

OFFICE CONDO PORTFOLIO FOR SALE

7151 RICHMOND RD, BUILDING 4

Williamsburg, VA 23188



PROPERTY DESCRIPTION

This Property has three side by side 1,600 sf units, zoned for General Business for most any business use. The location is excellent, i.e.: high traffic count, center of James City County, well maintained business park located on Richmond Road, easy access to I64. These units are full service and turnkey. Richmond Road is the area's largest growth corridor, and commuter corridor. Some use allowed in this zone are general office/administration, adult day care, medical offices. Available immediately.

OFFERING SUMMARY

Sale Price:	\$615,000
Number of Units:	3
Building Size:	4800 SF
Zoning:	B1
APN:	2320800001

DEMOGRAPHICS	5 MILES	10 MILES	15 MILES
Total Households	15,614	44,995	61,587
Total Population	33,915	101,946	140,385
Average HH Income	\$81,176	\$93,028	\$90,118

John Wilson
757 880 9085

Douglas Kendall
757 803 0836



**COLDWELL BANKER
COMMERCIAL**
BROOKS REAL ESTATE

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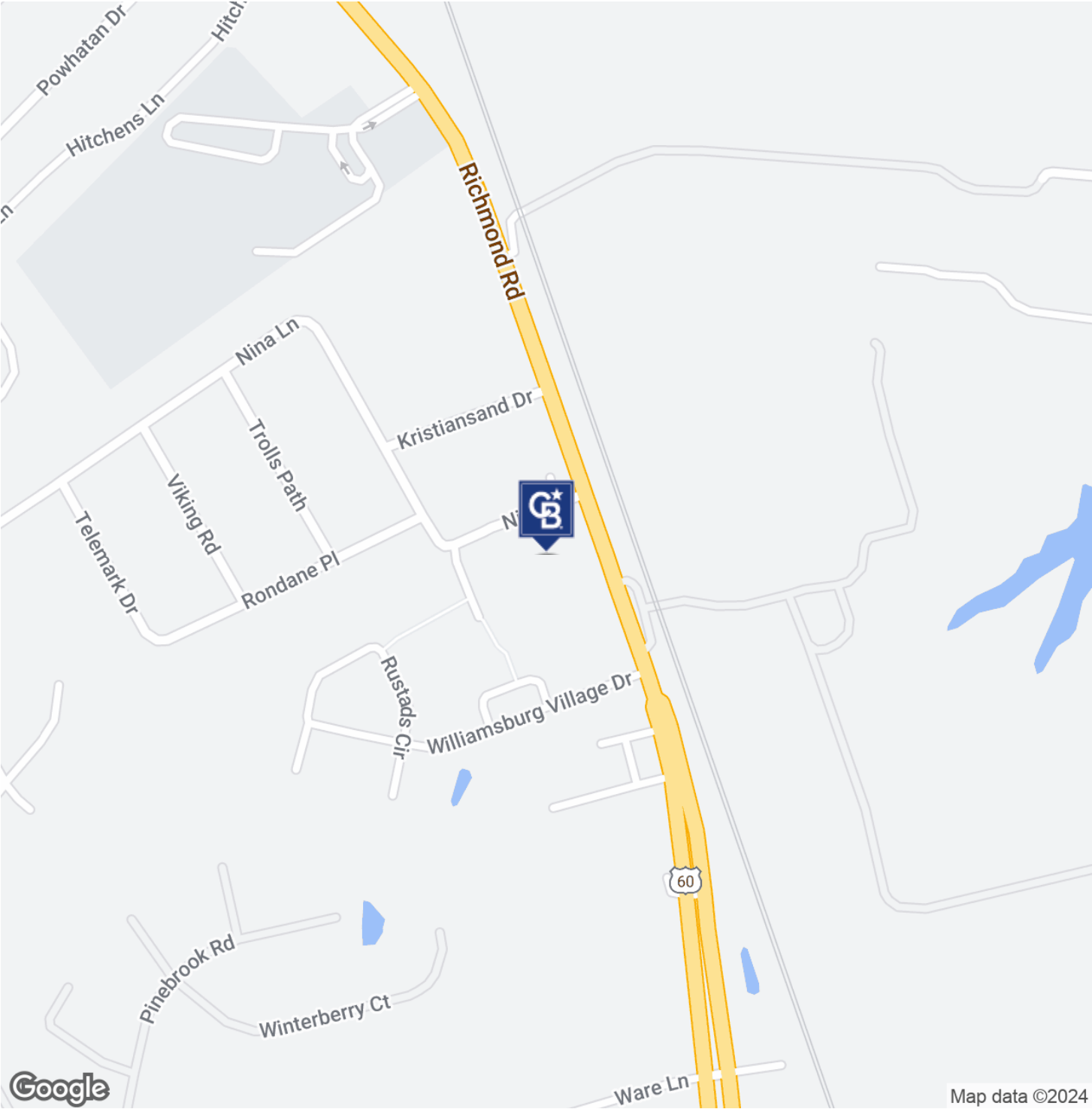


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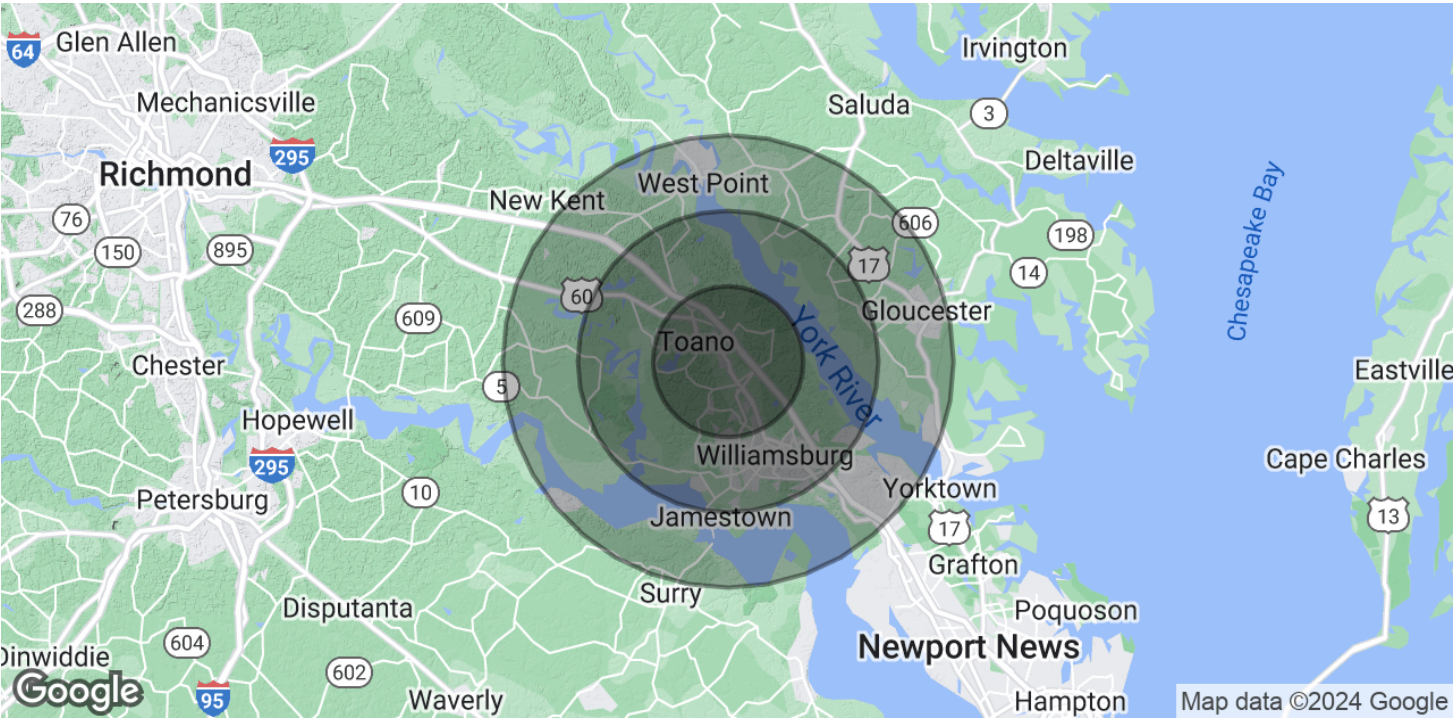
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POPULATION	5 MILES	10 MILES	15 MILES
Total Population	33,915	101,946	140,385
Average Age	46	44.8	44.4

HOUSEHOLDS & INCOME	5 MILES	10 MILES	15 MILES
Total Households	15,614	44,995	61,587
# of Persons per HH	2.2	2.3	2.3
Average HH Income	\$81,176	\$93,028	\$90,118
Average House Value	\$325,798	\$347,004	\$326,685

* Demographic data derived from 2020 ACS - US Census

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