



3,696 SF MEDICAL OFFICE AVAILABLE

5857 TRUCKER STREET

Portsmouth, Virginia 23702



**CUSHMAN &
WAKEFIELD**

THALHIMER

PROPERTY DETAILS

5857 Trucker Street, Portsmouth, VA 23702

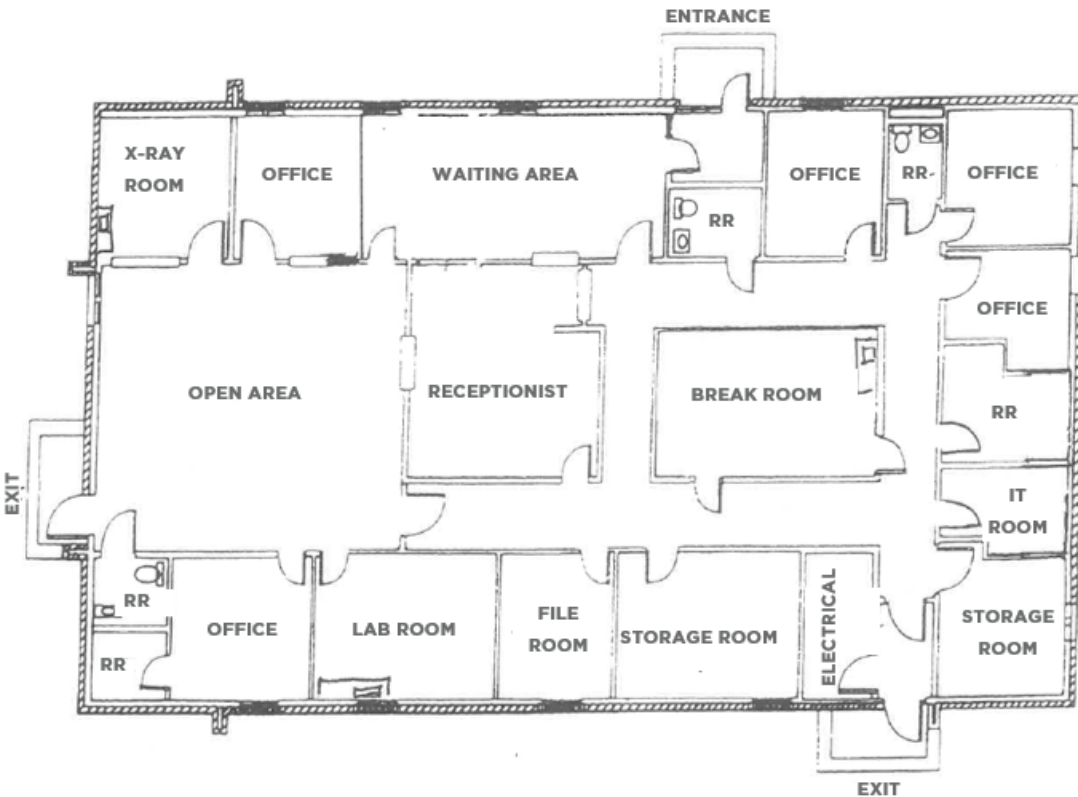
- Available:** 3,696 SF
- Current Use:** Medical Office; Suitable for other professional uses
- Year Built:** 1983
- Construction:** Masonry
- Zoning:** GMU (General Mixed-Use)
- Other:**
- Conveniently located in Churchland submarket
 - Five (5) restrooms
 - Twenty-two (22) surface parking spaces
- Lease Rate:** \$16.00 PSF, NNN (\$2.00 PSF)

| 2025 DEMOGRAPHICS | 1 MILE | 3 MILES | 5 MILES |
|---------------------------------|----------|-----------|-----------|
| Population | 10,768 | 69,186 | 140,968 |
| Households | 4,509 | 27,469 | 55,570 |
| Avg. Household Income | \$96,116 | \$105,021 | \$102,032 |
| Education (HS Graduate/College) | 21.8% | 22.4% | 21.4% |



FLOOR PLAN & PHOTOS

An ideal one-story, free-standing medical office or suitable for a variety of professional needs in the Churchland Submarket. Offering approximately 3,696 square feet of space with great signage opportunities.





5857 TRUCKER STREET

CHURCHLAND
ELEMENTARY SCHOOL

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