



For Immediate Release

## First Wawa in Lynchburg Coming to Rosedale Development

**LYNCHBURG, VIRGINIA, March 5, 2024** – Cushman & Wakefield | Thalhimer is pleased to announce that convenience store chain Wawa has signed a lease with Rosedale developer T.P.B. Enterprises, LLC, and is moving forward with plans to open a fuel center and convenience store on a 1.9-acre outparcel at the signalized corner of Graves Mill Road and the newly opened Rosedale Boulevard in Lynchburg.

Although the exact timing for the store opening has yet to be announced, plans are fully approved and construction will begin imminently, according to Clay Taylor and Wyatt Poats with Cushman & Wakefield | Thalhimer, who represented T.P.B. Enterprises in lease negotiations.

The Wawa at Rosedale is slated to be the first store open in the Lynchburg market.

In addition to Wawa, the 62-acre mixed-use development includes fully approved plans for more than 90,000 square feet of commercial space and 796 apartments. According to the developer, 200 apartment units have already been built and are now leasing, with another 295 units expected to be ready for occupancy by spring 2024. Construction is also moving forward on a 28,000 square foot retail and office building that will feature a drive-thru.

According to Thalhimer, who handles the commercial leasing at Rosedale, future announcements are expected soon for the remaining outparcels at Rosedale. For leasing inquiries, please contact Jenny Stoner at [jenny.stoner@thalhimer.com](mailto:jenny.stoner@thalhimer.com) or John Pritzlaff at [john.pritzlaff@thalhimer.com](mailto:john.pritzlaff@thalhimer.com).

### For Further Information Contact:

**Clay Taylor, CCIM**

Senior Vice President, Capital Markets Group

T +1 540 767 3019

M +1 804 819 9948

[clay.taylor@thalhimer.com](mailto:clay.taylor@thalhimer.com)



Wawa rendering





Rosedale Commercial Space



Rosedale Multifamily Units



#### **About Wawa, Inc.**

A chain of over 950 convenience stores (752 offering gasoline), Wawa stores are located in Pennsylvania, New Jersey, Delaware, Maryland, Virginia, Florida, and Washington DC. The stores offer a large fresh food service selection, including Wawa brands such as built-to-order hoagies, freshly-brewed coffee, soups, sides, and snacks, and a full line of hot, iced, and frozen specialty beverages. Wawa carries more than 6,000 items including groceries, tobacco and candy. Wawa offers surcharge-free ATM's and began opening stores with gasoline operations in 1996 in an effort to provide customers with a total one-stop shopping experience.

#### **About T.P.B. Enterprises, LLC**

Headquartered in Lynchburg, Virginia, T.P.B. Enterprises, LLC is a ground-up residential and commercial development firm with a reputation for delivering high- quality projects that define the community landscape. With a diverse and expanding portfolio of multifamily, commercial, and mixed-use projects, they pride themselves on quality craftsmanship, customer service, and an ability to navigate complex challenges through collaboration

#### **About Cushman & Wakefield | Thalhimer**

Thalhimer was founded in 1913 and currently has offices in Richmond, Newport News, Virginia Beach, Fredericksburg, Roanoke, Charlottesville, and Lynchburg, Virginia. The company has nearly 100 broker professionals and employs more than 450 associates. Thalhimer represents, on behalf of its clients, a property portfolio of 54 million leasable square feet, management of more than 27 million square feet of commercial property, and 10,000 multifamily units. In 2023, Thalhimer completed over 1,800 transactions with a transactional volume of more than \$1.7 billion. Thalhimer is the region's leading provider of comprehensive commercial real estate services, including corporate services, investment sales, tenant representation, project management, asset management, and the sale and leasing of office, industrial and retail properties. To learn more, visit [www.thalhimer.com](http://www.thalhimer.com).

*Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance*

#### **About Cushman & Wakefield**

Cushman & Wakefield (NYSE: CWK) is a leading global commercial real estate services firm for property owners and occupiers with approximately 52,000 employees in approximately 400 offices and 60 countries. In 2022, the firm reported revenue of \$10.1 billion across its core services of property, facilities and project management, leasing, capital markets, and valuation and other services. It also receives numerous industry and business accolades for its award-winning culture and commitment to Diversity, Equity and Inclusion (DEI), Environmental, Social and Governance (ESG) and more. For additional information, visit [www.cushmanwakefield.com](http://www.cushmanwakefield.com).

**-END-**