

Office Space Available on Busy West Mercury Boulevard



- Spacious office space on 2nd floor
- Parking is available on both the front and rear of building
- Minutes away from I-64
- Across the street from Langley Square Shopping Center
- Minutes away from Peninsula Town Center
- All utilities except data services are included

OFFERING DETAILS

LEASE RATE: \$1,300/Month
\$2/SF CAM Fee

OFFICE SIZE: 1,500 SF

TRAFFIC COUNT: 58,000 VPD

ZONED: C2

DEMOGRAPHICS	1 mile	3 miles	5 miles
Total Households:	4,554	33,611	59,934
Total Population:	10,957	84,492	149,820
Average Income:	\$62,931	\$72,284	\$74,502

The information contained herein has been obtained from sources that are deemed to be reliable. However, Mid-Atlantic Commercial and its Agent(s) make no representation and assumes no liability as to the accuracy and validity of the information herein. Purchasers are advised to perform their own research and verification in order to determine the suitability of the Property for their purchase.

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