

BOTETOURT COMMONS

116 KINGSTON DRIVE DALEVILLE, VA 24083



OFFERING SUMMARY

Available SF: 1,446 SF

Lease Rate: \$21.00 SF/yr (NNN)

Building Size: 1,446 SF

PROPERTY OVERVIEW

Presented for lease by Poe & Cronk Real Estate Group, 116 Kingston Drive offers 1,446 SF of prime retail space within the highly visible and vibrant Botetourt Commons shopping center. The space features an efficient layout with an open, flexible retail area at the front and a dedicated administrative office in the rear, ideal for a variety of retail or service users. As the only upcoming vacancy in this heavily trafficked retail destination, this opportunity provides excellent exposure and a rare chance to secure space in a strong, established center.

Nearby tenants include Kroger, Kroger Fuel, Wendy's, and Three Lil Pigs restaurant.

PROPERTY HIGHLIGHTS

- Great Visibility
- Strong Diverse Tenant Mix
- Fast Growth Area

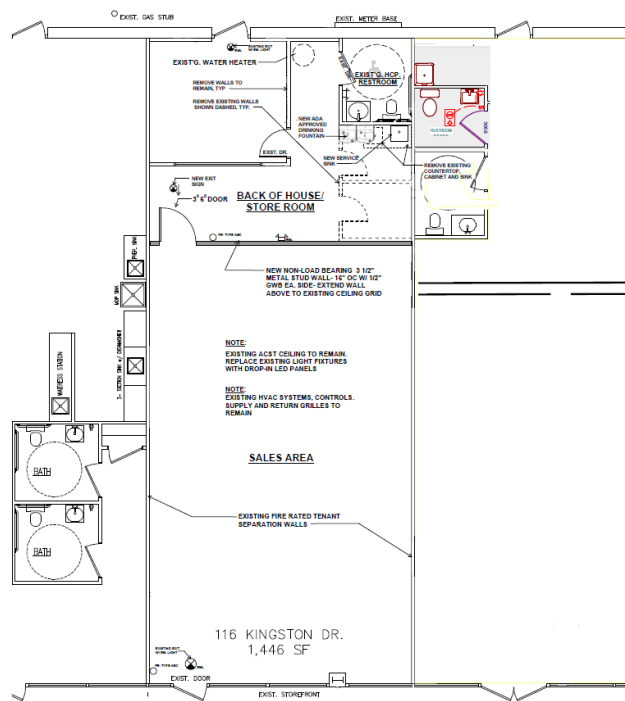


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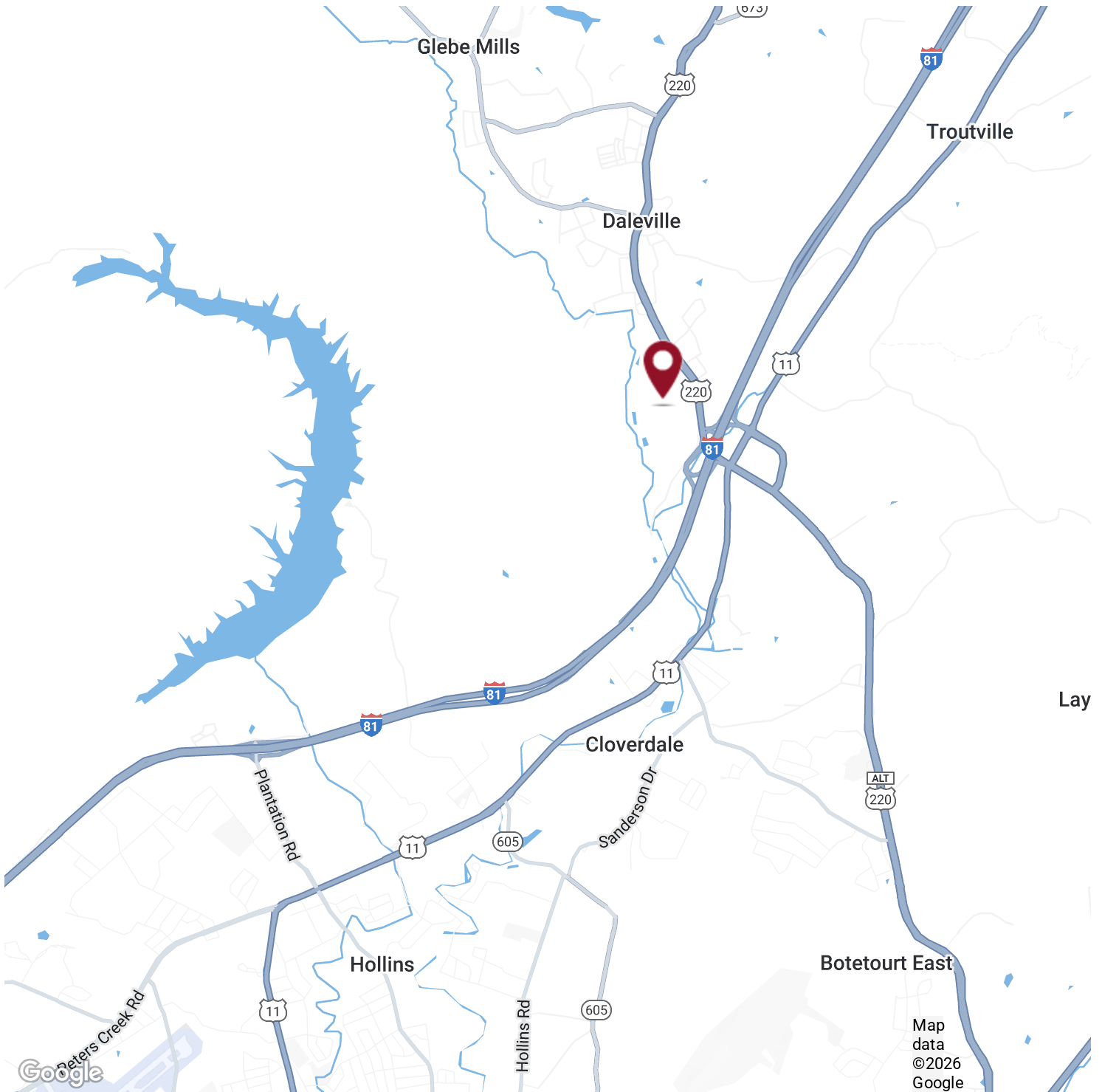
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PROFESSIONAL BACKGROUND

Stephen Pendergrass is a commercial real estate advisor with more than a decade of proven success. Recognized for his ability to structure and close complex transactions, he consistently secures strategic, advantageous outcomes for his clients. Stephen has earned a reputation as a trusted advisor and top producer within the Southwest Virginia commercial real estate market.

Stephen holds the SIOR (Society of Industrial and Office Realtors®) and CCIM (Certified Commercial Investment Member) designations, two of the most rigorous and globally respected credentials in commercial real estate. These distinctions reflect advanced market expertise, a strong record of transactional performance, and a demonstrated commitment to the highest professional and ethical standards in the industry.

In 2025, Stephen became an equity partner at Poe & Cronk Real Estate Group. He resides in Roanoke, Virginia with his wife and their four children.

AWARDS & QUALIFICATIONS

2024 Crexi Platinum Award – Sales
2024 CoStar Impact Award – Lease of the Year
2023 CoStar Power Broker - Office
2022 CoStar Power Broker - Retail
2021 CoStar Power Broker - Office

Qualifications:

CCIM - Certified Commercial Investment Member
SIOR - Society of Industrial and Office Realtors

Poe & Cronk Real Estate Group

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