

RETAIL PROPERTY FOR LEASE

HOLLAND PLAZA SHOPPING CENTER

HOLLAND ROAD, VIRGINIA BEACH, VA



Brokerage with vision. Real estate with results.

Presented By:

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EXECUTIVE SUMMARY



OFFERING SUMMARY

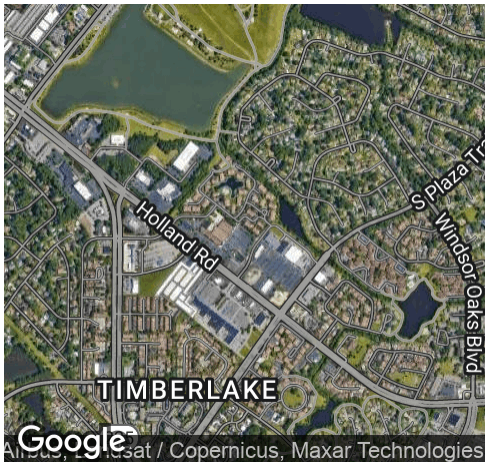
Available SF: 800 - 1,680SF

Lease Rate: \$20.00 - \$25.00
SF/YR (NNN)

CAM: \$3.90 - \$5.41

PROPERTY HIGHLIGHTS

- Easy access to I-264 at Independence Boulevard
- Closely located to Town Center and Lynnhaven Mall
- Abundant parking and visibility off of Holland Road
- Approximately 45,000 vehicles per day
- Surrounded by a population of nearly 150,000 people in 3-mile radius
- Excellent co-tenancy including Food Lion, Plaza Azteca, O'Reilly Auto Parts, Funville Playground & Cafe and more



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Households:	8,378	58,969	112,843
Total Population:	18,493	144,061	285,521
Average HH Income:	\$73,340	\$78,784	\$88,786



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RETAILER MAP



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AERIAL MAP



 **The KATSIAS
COMPANY**
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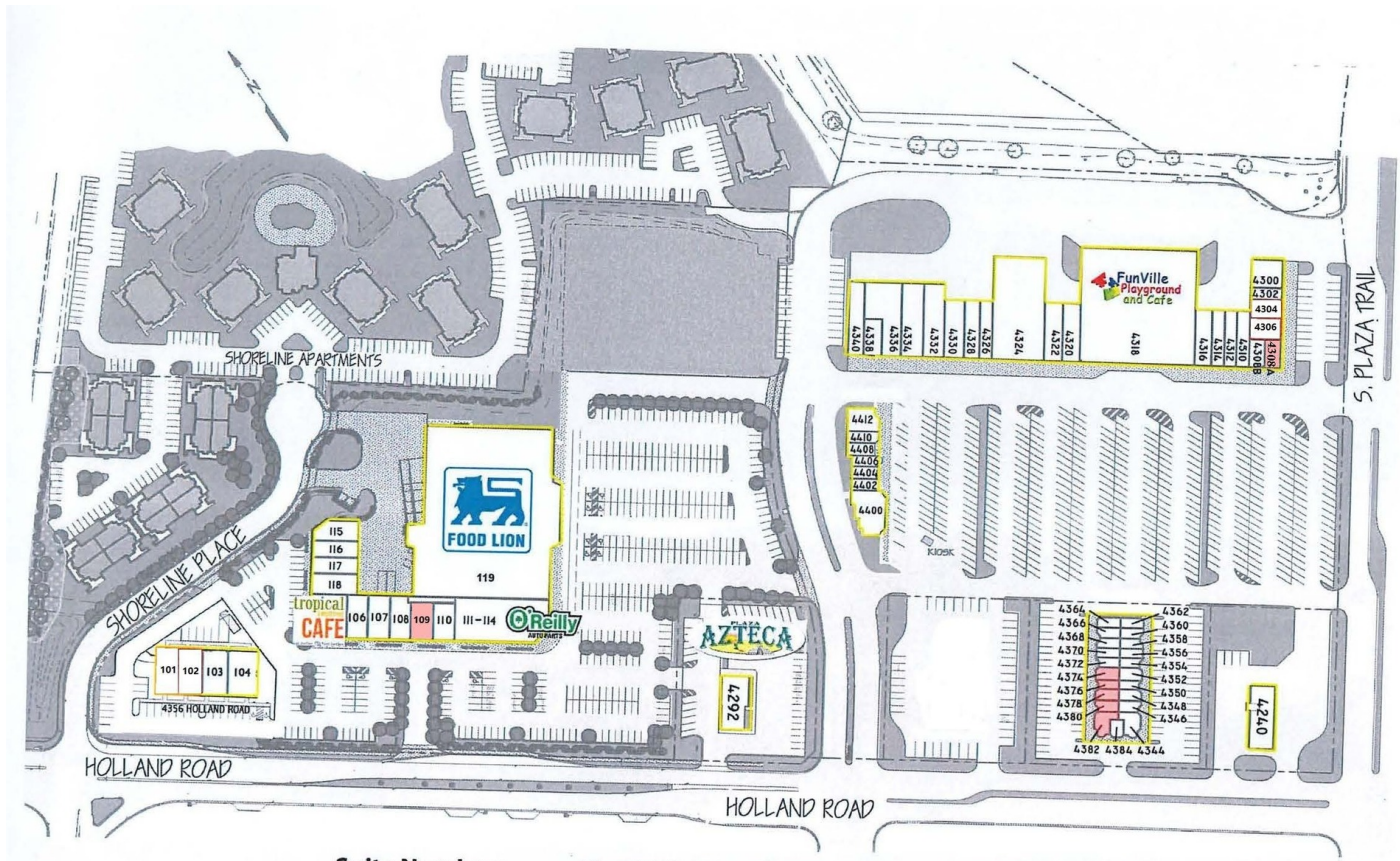
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AVAILABLE SPACES



Suite Number:	Size (SF):	Lease Rate:	CAM Fee:
109	1,680	\$25.00	\$4.78
4308A	800	\$20.00	\$3.90

LOCATION DESCRIPTION

Located at the intersection of Holland Road and South Plaza Trail, Holland Plaza Shopping center has prime access to Mount Trashmore (1.7 miles), I-264 (1.4 miles), and Town Center (1.5 miles).



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