

# FOR LEASE

 S.L. NUSBAUM Realty Co.  
Since 1906.



## SYCAMORE SQUARE SHOPPING CENTER

1220-1348 SYCAMORE SQUARE  
MIDLOTHIAN, VA 23113

FOR MORE INFORMATION, PLEASE CONTACT:

**BOB BUTCHER**

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# EXECUTIVE SUMMARY

1220-1348 SYCAMORE SQUARE, MIDLOTHIAN, VA 23113



## OFFERING SUMMARY

Lease Rate:	\$15.00 SF/yr (NNN; Gross)
Building Size:	102,406 SF
Available SF:	955 - 38,071 SF

[CLICK HERE TO VIEW PROPERTY VIDEO](#)

## PROPERTY OVERVIEW

Located in the “Village” of Midlothian, just east of Rte. 288. Affordable rents and pleasant shopping atmosphere. Join Jos. A. Bank, Truist, Nationwide and others.

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# ADDITIONAL PHOTOS

1220-1348 SYCAMORE SQUARE, MIDLOTHIAN, VA 23113

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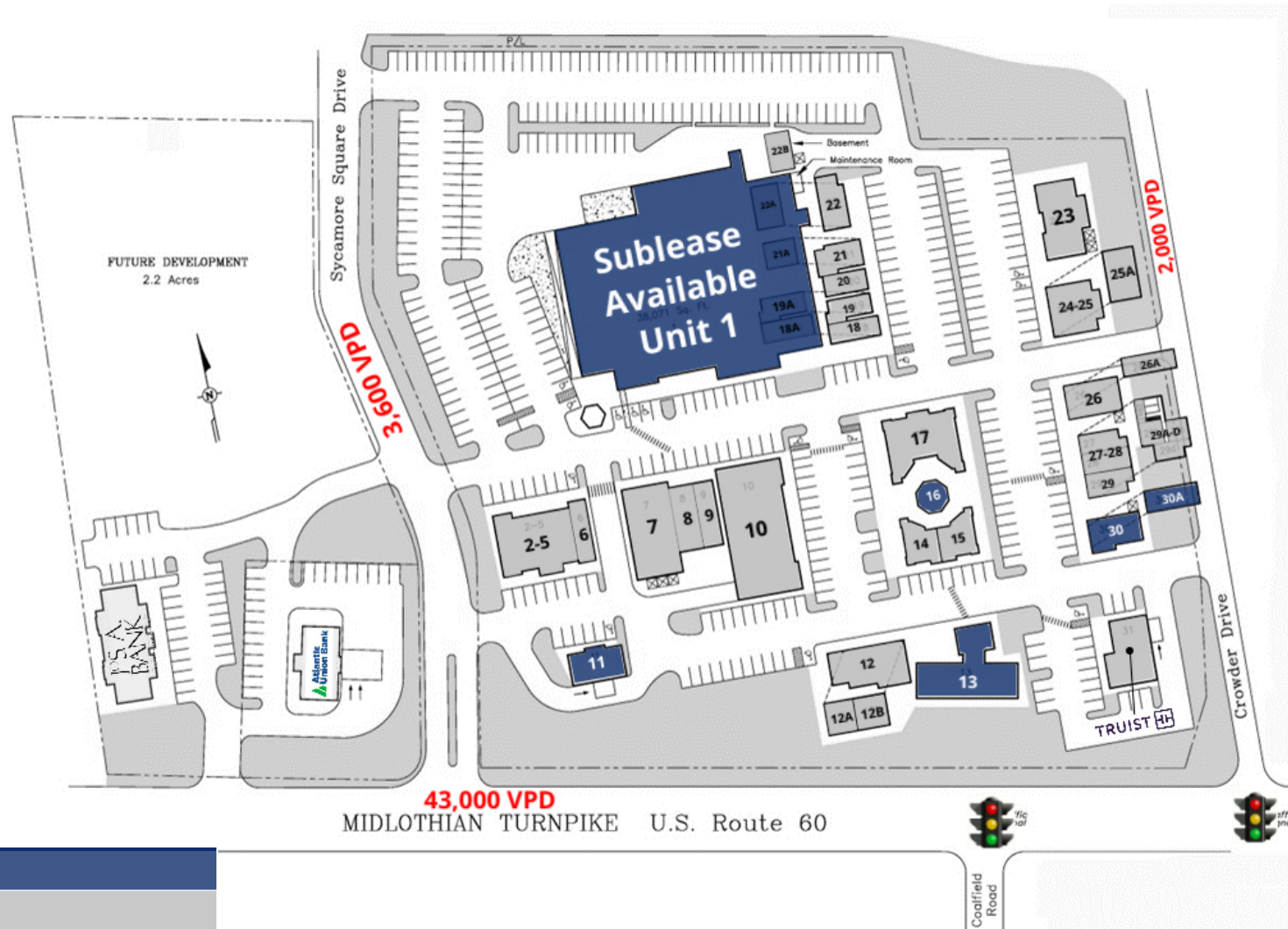
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# SITE PLAN

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## LEGEND

Available

Unavailable

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# VACANCY OVERVIEW

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## AVAILABLE SPACES

UNIT(S)	TENANT	SIZE (SF)	DESCRIPTION
■ 1	Available	38,071 SF	-
■ 2-5	Ahead of Hair	4,004 SF	-
■ 6	Paint 'N Play RVA	928 SF	-
■ 7	It's Chic Again	3,600 SF	-
■ 8	Dances With Wool	1,500 SF	-
■ 9	Hunan Wok	1,080 SF	-
■ 10	Quilter's Corner	7,700 SF	-
■ 11	Available	2,158 SF	Outparcel
■ 12	Isabella's Bistro & Salumeria	2,423 SF	-
■ 12A	Nationwide Insurance - Cannon	810 SF	-
■ 12B	Isabella's Bistro & Salumeria	702 SF	-
■ 13	Available	4,651 SF	Former Restaurant
■ 14	Hair Identity	1,150 SF	-
■ 15	Cottage Lane	1,300 SF	-
■ 16	Available	1,000 SF	-
■ 17	Training House	3,500 SF	-
■ 18	The S.E.E. Boutique	773 SF	-
■ 18A	Be Lashed	696 SF	-
■ 19	Not Fade Away Gifts & Apparel	918 SF	-

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# VACANCY OVERVIEW

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UNIT(S)	TENANT	SIZE (SF)	DESCRIPTION
■ 19A	Sandy's Alterations	731 SF	-
■ 20	Huguenot Barber Shop	914 SF	-
■ 21	Spa-Tacular Parties	1,036 SF	-
■ 21A	Flexi-Dent	697 SF	-
■ 22	Biringer Builders	1,006 SF	-
■ 22A	Biringer Builders	864 SF	-
■ 23	Nuevo	4,040 SF	-
■ 24-25	Transitions Float RVA	2,122 SF	-
■ 25A	Transitions Float RVA	1,369 SF	-
■ 26	The Little Bookshop	1,557 SF	-
■ 26A	Festive Creations	871 SF	-
■ 22B	Loyalty Painting	948 SF	-
■ 27-28	Winslow & McCurry, Law Offices	1,610 SF	-
■ 29	Madison Blair Boutique	841 SF	-
■ 29A-D	Winslow & McCurry, Law Offices	1,511 SF	-
■ 30	Available	1,370 SF	-
■ 31	Truist	3,000 SF	-
■ 30A	Available	955 SF	-

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# AREA RETAIL

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# DEMOGRAPHIC MAP & REPORT



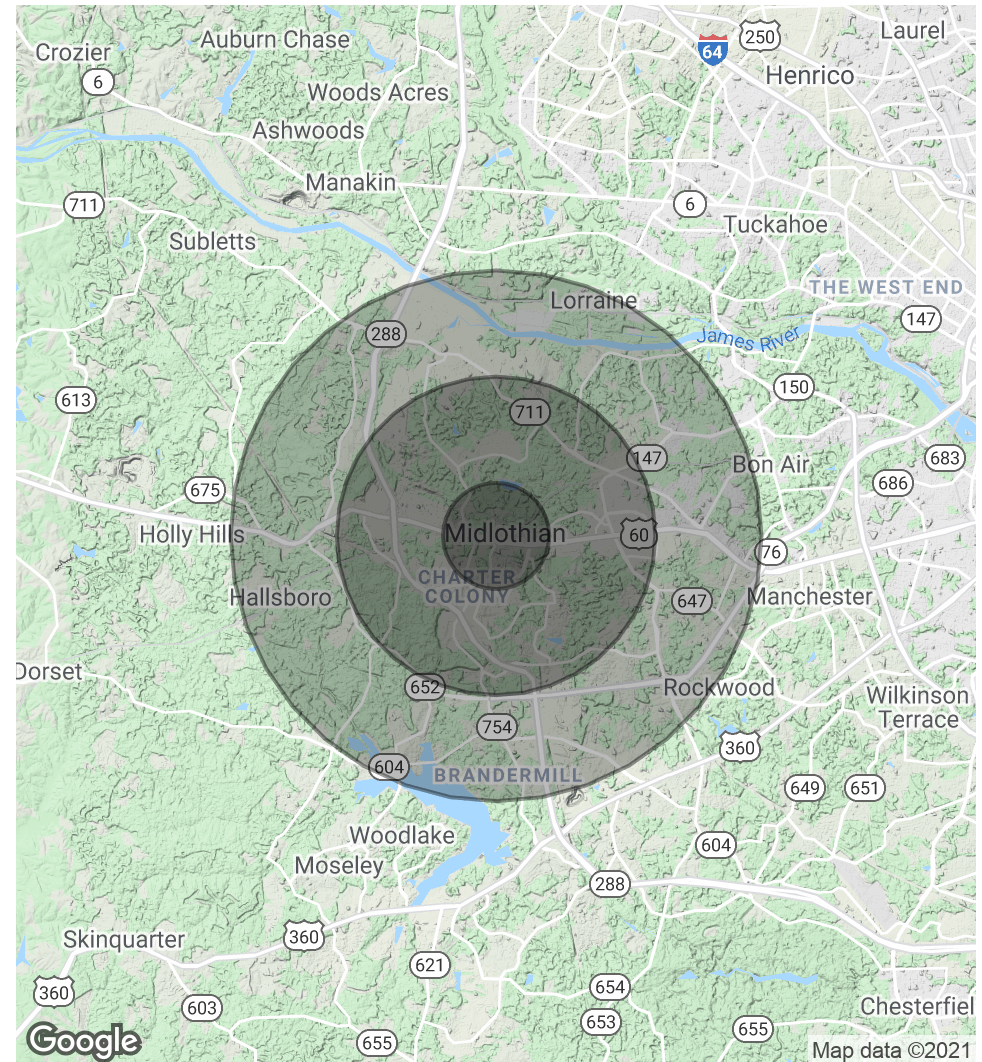
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	4,270	43,603	99,970
2025 Projected	4,621	47,557	106,917

*\*Based on 2020 ESRI data*

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,941	16,868	37,855
Average HH Income	\$108,171	\$137,009	\$123,898

TRAFFIC COUNT	VPD
Midlothian Turnpike	43,000
Sycamore Square Drive	3,600
Crowder Drive	2,000



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