



**JOIN OUR NEW
 TENANTS
 DOMINO'S PIZZA &
 HOMETOWN REALTY**

FOR LEASE Colony Crossing | 2433 Colony Crossing Place, Midlothian, Virginia

Property Highlights

- Potential for retail and office uses
- 1,513± SF available
- Easy access to Powhite Parkway and Route 288
- Next to Brandermill Community with 3,600+ homes
- Shops offer road frontage visibility with signalized entrance
- Area retailers include Food Lion, CVS, Dunkin' Donuts, River City Sportsplex
- Area schools include Strayer University, Clover Hill High School, Swift Creek Middle School

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	5,690	45,748	111,623
Average HH Income	\$94,908	\$104,440	\$104,399
Daytime Population	2,466	12,318	59,593

Drive Time and Distances



ST. FRANCIS HOSPITAL
1 Mile | 5 Minutes

UNIVERSITY OF RICHMOND
14.0 Miles | 18 Minutes

DOWNTOWN RICHMOND
15.8 Miles | 22 Minutes

JOHN TYLER COMMUNITY COLLEGE
2.9 Miles | 8 Minutes

VIRGINIA COMMONWEALTH UNIVERSITY
14.8 Miles | 21 Minutes

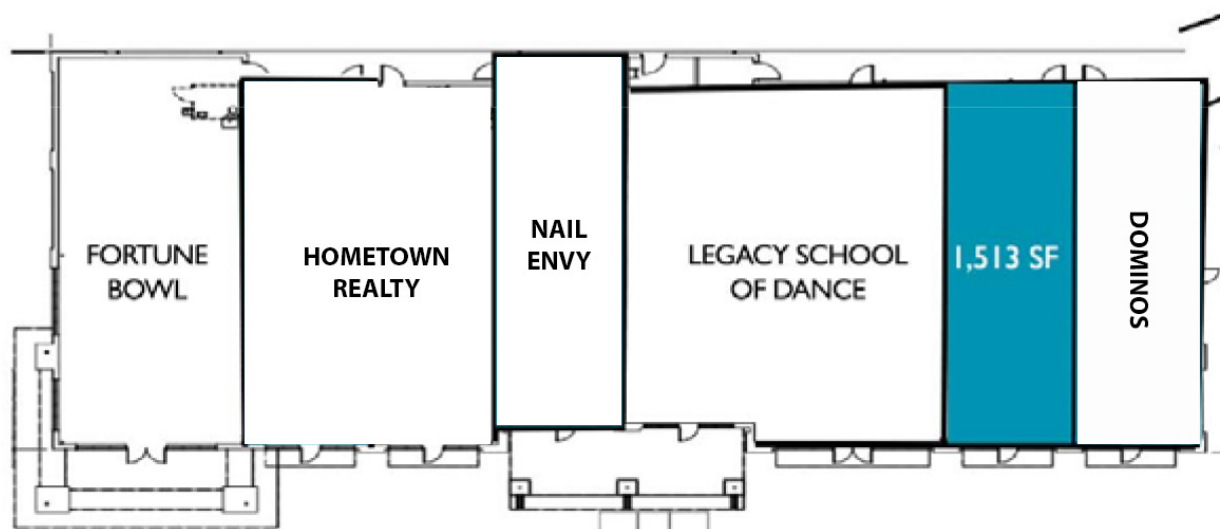
RICHMOND INTERNATIONAL AIRPORT
27.1 Miles | 35 Minutes



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FOR LEASE
Colony Crossing | Aerial



SURROUNDING SCHOOLS:

- Monacan High School: 1,437 students
- Evergreen Elementary: 1,080 students
- Clover Hill High School: 1,916 students
- Swift Creek Elementary: 1,521 students
- Swift Creek Middle School: 966 students

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