



FREESTANDING BUILDING

1883 S. CRATER ROAD | PETERSBURG, VA 23805

FEATURES

- **1,664 SF Freestanding Retail Building on 0.44 AC lot For Lease, Located on a Hard Corner.**
- Excellent visibility. 200' direct frontage on heavily traveled S. Crater Road (23,000 VPD).
- Direct access to I-95 (less than a mile).
- Close proximity to *Fort Lee*.
- Zoned B-2.
- Highly visible pylon signage.
- Located at the intersection of S. Crater Road/Route 301 and E. South Blvd.
- Abundant parking for parking-intensive tenants.

SPACE TYPE	Freestanding Building for Lease
AVAILABLE SPACE	1,664 SF on 0.44 AC Lot
ASKING PRICE	Ask Agent

DEMOGRAPHICS	2 Mile	5 Mile	10 Mile
2021 Population	19,455	70,226	167,058
Avg HH Income	\$51,459	\$59,300	\$70,711
Daytime Employment	8,912	35,106	56,539
Traffic Count	23,134 VPD on S. Crater Rd		

* Detailed demographics upon request



Robert Marshall: 804.864.9788 Ext. 102 (o)
 804.437.4323 (m)
 robertmarshall@taylorlongproperties.com

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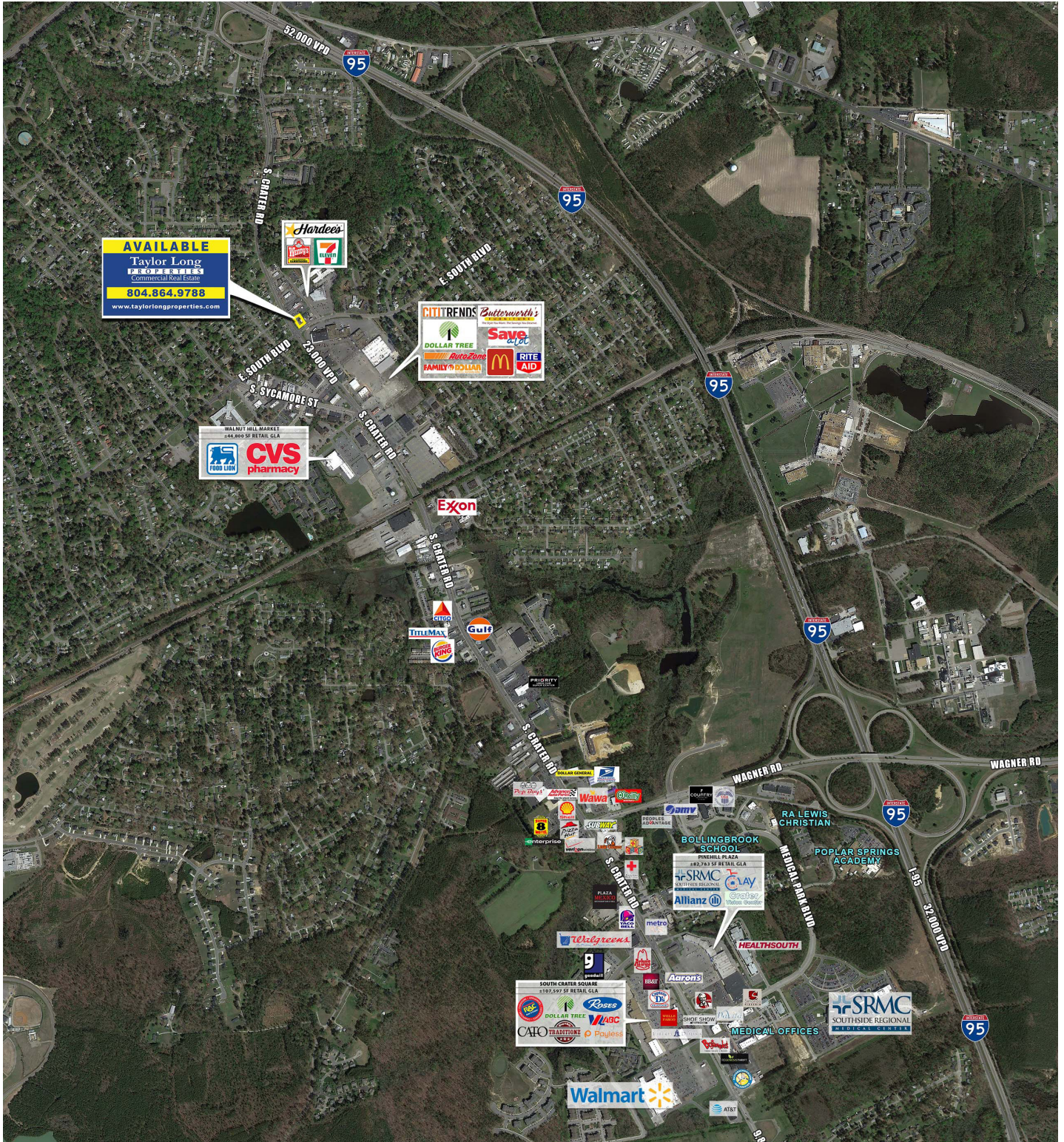


PHOTOS





AERIAL





MAP

