

# retail FOR LEASE



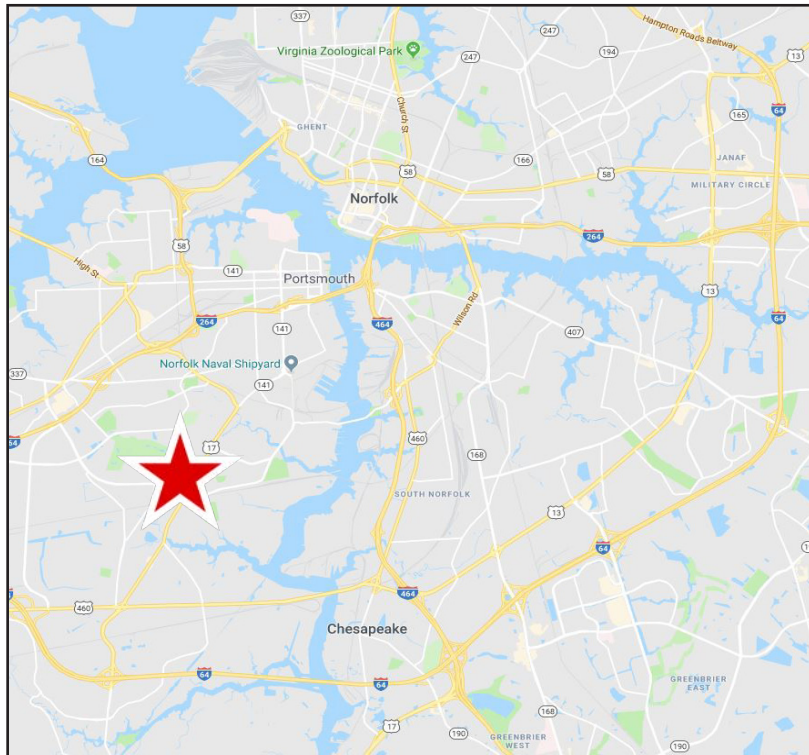
Williams Court I | 2012-2048 Victory Blvd., Portsmouth, Virginia

**LEASE RATE: \$14.00/PSF NNN**

**PROPERTY FEATURES:**

- **±3,600 SF storefront available!**
- **±100,519 SF Food Lion anchored Building;** Food Lion reporting “above average” sales
- **Highly Competitive Lease Rates!**
- **Located on prime signalized corner of busy intersection** - George Washington Hwy & Victory Blvd.
- **Ample parking** with 11/1,000 SF ratio
- **High Traffic Counts** - 23,000 VPD along George Washington Hwy & 18,000 VPD along Victory Blvd.

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Est. Population	11,766	74,923	217,595
Avg HH Income	\$41,551	\$42,953	\$52,263
Households	4,593	27,802	74,762



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AT&T NAILS  
CHINA MOON



3,600 SF  
AVAILABLE

BEAUTY  
WORLD

it's fashion metro

FOOD LION

SUBWAY

boost  
mobile

Little Caesars

ABC

Exotic  
TOBACCO & WINE

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AVAILABLE

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SUBWAY

boost  
mobile

Little Caesars

DUNKIN'

Waffle  
HOUSE

Arbys

FAMILY DOLLAR

O'Reilly  
AUTO PARTS

DOLLAR TREE

ExtraSpace  
Storage

McDonald's

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