

HILLTOP SQUARE SHOPPING CENTER

550 FIRST COLONIAL ROAD

Virginia Beach, VA 23451



PREMIER OUTPARCEL AVAILABLE – 3,500 SF to 8,280 SF

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HILLTOP SQUARE SHOPPING CENTER

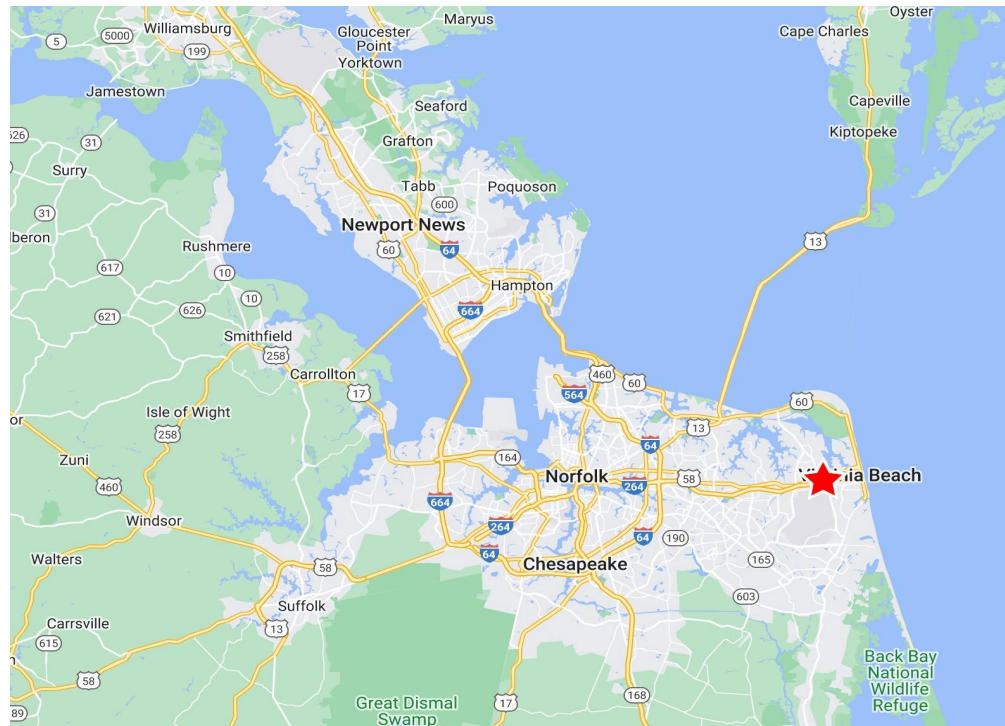
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PROPERTY FEATURES

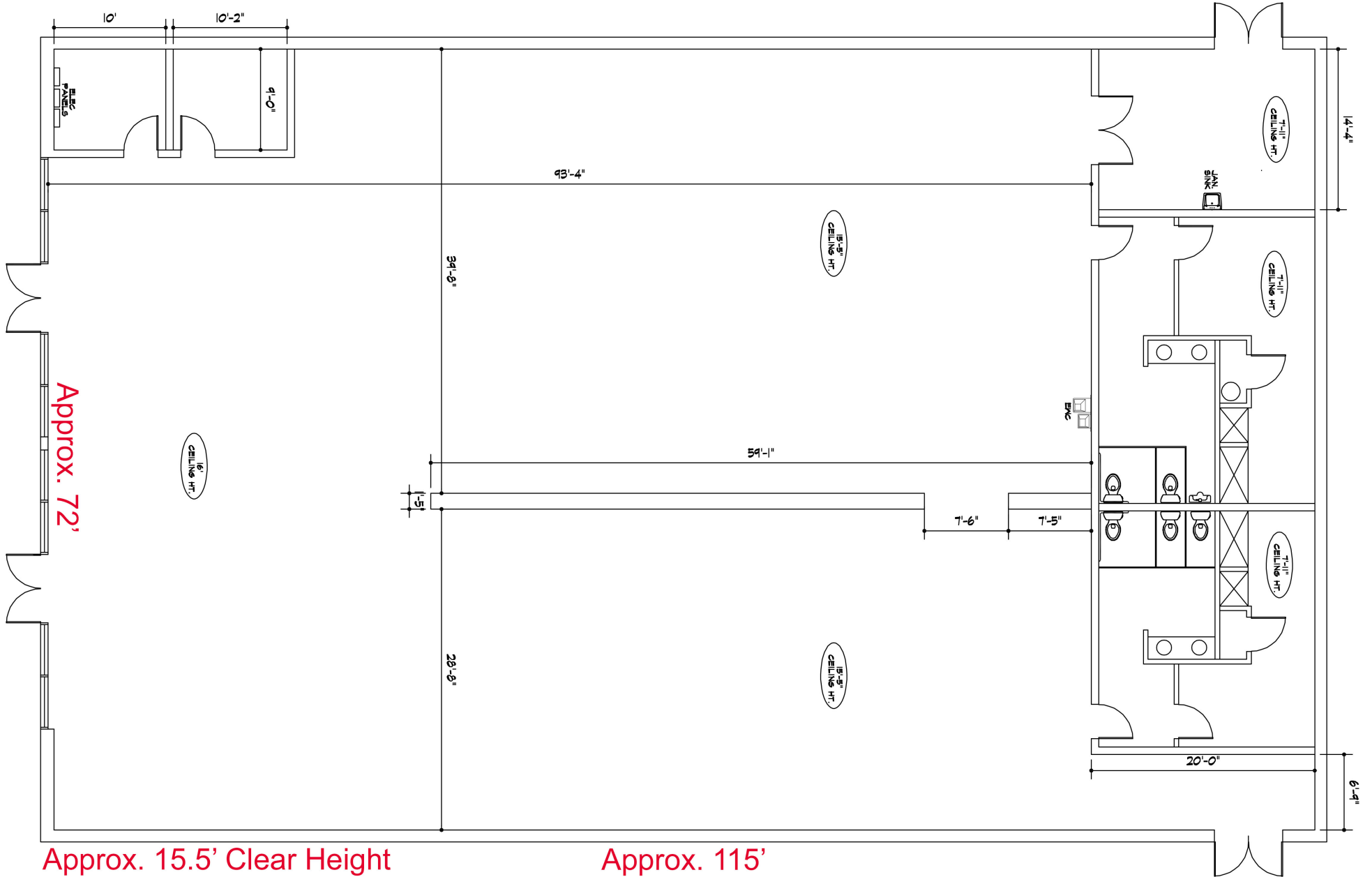
- 3,500 SF to 8,280 SF available (can be subdivided)
- Anchored by Walmart Supercenter
- Located at I-264, Laskin Road, and First Colonial Road
- Approximately 59,000 VPD at nearest intersection
- Immediate access to I-264 (66,000 VPD)
- Minutes to Virginia Beach Oceanfront, multiple private golf courses, high income neighborhoods and Oceana military base

Join Tenants / Nearby Retailers



Demographics			
	1 Mile	3 Miles	5 Miles
Population	9,457	61,800	130,911
Daytime Population	10,357	73,479	150,503
No. of Households	4,455	27,578	54,081
Average Household Income	\$89,737	\$118,909	\$121,129
Median Household Income	\$63,795	\$77,777	\$81,560
Median Age	33.1	37.9	38.1
Education 25+	69.2%	77.5%	74.6%

AS-BUILT WITH DIMENSIONS



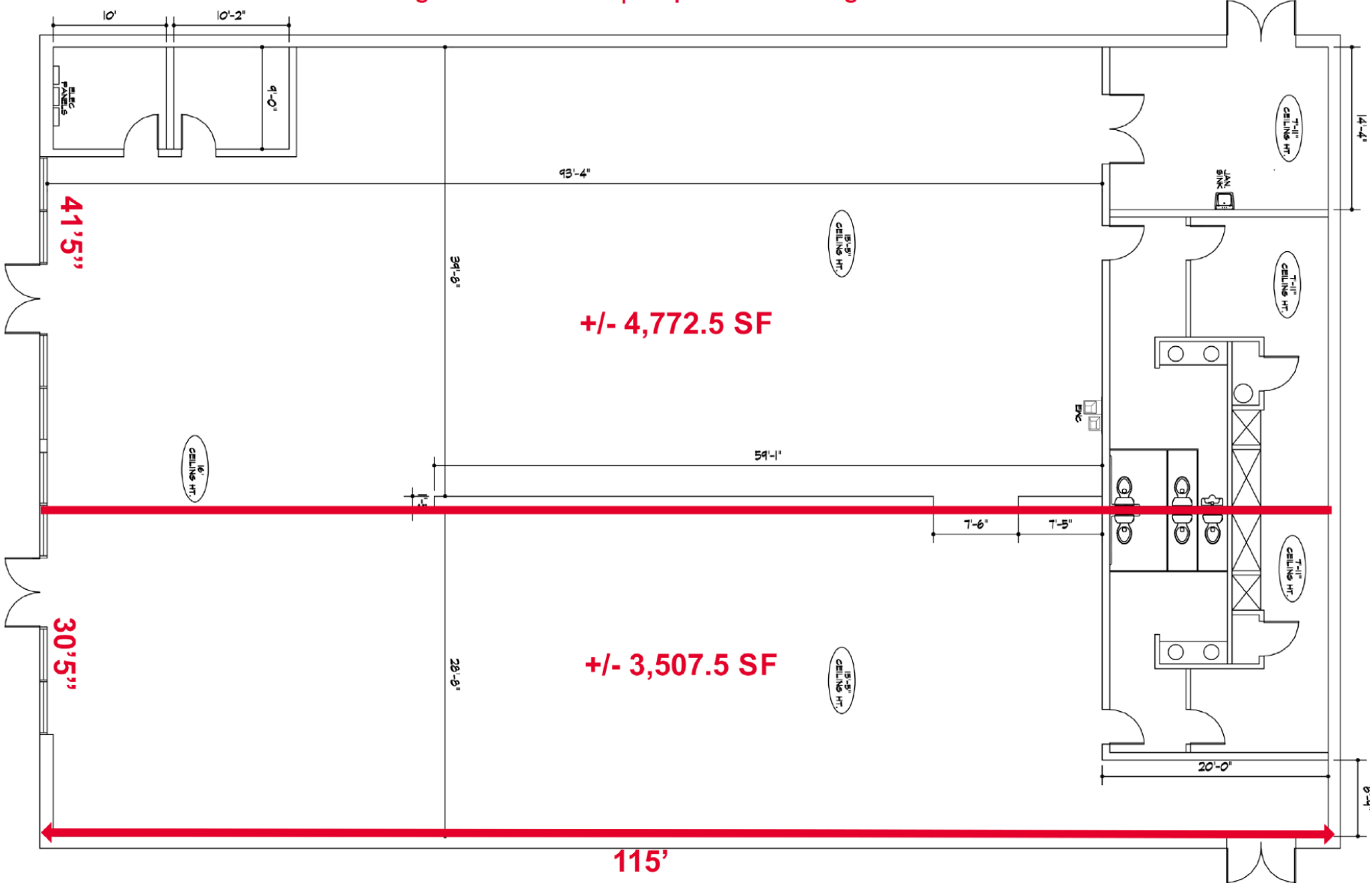
Approx. 15.5' Clear Height

Approx. 115'

Approx. 72'

AS-BUILT WITH DIMENSIONS

Pad Building – 8,280 SF
Existing conditions LOD | Proposed Demising Plan



FRANCIS & REEVE
SPACE PLANNING | INTERIORS
6.29.2022
S. REEVE

AS-BUILT DRAWING

550 FIRST COLONIAL ROAD
HILLTOP NORTH SHOPPING CENTER
VIRGINIA BEACH, VIRGINIA

8,280 SF

AERIAL

