

**RIDDLE**  
**ASSOCIATES** Inc.  
Commercial Real Estate

# COMMERCIAL LAND FOR SALE

**1601 Cahoon Parkway  
Chesapeake, VA 23322**



**1.262 Acres, SALES PRICE: \$485,000**

## **PROPERTY HIGHLIGHTS:**

- Zoned B-2, General Commercial District
- Located at the Intersection of Cahoon Parkway and Grassfield Parkway
- 171.32 feet frontage on Cahoon Parkway
- Convenient Access to Route 17, Dominion Blvd, Cedar Road and Interstate 64
- Water, Sewer, Electricity, Natural Gas and Telephone Service Available
- Adjacent to Cahoon Plantation Golf Course, Walmart Supercenter and other new retail developments such as Cardinal Meadows, a 247 Town House Development.
- Traffic Count: Between Dominion Blvd & Cahoon Parkway 7,200 vehicles per day.  
Between Cedar Road and Grassfield Parkway 9,260 vehicles per day.

The information presented in this marketing flyer is obtained from sources believed to be reliable, but is not warranted.  
This offer is subject to prior sale or lease, errors, omissions or withdrawal without notice.

**EXCLUSIVELY OFFERED BY :**

**CONTACT: LINDSEY R. ELLIOTT**

[lre@riddleassociates.com](mailto:lre@riddleassociates.com)

**DAVID HUNTER**

[dhunter@riddleassociates.com](mailto:dhunter@riddleassociates.com)

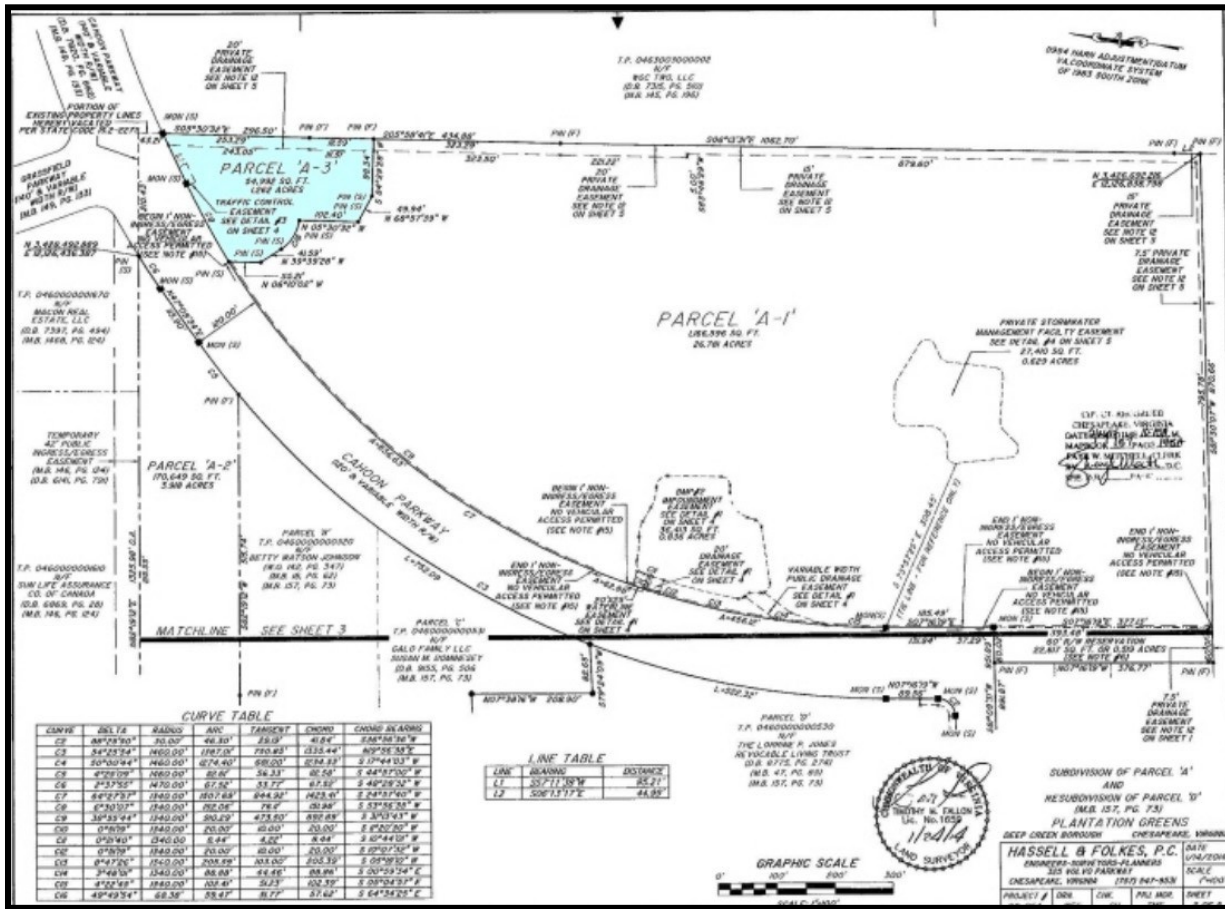
**(757) 523-1900**

**RIDDLE ASSOCIATES, INC.**

**Commercial Real Estate**

**“Real Estate Services Tailored to Your Needs”**

# SUBDIVISION PLAT



**1601 Cahoon Parkway, Chesapeake, VA 23322**

The information presented in this marketing flyer is obtained from sources believed to be reliable, but is not warranted. This offer is subject to prior sale or lease, errors, omissions or withdrawal without notice.