



3,200 SF - 5,364 SF available
for sub-lease next door to Aldi!

FOR SUB-LEASE | Aldi Surplus Space | Dam Neck Square
1577 General Booth Boulevard | Virginia Beach, VA 23454

PROPERTY DESCRIPTION

Dam Neck Square is located at the very busy intersection of General Booth Boulevard and Dam Neck Road in Virginia Beach. Aldi will be opening a store in the former Food Lion, which has taken a larger former Farm Fresh store across the street. This submarket is known for its high income, educated population. Traffic generators in the area include the Virginia Beach Municipal Center and Courthouse, Oceana Naval Air Base, Camp Pendleton, Sandbridge Beaches and Corporate Landing.

Contact us:

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Accelerating success.

PROPERTY INFORMATION

AVAILABILITY: +/- 5,364 SF with 43' of frontage; space can be reduced in size

RENT: \$15.50 PSF

CAM, TAXES,
& INSURANCE: Tenant to pay pro-rata share of CAM, taxes, and insurance estimated to be \$2.70 PSF

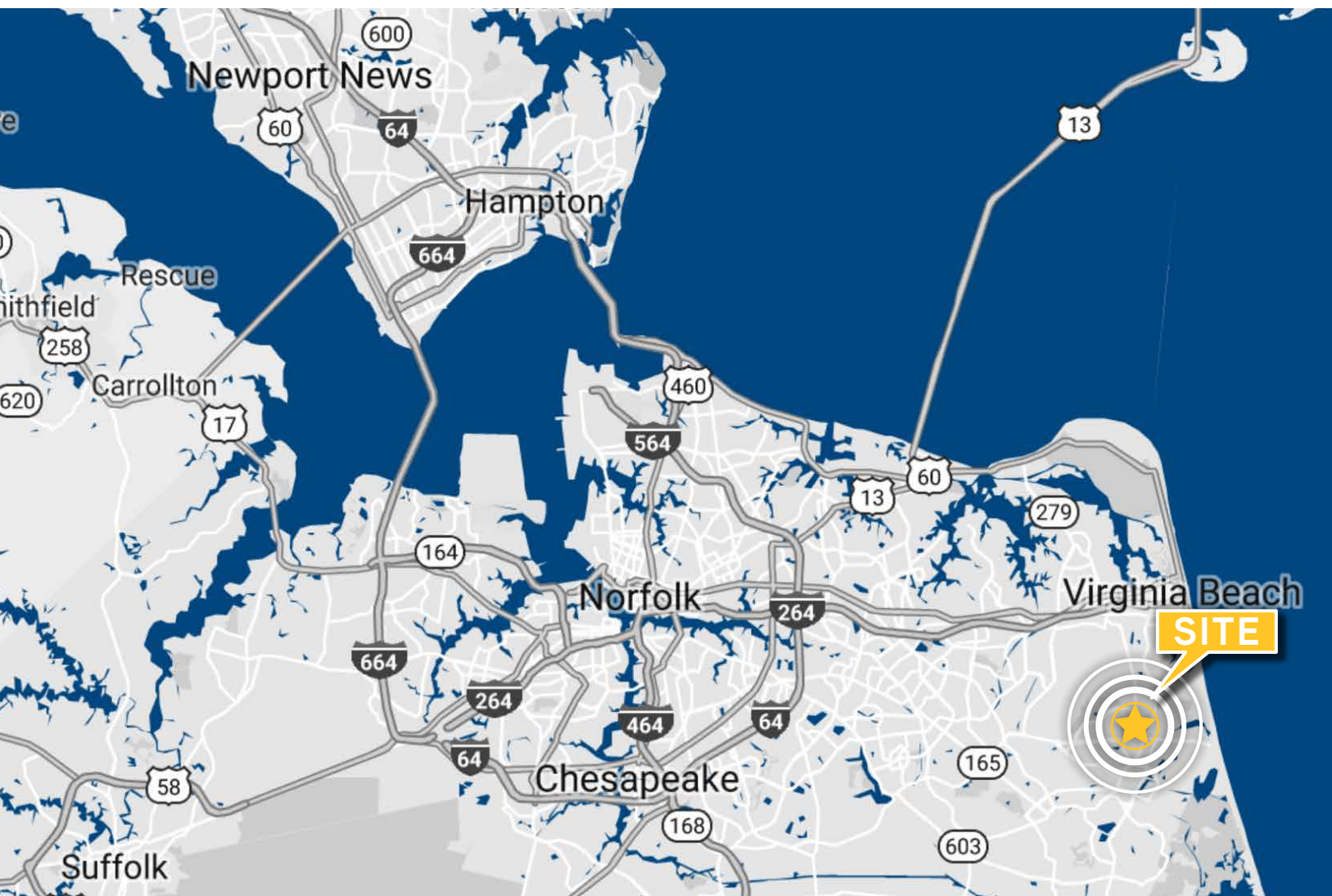
SURROUNDING RETAIL: Harris Teeter, Food Lion, Target, Walmart, Regal Cinemas, Home Depot, One Life Fitness

FRONTAGE: 43' 5"

SHOPPING CENTER: New facade renovation coming soon!

INGRESS/EGRESS: One point of access via General Booth Blvd, and two points of access via Dam Neck Rd.

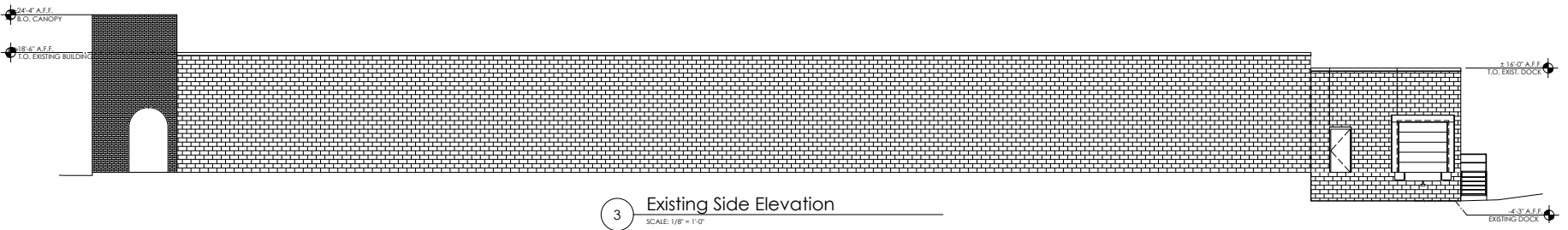
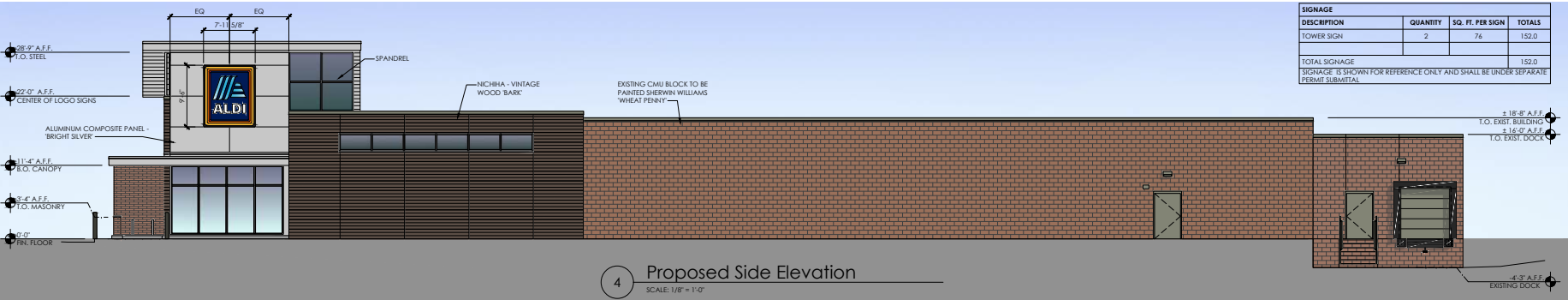
TRAFFIC COUNTS: 51,000 VPD on General Booth Blvd
26,000 VPD on Dam Neck Rd



DAM NECK SQUARE PHOTOS



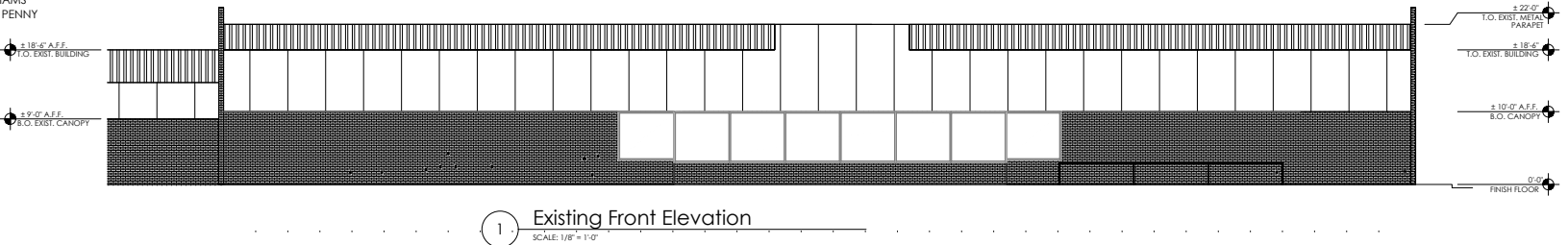
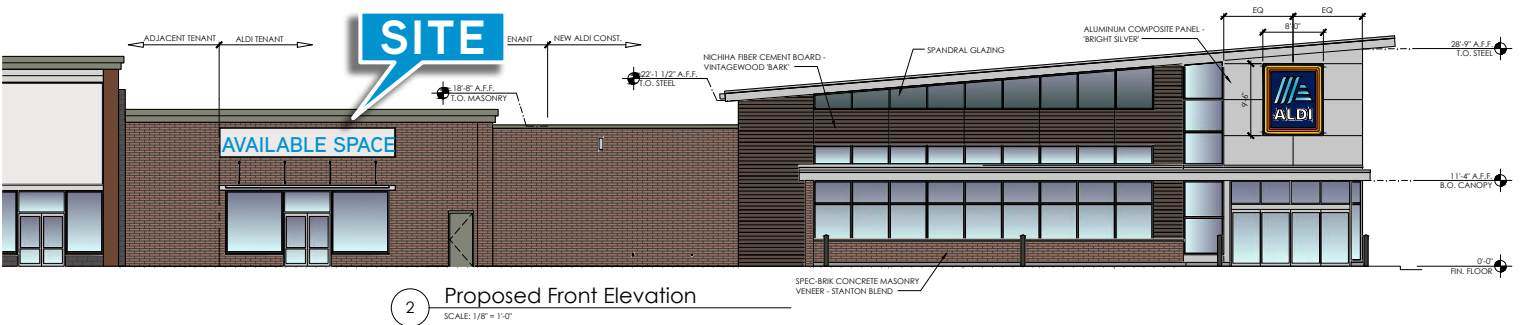
PROPOSED ELEVATION

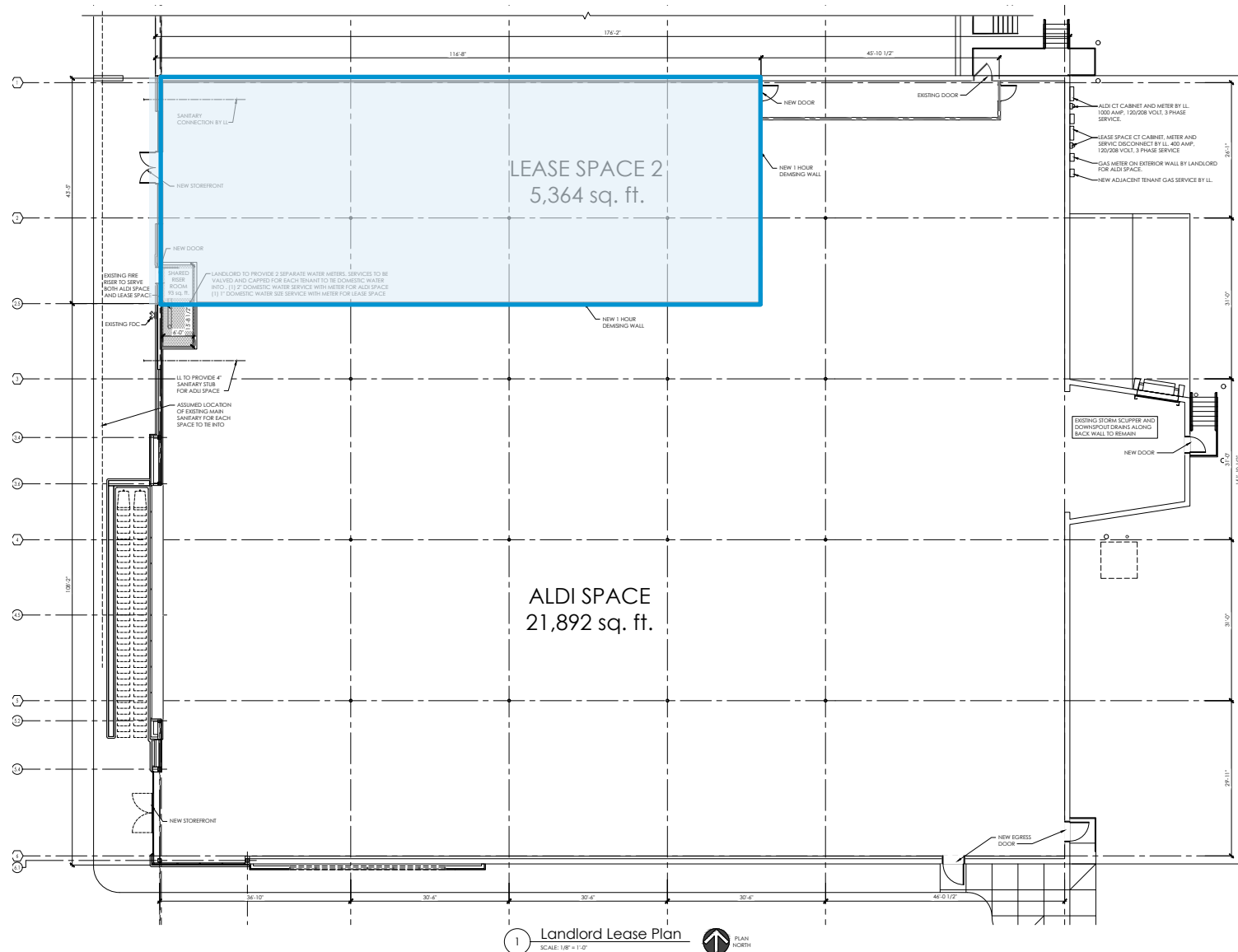


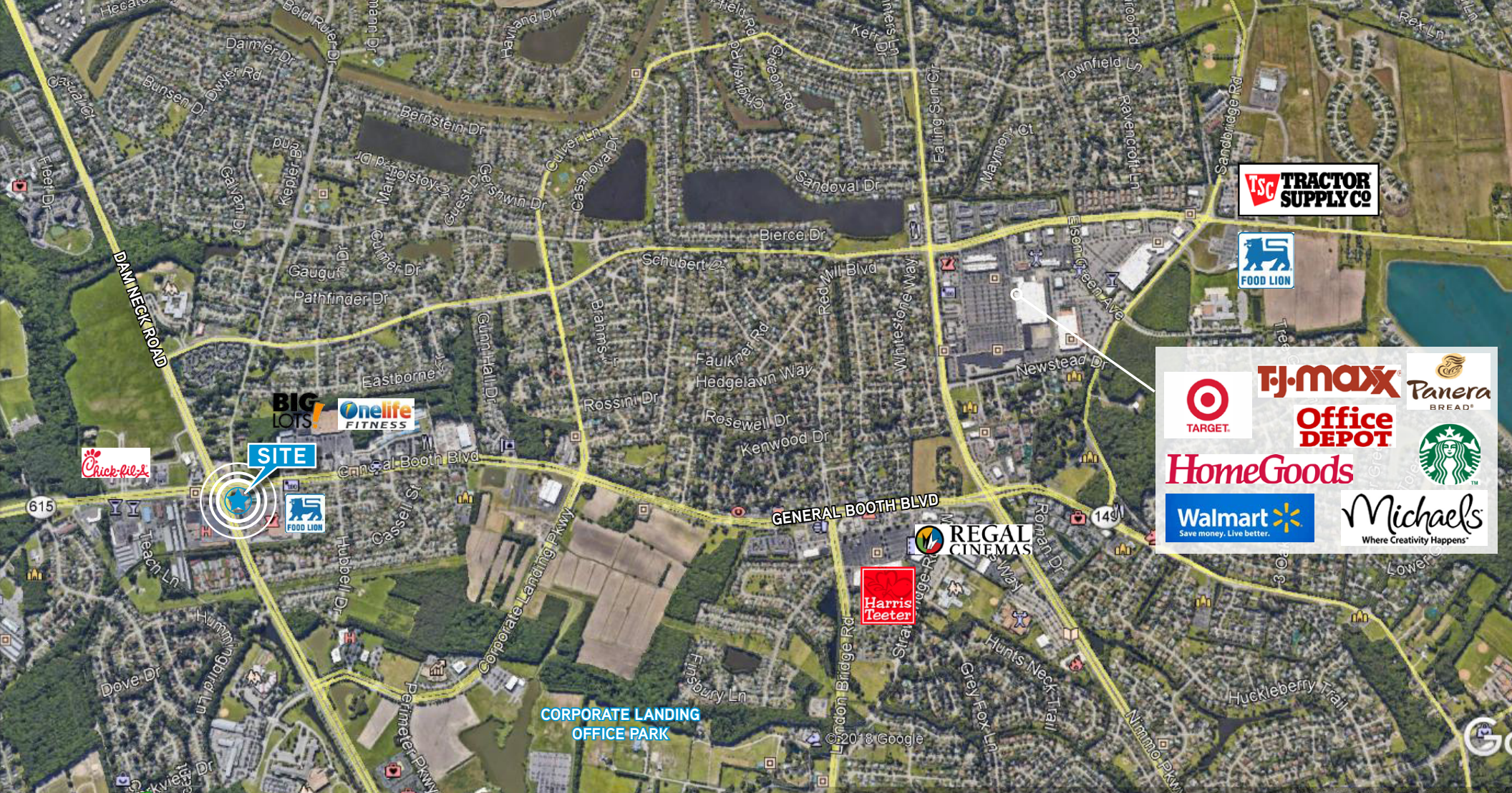
SPEC BRIQ STANTON BLEND



SHERWIN WILLIAMS SW 7705 WHEAT PENNY







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DEMOGRAPHIC FACTS	1 Mile	3 Miles	5 Miles
Population	10,153	45,575	109,388
Average HH Income	\$76,050	\$98,464	\$89,187
Daytime Population	8,465	44,785	121,017



Accelerating success.