

FOR LEASE



200 Floyd Thompson Blvd
Hampton, VA 23666

RENT: \$19.48/SF + NNN \$4.00/SF

ABOUT PROPERTY

- Full-Equipped 2nd Gen Restaurant with Drive-Through
- Located at the signalized intersection of Floyd Thompson Blvd and Neil Armstrong Pkwy (formerly Magruder Blvd)
- One (1) 6 Foot Hood + One (1) 5 Foot Hood (both Fire Supression Hood)
- Two (2) Walk-ins
- Drive-Through, Covered Outside Patio, Covered Parking
- New HVAC and walk-in compressors
- Base Rent \$19.48/SF + NNN \$4.00/SF = \$3,616/MN excludes utilities

1,848 TOTAL SF 1.06 ACRES 2004 YEAR BUILT

FLOOR	One (1) Floor
ZONING	R-M, C-1
PARKING	24 Parking Spaces
TRAFFIC COUNT	24,800 Vehicles Per Day on Neil Armstrong Pkwy

For more information:
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HARVEY LINDSAY
COMMERCIAL REAL ESTATE

AERIALS & DEMOGRAPHICS

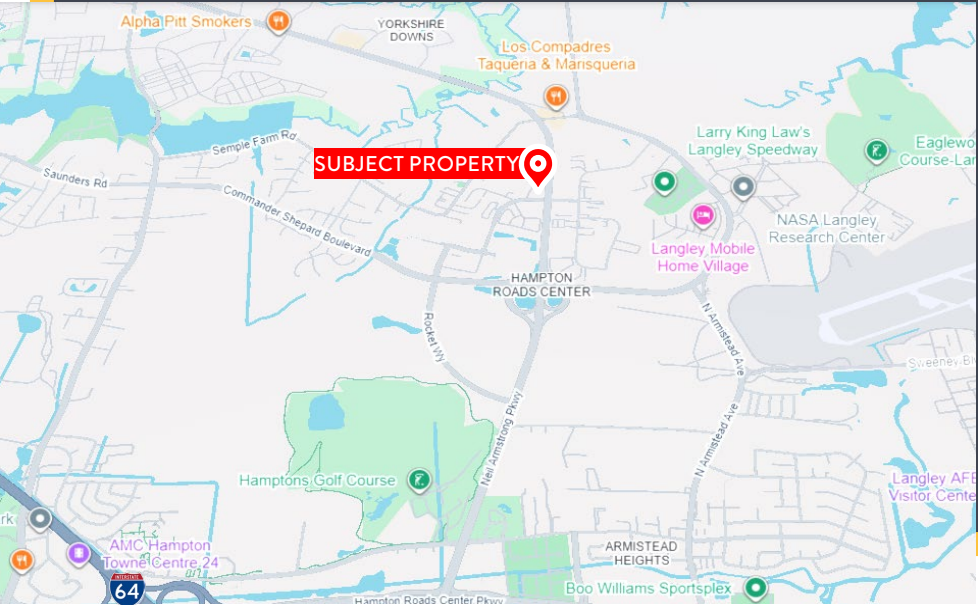
KEY FACTS WITHIN 10 MINUTES OF DRIVE TIME

89,890
POPULATION

37.6 MEDIAN AGE

2.34 AVG. HOUSEHOLD SIZE

\$84,964
Average Household Income



2025 Summary	3 Minutes	7 Minutes	10 Minutes
Population	3,543	30,149	89,890
Households	1,736	13,145	38,046
Tenant Housing Units	2,064	14,165	40,809
Owner Occupied Housing Units %	36.5%	37.7%	52.7%
Renter Occupied Housing Units %	63.5%	62.3%	47.3%

200 FLOYD THOMPSON BLVD



NEIL ARMSTRONG PKWY

FLOYD THOMPSON BLVD

FLOYD THOMPSON DRIVE

AERIAL

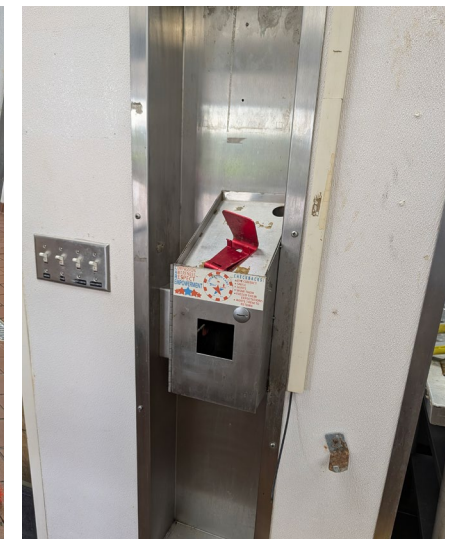
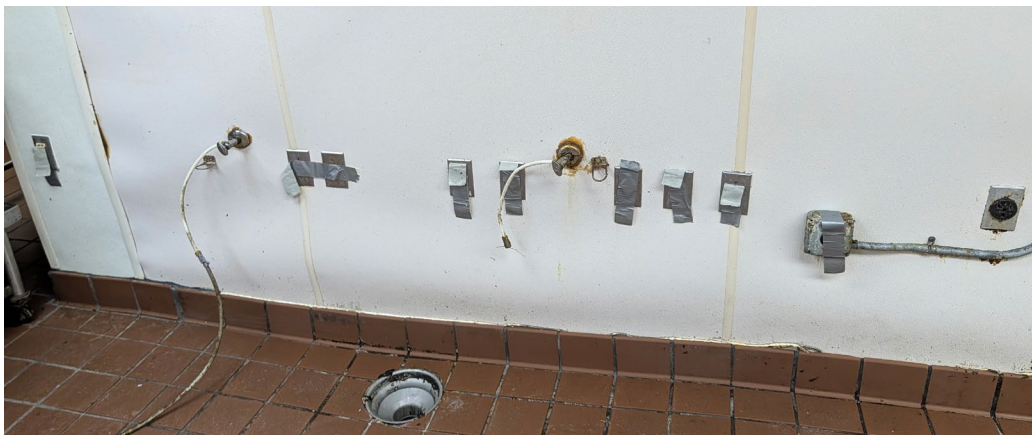
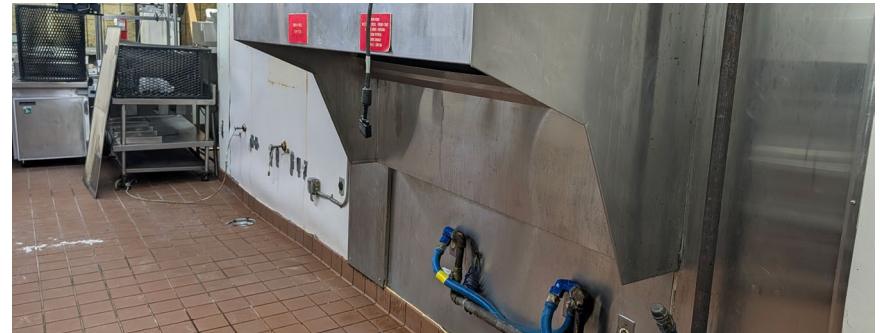
GALLERY - EXTERIOR PHOTOS

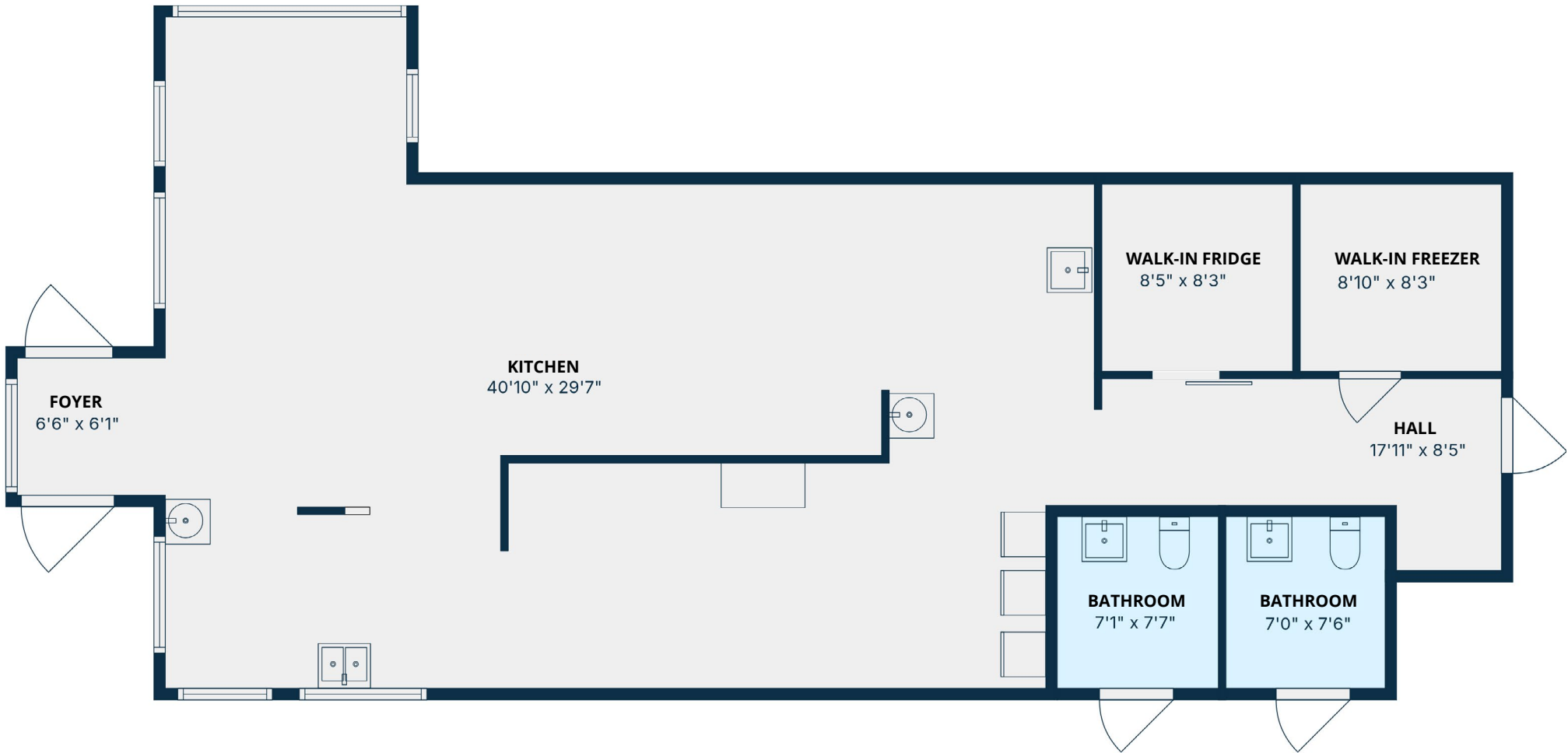
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GALLERY - INTERIOR PHOTOS

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FLOOR PLAN

CALL TODAY

TO SCHEDULE A TOUR



Michael Allen, CCIM

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