




Area Retailers:
Dollar General, CVS,
Food Lion,
Dollar Tree &
Walgreen's

Well-established neighborhood shopping center serving both resi-

- Great visibility and parking
- 24,504 square feet
- Close proximity to Fort Eustis Army Base
- Enterprise Zone incentives available

[CLICK HERE FOR LOCATION MAP AND AERIAL](#)

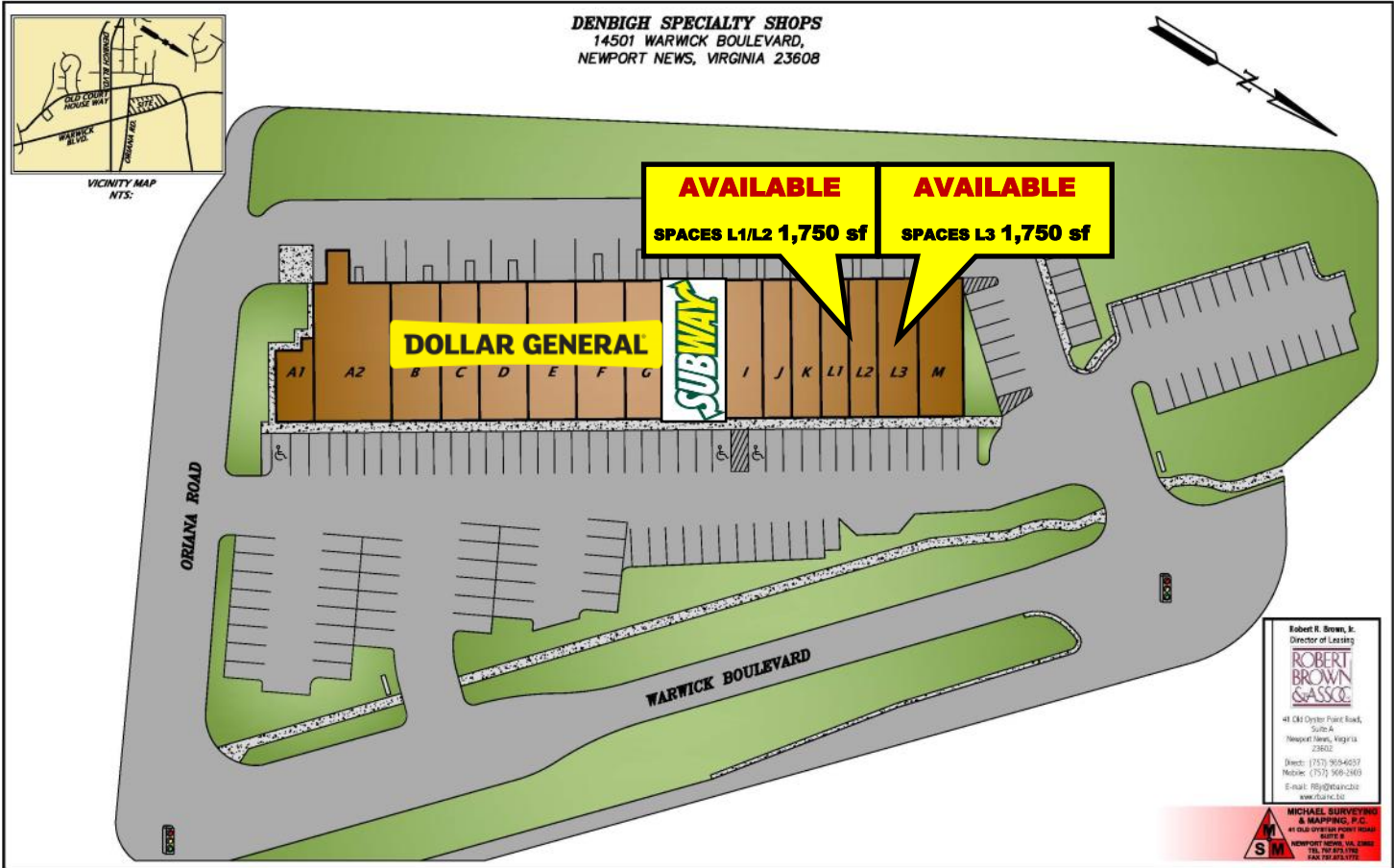
Robert R. Brown, Jr.
Director of Leasing



41 Old Oyster Point Road,
Suite A
Newport News, Virginia 23602

<u>2018 Demos</u>	<u>Population</u>	<u>Households</u>	<u>Avg HH Income</u>
Drive Time:			
15 Min	160,109	60,701	\$78,125
10 Min	90,101	33,898	\$70,266
5 Min	26,128	10,391	\$61,545
Radius:			
Average Daily Traffic Count: 39,000 (Warwick Blvd)			

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Denbigh Specialty Shop Tenants

<u>Sp #</u>	<u>Tenant</u>	<u>GLA</u>	<u>Dimensions</u>
A	Jarochitos Mexican Restaurant	3,865 sf	70'x15.21'
B-G	Dollar General	9,800 sf	70'x25'
H	Subway	2,100 sf	70'x30'
I	Metro by T-Mobile	1,400 sf	70'x20'
J	Infinity Spa	1,050 sf	70'x15'
K	Nail Graphics	1,005 sf	70'x14.36'
L1/L2	AVAILABLE	1,750 sf	70'x25'
L3	AVAILABLE	1,750 sf	70'x25'
M	Peruvian Wings	1,784 sf	70'x25'

Total GLA 24,504 sf

Parking Spaces: 5.5 per 1,000 sf

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DENBIGH SPECIALTY SHOPS
14501 WARWICK BOULEVARD, NEWPORT NEWS, VIRGINIA 23608



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