

CHANCELLOR CENTER

FAITH BAPTIST CHURCH

PLANK RD.

0.63 AC AVAILABLE
0.68 AC AVAILABLE

3

OLD SALEM CHURCH

FOR SALE/LEASE TWO PARCELS 0.63 AC & 0.68 AC

CHANCELLOR CENTER
4177 PLANK RD. | FREDERICKSBURG, VA

CUSHMAN & WAKEFIELD

THALHIMER

CHANCELLOR CENTER

4177 PLANK RD. | FREDERICKSBURG, VA

Property Features

Two available parcels for sale or lease located in front of Chancellor Center off Plank Rd. in Fredericksburg

Land Parcel Sizes: 0.63 AC
0.68 AC

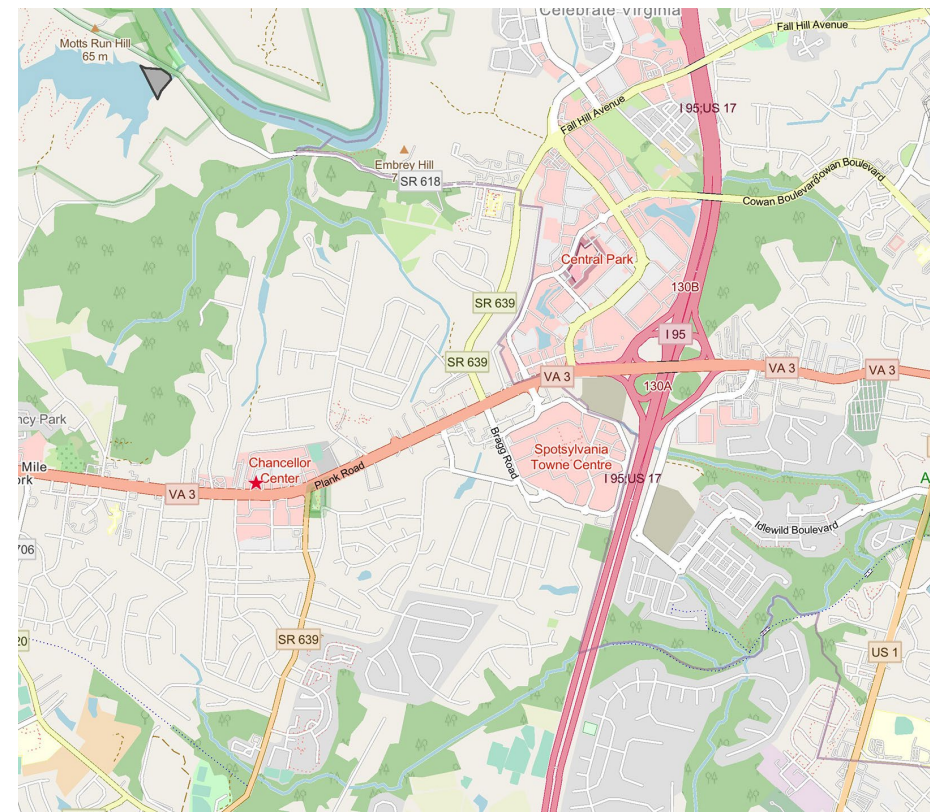
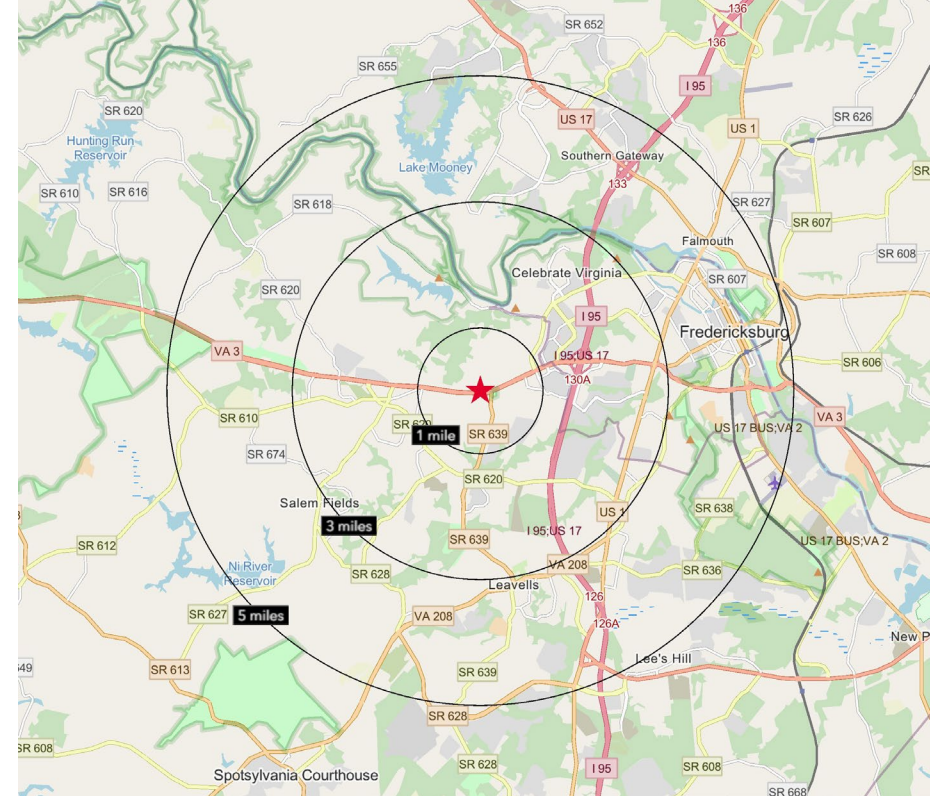
Lease Price: 0.63 AC - \$80,000/Annually
0.68 AC - \$90,000/Annually

Sale Prices: 0.63 AC - \$800,000
0.68 AC - \$1,000,000

Zoning: C-2

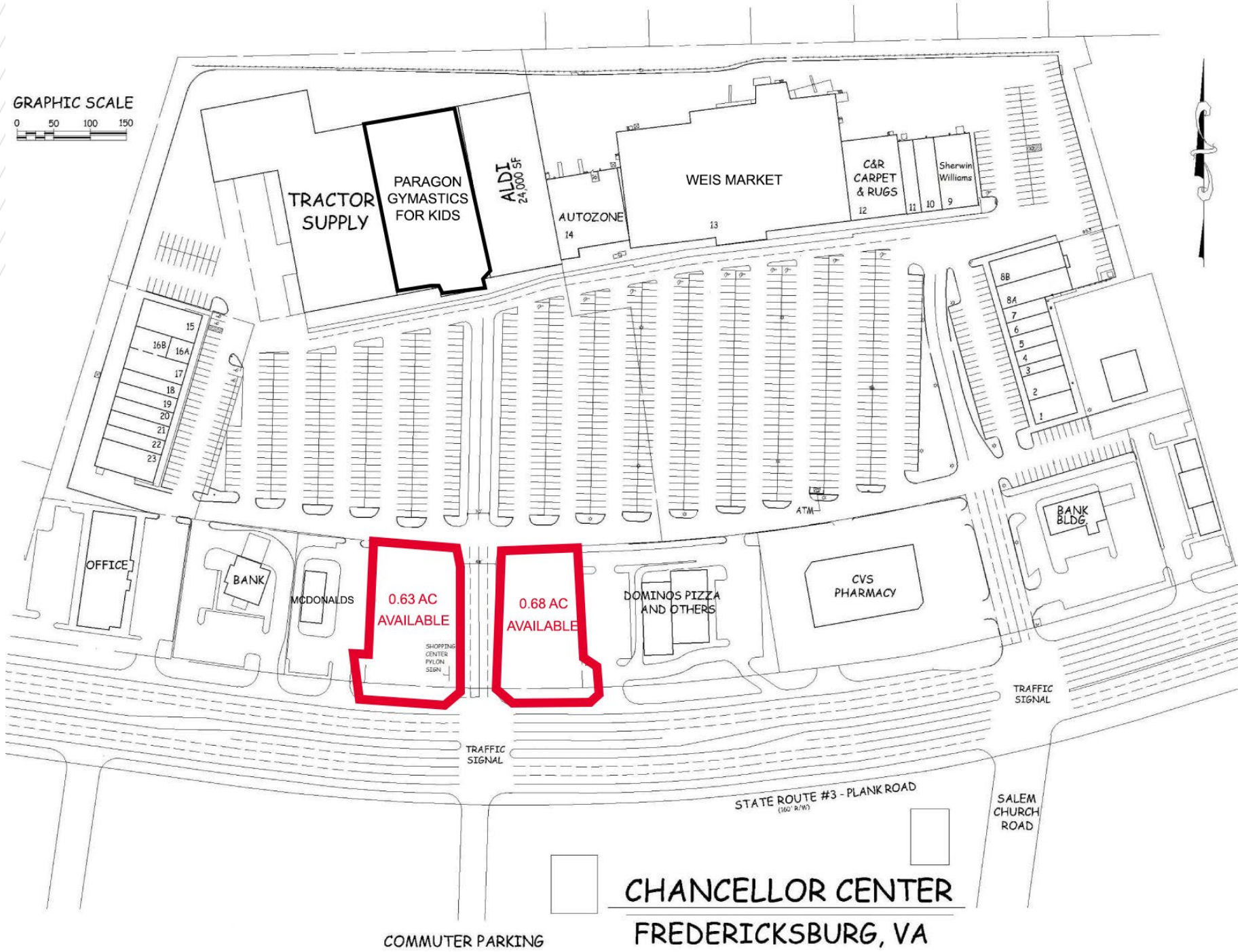
Demographics

	1 MILE	3 MILES	5 MILES
POPULATION	6,656	54,583	120,759
DAYTIME POPULATION	7,995	51,581	129,457
AVG. HH INCOME	\$121,315	\$125,187	\$131,525



CHANCELLOR CENTER

4177 PLANK RD. | FREDERICKSBURG, VA



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FREDERICKSBURG, VA

CHANCELLOR CENTER

1477 PLANK RD. | FREDERICKSBURG, VA

SITE PLAN



CHANCELLOR CENTER

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PLANK RD.

0.63 AC AVAILABLE
0.68 AC AVAILABLE

3

OLD SALEM CHURCH

PLANK RD.

FOR MORE INFORMATION, CONTACT:

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