

THE AIRE
AT WESTCHESTER
2,200 HOMES
UNDER CONSTRUCTION

1.27 ACRES FOR
GROUND LEASE

THE BELLA
250 UNITS

THE VUE
238 UNITS

FOUNDERS BRIDGE
608 HOMES

BROOK CREEK
70 UNITS

WESTCHESTER
COMMONS

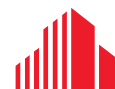
288

MIDLOTHIAN TPK
37,000 VPD

OUTPARCEL FOR GROUND LEASE

SHOPPES AT WESTCHESTER

MIDLOTHIAN, VIRGINIA



CUSHMAN &
WAKEFIELD

THALHIMER

SHOPPES AT WESTCHESTER

MIDLOTHIAN, VIRGINIA

PROPERTY FEATURES

- 1.27 Acres available for ground lease
- Abundant parking
- Excellent access to Midlothian Tpke and Route 288
- Adjacent to The Aire at Westchester – 2,200 home development and The Bella at Westchester – 250 units

Join Tenants/Nearby Retailers

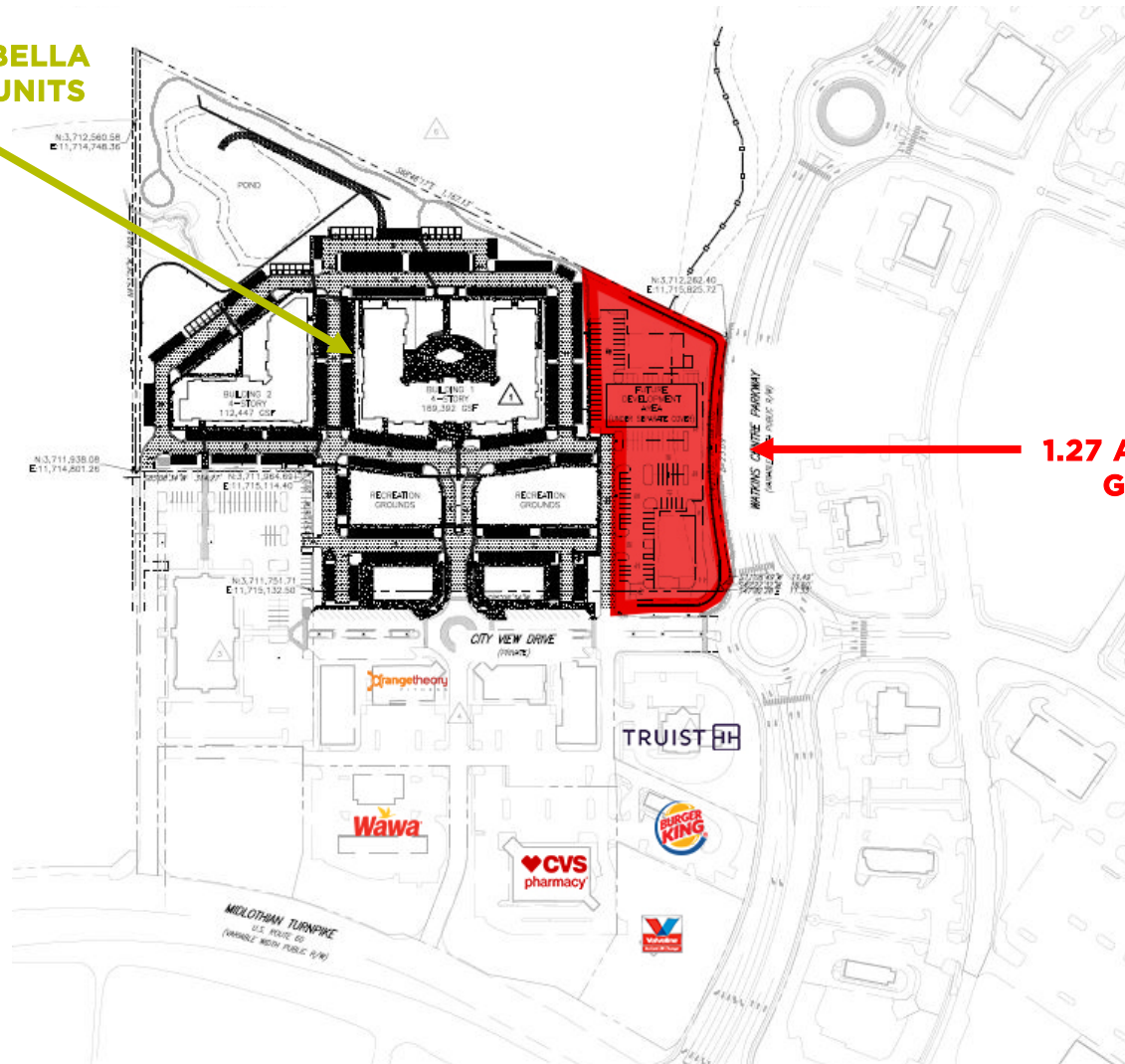


FUTURE RETAIL SHOP SPACE

SHOPPES AT WESTCHESTER

MIDLOTHIAN, VIRGINIA

**THE BELLA
250 UNITS**



**1.27 ACRE PARCEL FOR
GROUND LEASE**

Demographics



POPULATION



DAYTIME
POPULATION



AVERAGE
HOUSEHOLD INCOME

	POPULATION	DAYTIME POPULATION	AVERAGE HOUSEHOLD INCOME
1 Mile	2,064	2,746	\$193,098
3 Miles	26,169	24,187	\$164,076
5 Miles	67,644	65,110	\$157,197

SHOPPES AT WESTCHESTER MIDLOTHIAN, VIRGINIA



OUTPARCEL OPPORTUNITY



SHOPPES AT WESTCHESTER

MIDLOTHIAN, VIRGINIA



THALHIMER