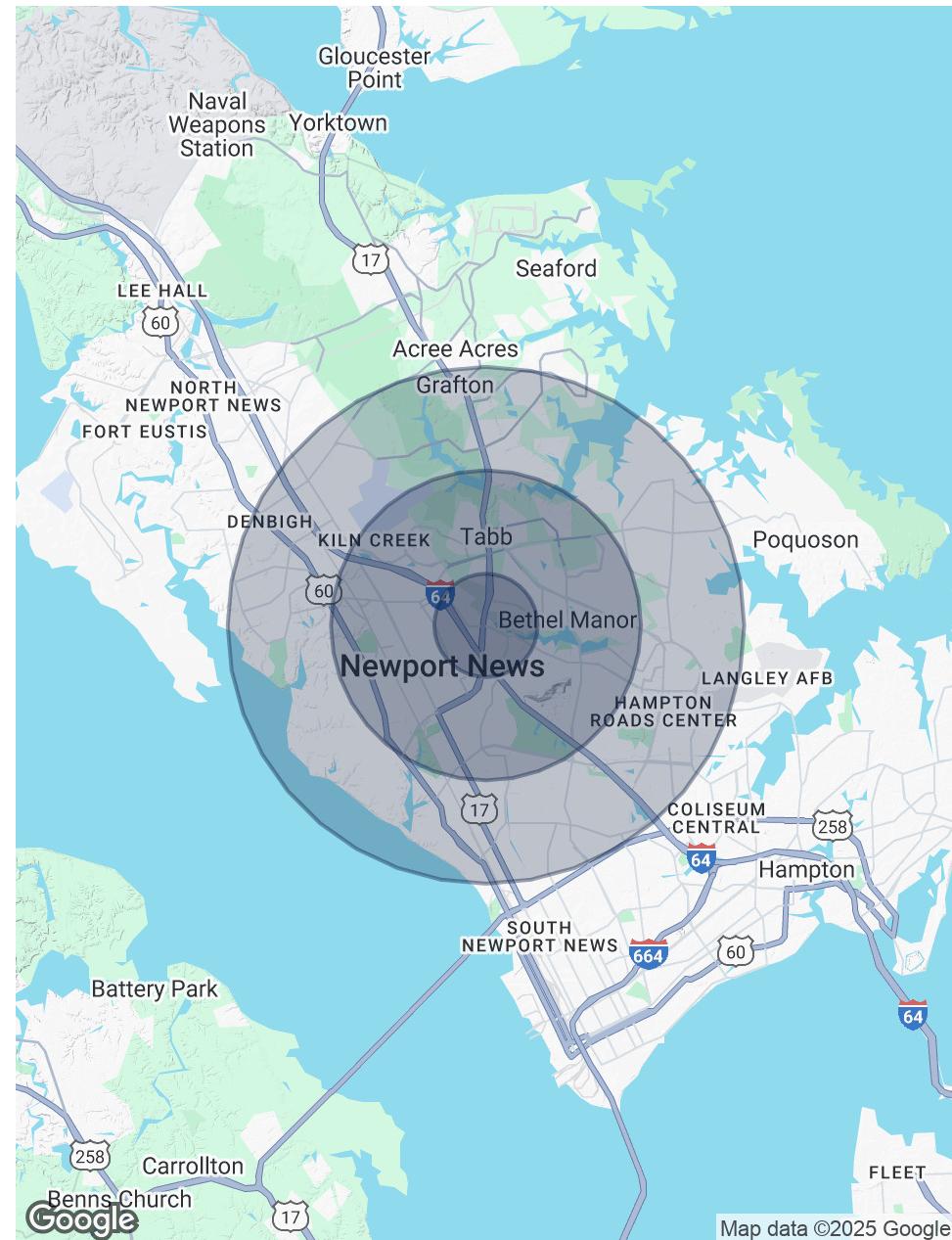


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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,463	82,125	190,947
Average Age	41	38	39
Average Age (Male)	39	37	38
Average Age (Female)	43	40	41

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,049	33,256	79,250
# Of Persons Per HH	2.3	2.5	2.4
Average HH Income	\$100,040	\$103,730	\$101,267
Average House Value	\$335,124	\$325,541	\$322,575

Demographics data derived from AlphaMap



CONTACT INFORMATION

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