



# WEST LEE AVENUE

121 - 123 W. LEE AVENUE  
VINTON, VA 24179

AVAILABLE FOR LEASE

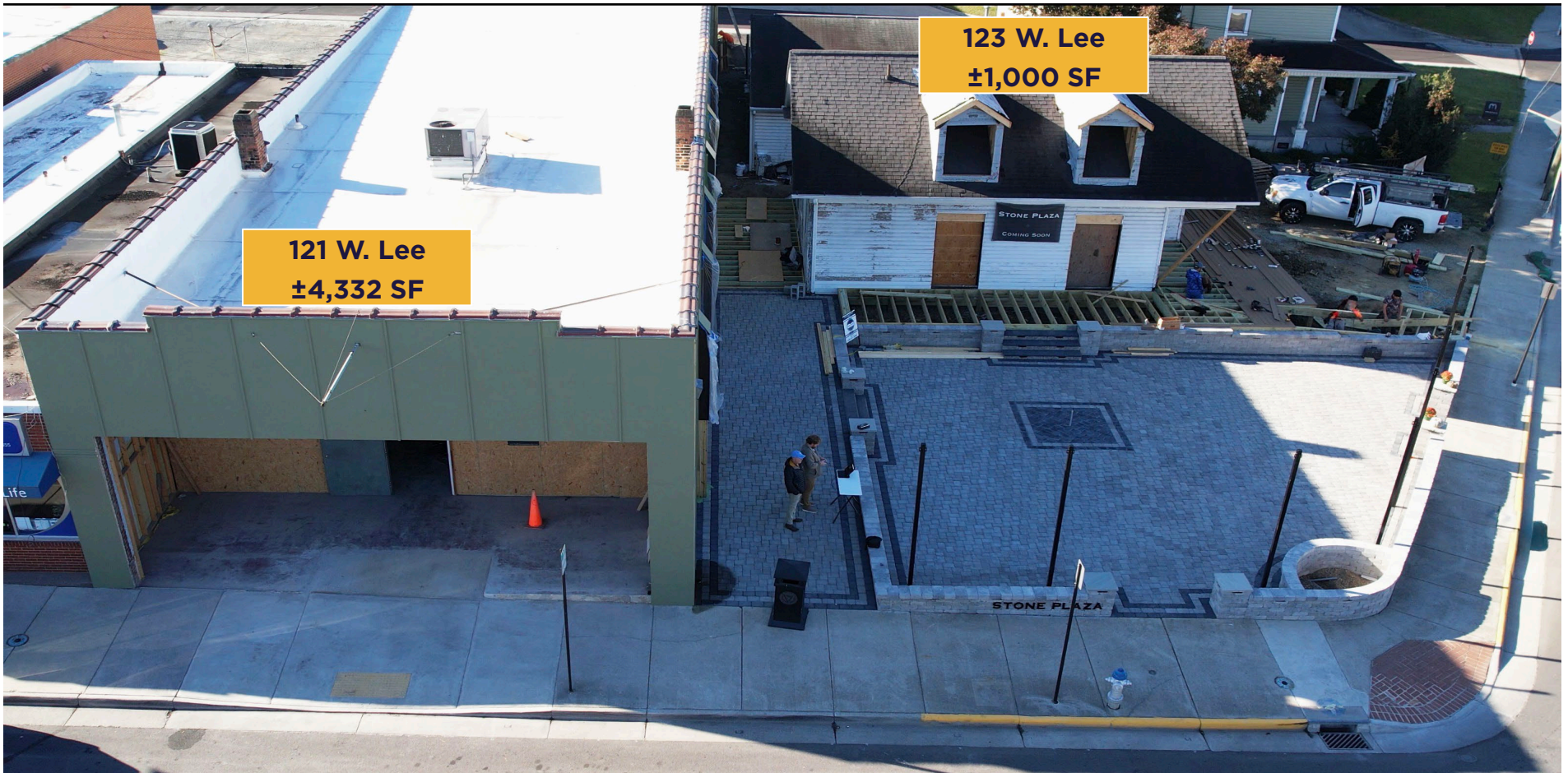


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PROPOSED RENDERING

# PROPERTY HIGHLIGHTS



The historic structure at 123 W Lee has been resituated on its parcel, making way for a new public plaza directly across from the Vinton Farmer's Market and Town Stage.

Named "Stone Plaza" in honor of Frank and Janine Stone, 123 W Lee's previous owners, this space will provide an attractive public gathering place for Vinton residents and visitors. New businesses in 121 and 123 W Lee will take full advantage of the plaza - incorporating modern storefronts and wrap-around patios leading onto the new plaza.

The Wilkinson Group Inc. is active on the project.

# PROPOSED PROPERTY RENDERINGS

**121 W. Lee** ±4,332 SF

**123 W. Lee** ±1,000 SF

- Two Properties Available For Lease
  - 121 W. Lee Avenue - ±4,332 SF \$20.00 NNN
  - 123 W. Lee Avenue - ±1,000 SF \$20.00 NNN
- Active retail and commercial corridor
- Promotes active outdoor space and gathering area
- Located on a corner lot in Downtown Vinton
- Adjacent to a public parking lot, Vinton Farmers Market and Town Stage
- High Traffic Volume



# DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	7,730	46,717	109,092
Daytime Population	6,655	56,426	123,620
Average HH Income	\$82,126	\$74,663	\$83,869
No. of Household	3,534	20,501	47,725

Close Proximity to Public Parking Lot, Vinton Farmers Market and Town Stage

## AERIAL



### ROANOKE COUNTY-VINTON REVITALIZATION

Vinton earned the Virginia Association of Counties (VACo) Achievement Award for projects that revitalized historic properties, created jobs and revitalized the downtown business district



For more information,  
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