

For
Sale

Mechanicsville B3 Office Duplex at I-295

7999 FAST LN, MECHANICSVILLE, VA 23111



Offering Summary

Sale Price:	\$789,999
Number of Units:	1
Lot Size:	0.92 Acres

Demographics	0.3 Miles	0.5 Miles	1 Mile
Total Households	298	879	2,596
Total Population	713	2,094	6,138
Average HH Income	\$86,583	\$86,744	\$86,952



Susan Haas, MURP Principal Broker

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1589 Hockett Road, Manakin-Sabot, VA 23103 • 804.878.5263 • [haasrealtygroup.com](https://www.haasrealtygroup.com)

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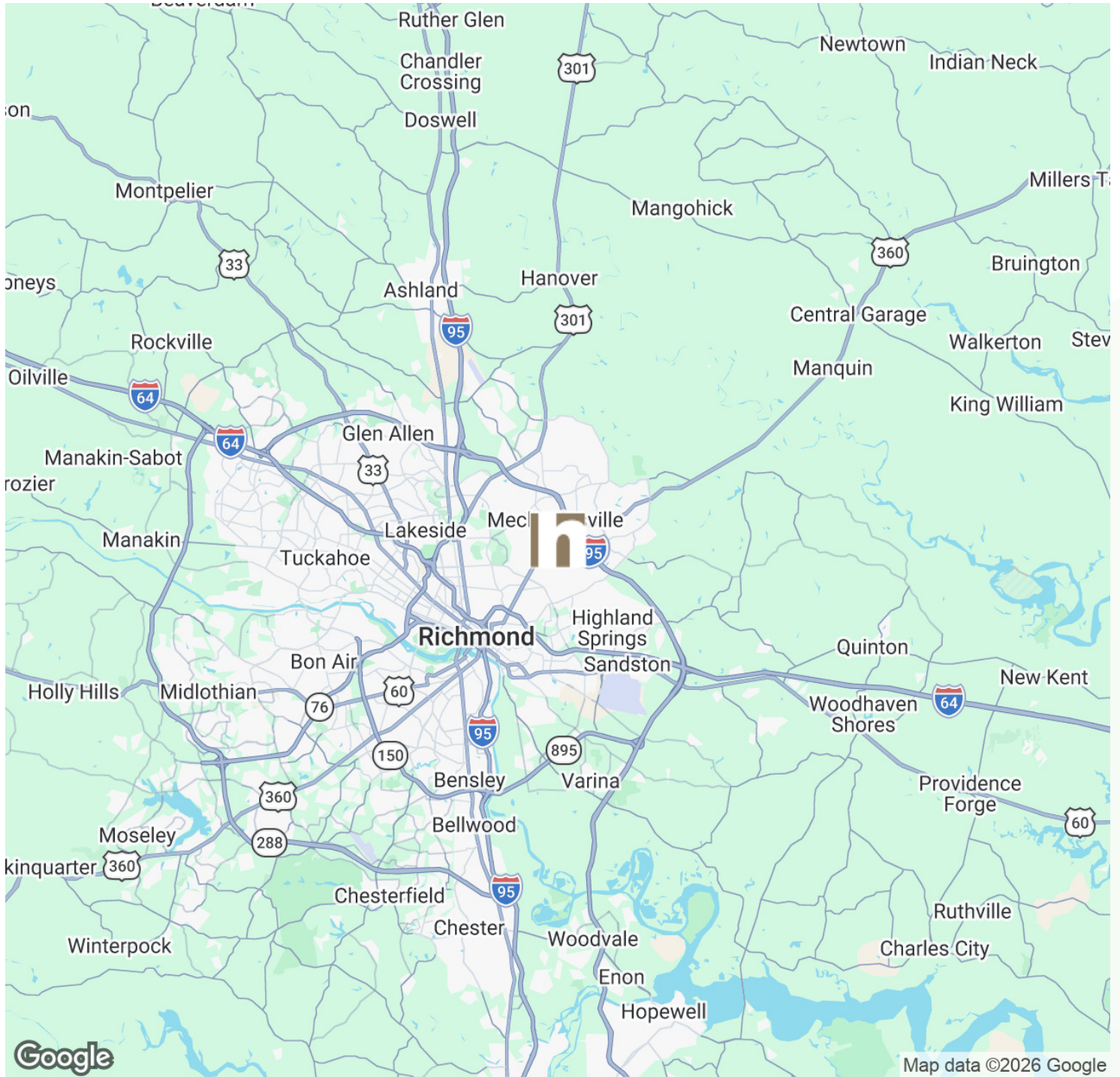
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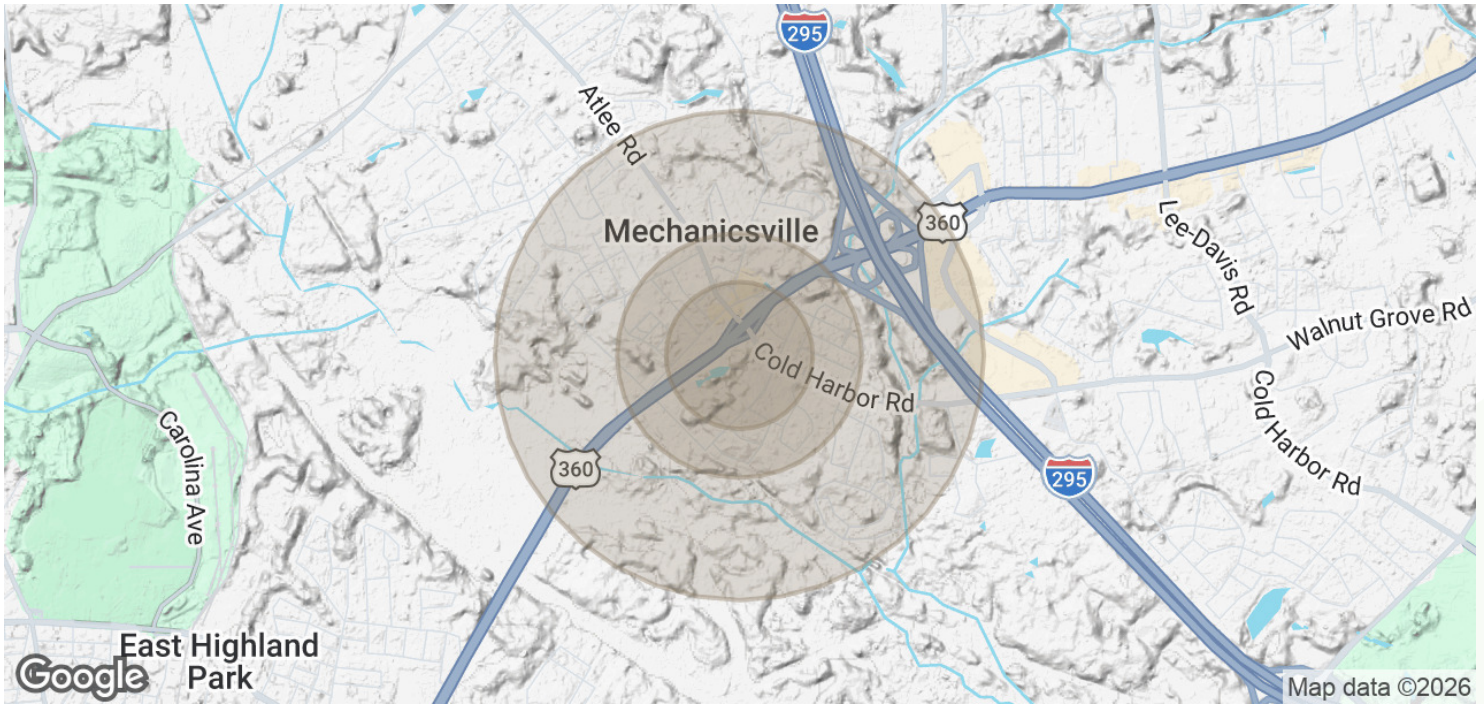
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Population

0.3 Miles

0.5 Miles

1 Mile

Total Population	713	2,094	6,138
Average Age	39	39	41
Average Age (Male)	36	37	38
Average Age (Female)	41	41	43

Households & Income

0.3 Miles

0.5 Miles

1 Mile

Total Households	298	879	2,596
# of Persons per HH	2.4	2.4	2.4
Average HH Income	\$86,583	\$86,744	\$86,952
Average House Value	\$299,465	\$302,410	\$305,922

2020 American Community Survey (ACS)



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