



INVESTMENT SALE

1640 RICHMOND ROAD

WILLIAMSBURG, VA 23185



**CUSHMAN &
WAKEFIELD**

THALHIMER

// PROPERTY HIGHLIGHTS

 ±4,830 SF

 1.5 ACRE PARCEL

 B-2 ZONING

 118 PARKING SPACES

 OPERATING RESTAURANT | LEASE RUNS THROUGH 10/31/2029. SIGN AND EMAIL CONFIDENTIALITY AGREEMENT FOR LEASE TERMS.

 PRIME LOCATION | 40,262 POPULATION WITHIN 3-MILE RADIUS & 79,483 POPULATION WITHIN 5-MILE RADIUS

 SIGNALIZED INTERSECTION

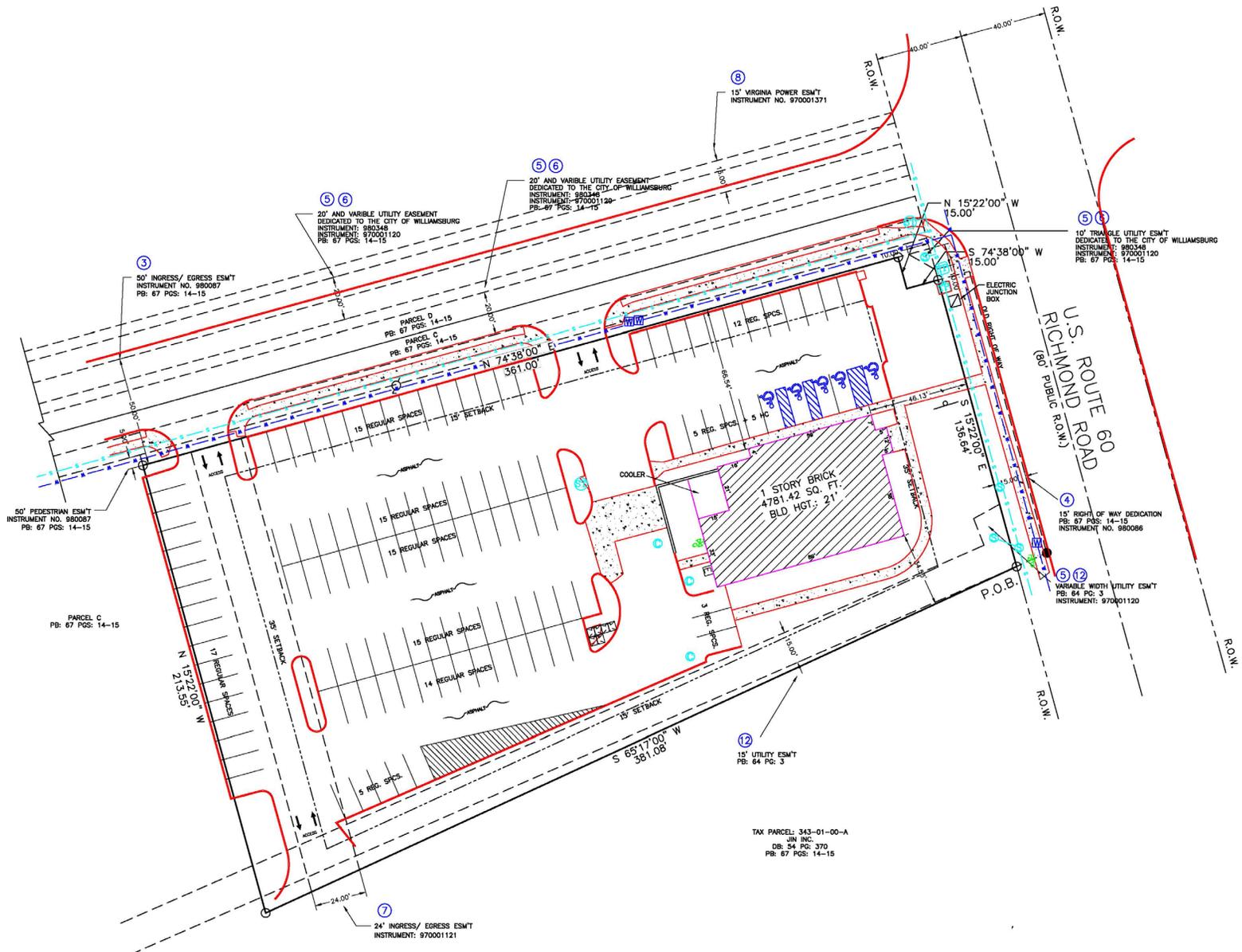
 MONUMENT SIGNAGE

 SALE PRICE: \$2,100,000
(ASSESSED AT \$2,428,000)



// 1640 RICHMOND ROAD

// SITE PLAN



1640

RICHMOND ROAD



DEMOGRAPHICS

	 POPULATION	 MEDIAN HOUSEHOLD INCOME	 DAYTIME POPULATION
1 Mile	6,176	\$61,833	6,730
3 Miles	40,262	\$81,046	53,235
5 Miles	79,483	\$94,386	86,445

// CONTACT

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