### Hanover Village

Mechanicsville Tpk. & Lee Davis Rd. | Mechanicsville, Virginia

For Lease | Retail | Join Aldi, Harbor Freight Tools & Dollar Tree



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# Hanover Village Property Highlights



#### **FULLY LEASED**

- Located next to Publix
- 88,006 SF shopping center
- · Recent renovation to both façade and signage
- Mechanicsville retail node currently has the highest volume of estimated sales in the county
- Signalized entrance on Mechanicsville Turnpike (Route 360)









| DEMOGRAPHICS              |           |           |           |           |
|---------------------------|-----------|-----------|-----------|-----------|
|                           | 1 MILE    | 3 MILES   | 5 MILES   | 10 MILES  |
| Population                | 7,066     | 35,375    | 88,319    | 380,231   |
| Avg. Household Income     | \$111,803 | \$121,855 | \$112,234 | \$112,049 |
| <b>Daytime Population</b> | 7,680     | 31,411    | 71,900    | 436,165   |

#### **Hanover Village** Join Retail Neighbors































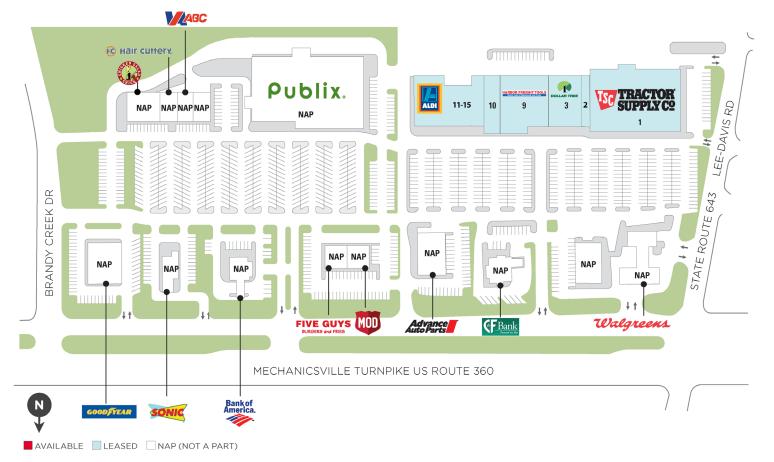


## Hanover Village Aerial Overview



## Hanover Village Center Site Plan

| SPACE | TENANT                    | SF     |
|-------|---------------------------|--------|
| 1     | Tractor Supply Company    | 34,573 |
| 2     | Cutz for Guys             | 1,464  |
| 3     | Dollar Tree               | 10,802 |
| 9     | Harbor Freight Tools      | 15,323 |
| 10    | Anna's Italian Restaurant | 6,018  |
| 11-15 | Aldi                      | 21,907 |







#### For more information, please contact:

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