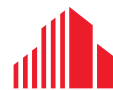




INVESTMENT SALE

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



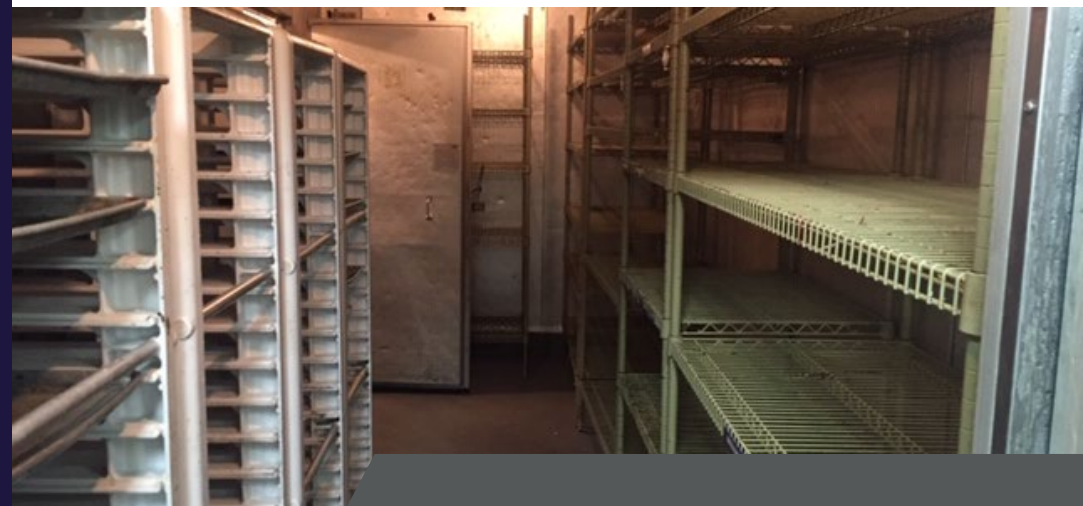
SIGNALIZED INTERSECTION



MONUMENT SIGNAGE

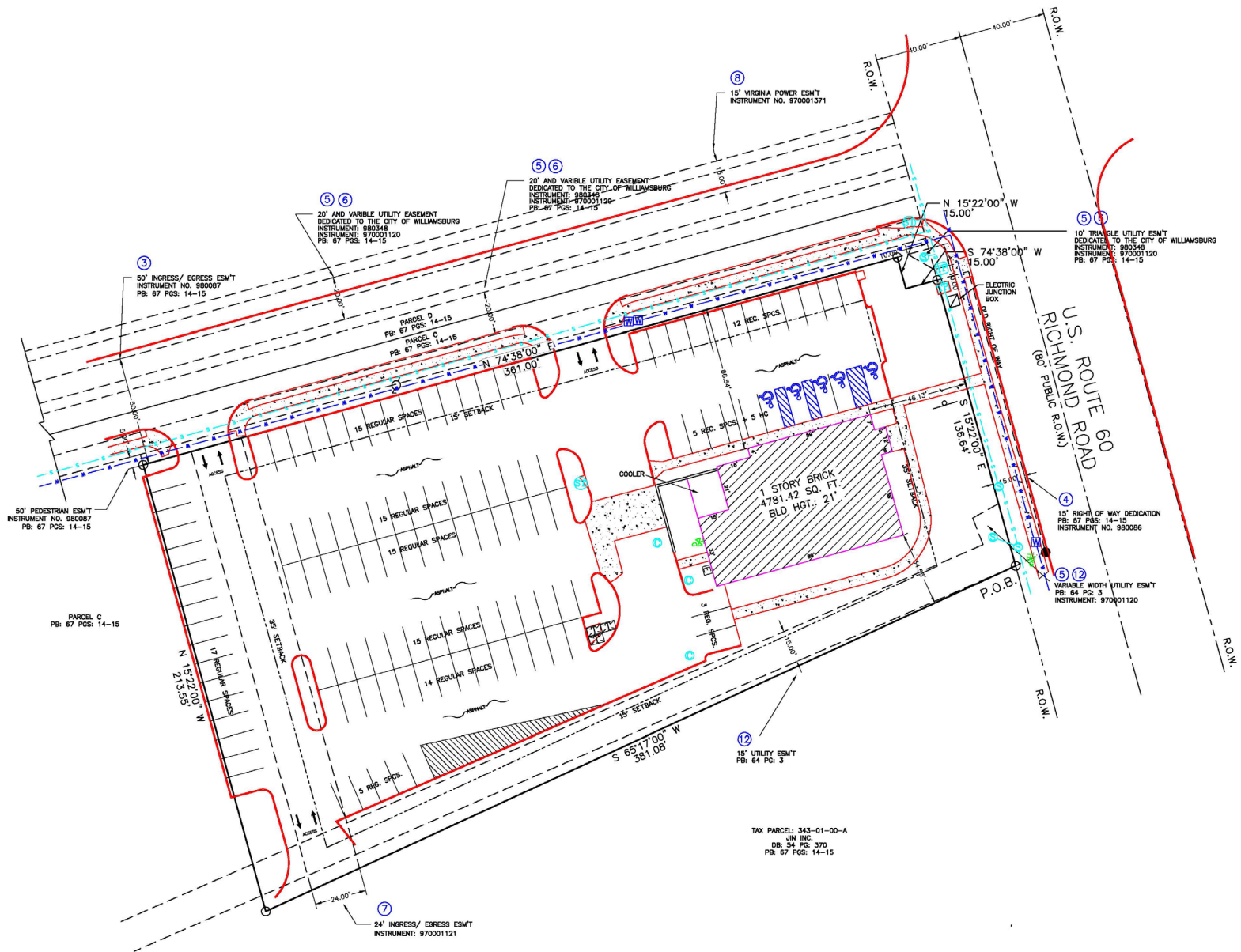


SALE PRICE: \$2,100,000
(ASSESSED AT \$2,428,000)



// 1640 RICHMOND ROAD

// SITE PLAN



1640

RICHMOND ROAD

Firestone



Residence Inn



WILLIAMSBURG

COLONIAL
WILLIAMSBURG

WILLIAM & MARY

DEMOGRAPHICS



POPULATION

1 Mile 6,176

3 Miles 40,262

5 Miles 79,483



MEDIAN HOUSEHOLD
INCOME

\$61,833

\$81,046

\$94,386



DAYTIME
POPULATION

6,730

53,235

86,445

CONTACT

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THALHIMER

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