

# FOR LEASE

 S.L. NUSBAUM Realty Co.  
Since 1906.

## MARKETPLACE SHOPPES

4655 MONTICELLO AVE  
WILLIAMSBURG, VA 23188

FOR MORE INFORMATION, PLEASE CONTACT:

**TYLER JACOBSON**  
VICE PRESIDENT  
757.640.5435  
TJACOBSON@SLNUSBAUM.COM

# PROPERTY SUMMARY

MARKETPLACE SHOPPES | WILLIAMSBURG, VA 23188



## OFFERING SUMMARY

Lease Rate:	Negotiable
Building Size:	26,626 SF
Available SF:	1,200 SF

## PROPERTY HIGHLIGHTS

- Part of the Marketplace Shopping District at Route 199 and Monticello Avenue
- Anchored by AutoZone, Duck Donuts, Batteries +Bulbs, Jersey Mike's, Little Caesars, Cold Stone Creamery, Sprint, Fast Fit
- Great tenant mix in Williamsburg's premier shopping center

## SPACES

Suite C

## SPACE SIZE

1,200 SF

## DESCRIPTION

Current SunTrust Bank Building

1.051 Acres

Available for Ground Lease 07-01-2022

S.L. NUSBAUM REALTY CO. | 1700 WELLS FARGO CENTER, 440 MONTICELLO AVENUE, NORFOLK, VA 23510 | 757.627.8611 | SLNUSBAUM.COM

PROPERTY SUMMARY | 2

FOR MORE INFORMATION, PLEASE CONTACT:

**TYLER JACOBSON**

VICE PRESIDENT

757.640.5435

TJACOBSON@SLNUSBAUM.COM



# SITE PLAN

MARKETPLACE SHOPPES | WILLIAMSBURG, VA 23188



## LEGEND

- Available
- Unavailable

S.L. NUSBAUM REALTY CO. | 1700 WELLS FARGO CENTER, 440 MONTICELLO AVENUE, NORFOLK, VA 23510 | 757.627.8611 | SLNUSBAUM.COM

SITE PLAN | 3

FOR MORE INFORMATION, PLEASE CONTACT:

**TYLER JACOBSON**  
VICE PRESIDENT  
757.640.5435  
TJACOBSON@SLNUSBAUM.COM



# MARKETPLACE SHOPPING DISTRICT

MARKETPLACE SHOPPES | WILLIAMSBURG, VA 23188



S.L. NUSBAUM REALTY CO. | 1700 WELLS FARGO CENTER, 440 MONTICELLO AVENUE, NORFOLK, VA 23510 | 757.627.8611 | SLNUSBAUM.COM

MARKETPLACE SHOPPING DISTRICT | 4

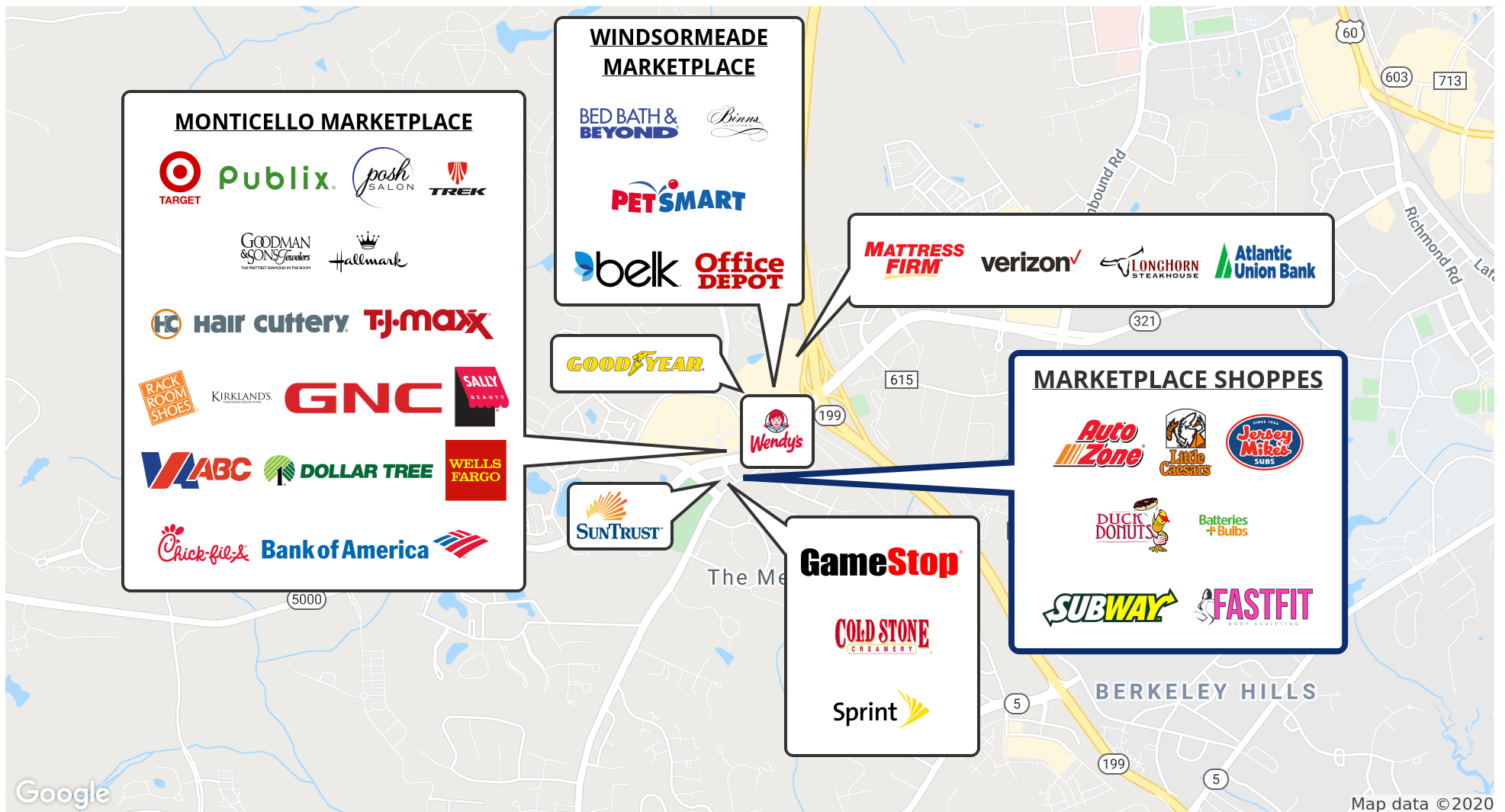
FOR MORE INFORMATION, PLEASE CONTACT:

**TYLER JACOBSON**  
VICE PRESIDENT  
757.640.5435  
TJACOBSON@SLNUSBAUM.COM



# AREA RETAIL

MARKETPLACE SHOPPES | WILLIAMSBURG, VA 23188



S.L. NUSBAUM REALTY CO. | 1700 WELLS FARGO CENTER, 440 MONTICELLO AVENUE, NORFOLK, VA 23510 | 757.627.8611 | SLNUSBAUM.COM

AREA RETAIL | 5

FOR MORE INFORMATION, PLEASE CONTACT:

**TYLER JACOBSON**  
VICE PRESIDENT  
757.640.5435  
TJACOBSON@SLNUSBAUM.COM

PROUD PARTNER  
**XTEAM**  
RETAIL ADVISORS

# ADDITIONAL PHOTOS

MARKETPLACE SHOPPES | WILLIAMSBURG, VA 23188

 S.L. NUSBAUM Realty Co.  
Since 1906.



S.L. NUSBAUM REALTY CO. | 1700 WELLS FARGO CENTER, 440 MONTICELLO AVENUE, NORFOLK, VA 23510 | 757.627.8611 | SLNUSBAUM.COM

ADDITIONAL PHOTOS | 6

FOR MORE INFORMATION, PLEASE CONTACT:

**TYLER JACOBSON**  
VICE PRESIDENT  
757.640.5435  
TJACOBSON@SLNUSBAUM.COM

PROUD PARTNER  
**XTEAM**  
RETAIL ADVISORS

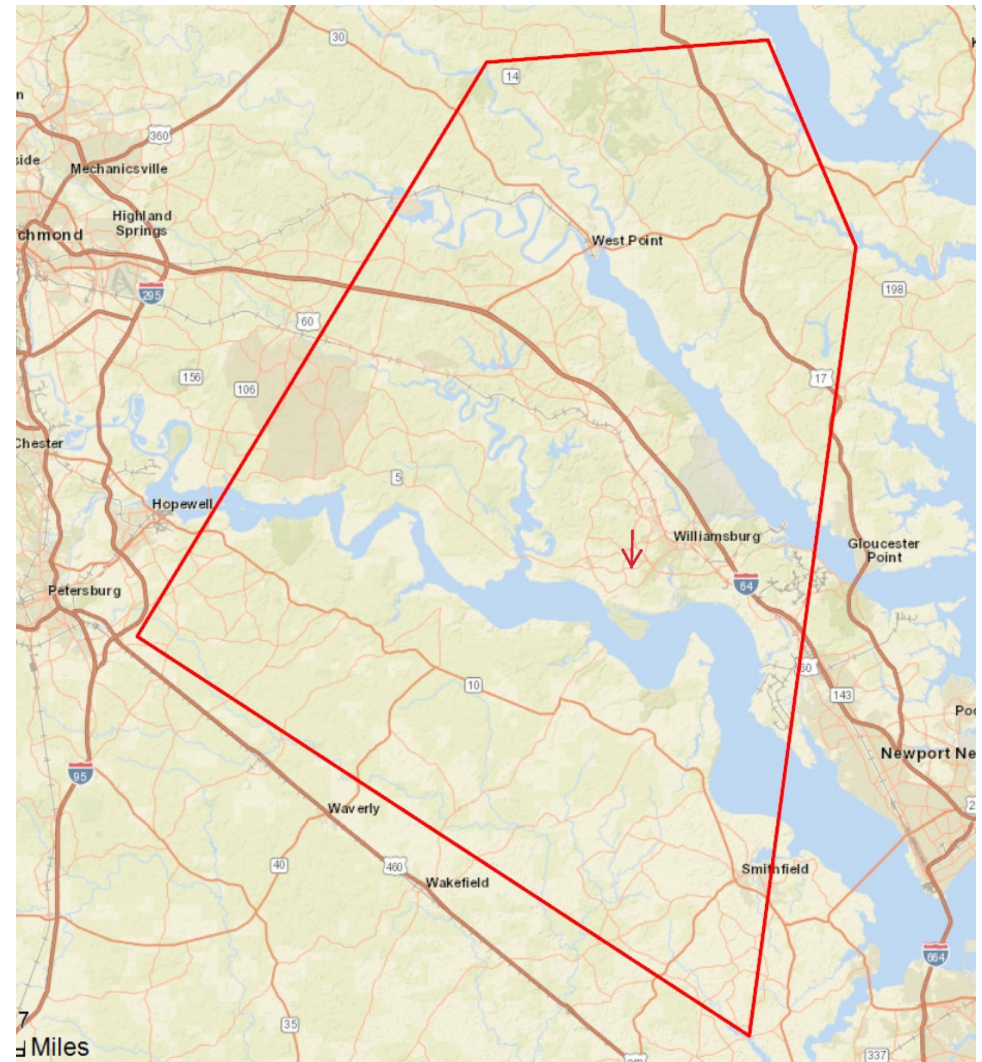
# DEMOGRAPHICS MAP & REPORT

MARKETPLACE SHOPPES | WILLIAMSBURG, VA 23188

## DEMOGRAPHICS OVERVIEW

	POLYGON
Total Population	187,527
Average Age	43.3
Total Households	70,922
# of Persons Per HH	2.51
Average HH Income	\$93,986

\* Demographics derived from 2019 ESRI data



FOR MORE INFORMATION, PLEASE CONTACT:

**TYLER JACOBSON**

VICE PRESIDENT

757.640.5435

TJACOBSON@SLNUSBAUM.COM

# CONTACT ME

**TYLER JACOBSON**

VICE PRESIDENT

757.640.5435

TJACOBSON@SLNUSBAUM.COM

**S.L. NUSBAUM REALTY CO.**

1700 WELLS FARGO CENTER, 440 MONTICELLO AVENUE, NORFOLK, VA 23510

757.627.8611

SLNUSBAUM.COM

**DISCLAIMER:**

No warranty or representation, expressed or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.



S.L. NUSBAUM Realty Co.

Since 1906.

PROUD PARTNER

**XTEAM**

RETAIL ADVISORS

