

Colonial Square

3107 Boulevard, Colonial Heights, VA 23834



www.mcbrealestate.com

UNITED-HAMPSHIRE

Colonial Square

3107 Boulevard,
Colonial Heights, VA 23834

JOIN

Publix

Locke
SUPPLY CO.
Hardware Paints Lumber Garden Center

DOLLAR
GENERAL

WELLS FARGO

PROPERTY HIGHLIGHTS

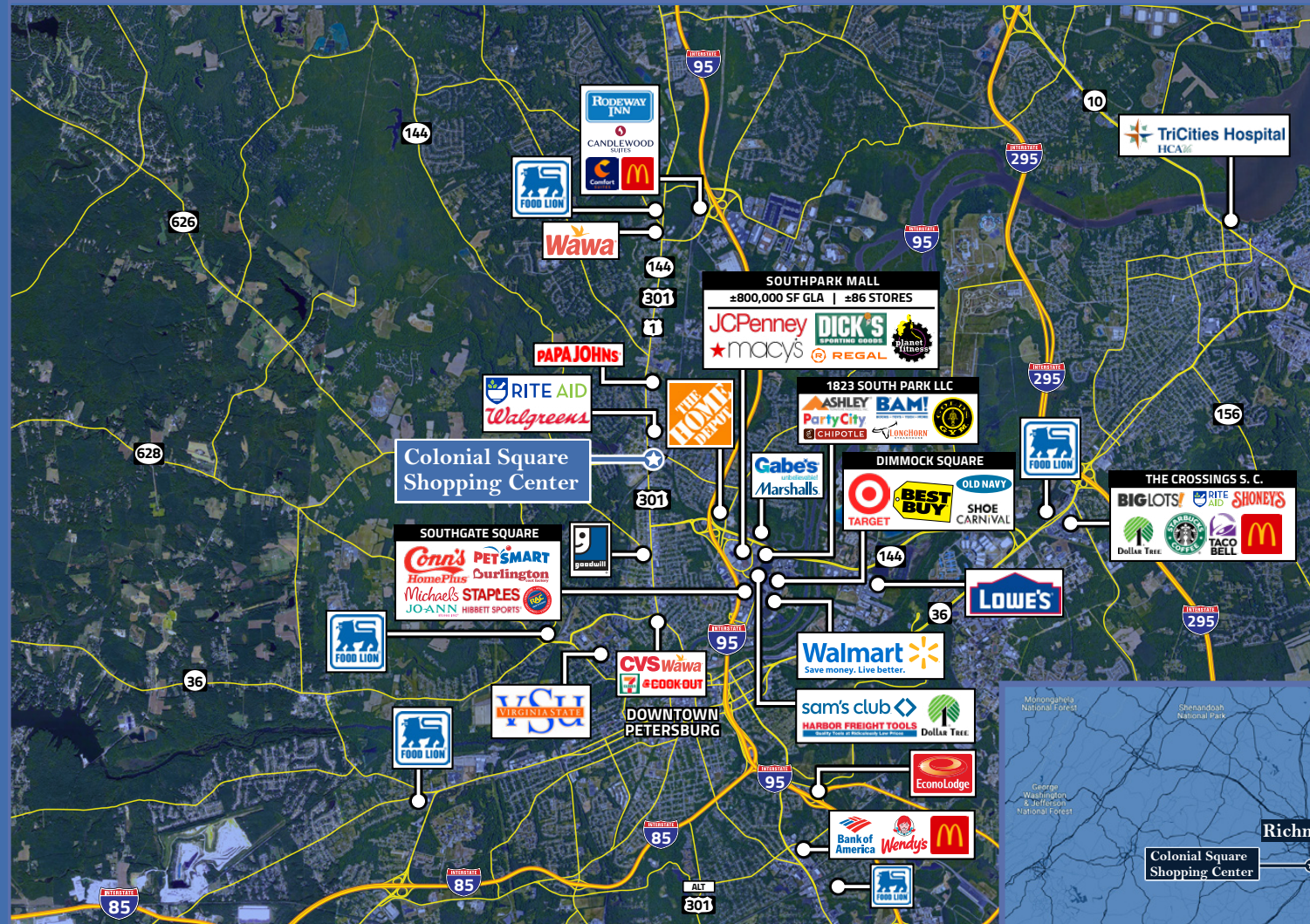
- » Anchored by: Publix, one of the top Publix by visits in the state.
- » 1,478 - 11,850 SF available for lease
- » Convenient access to 95
- » Total GLA of 168,326 SF
- » Traffic Count: Ellerslie Ave (24,000 ADT) - US 1 Boulevard (15,000 ADT)

DEMOGRAPHICS

Drive Time	Population	Daytime Population	Households	Average Household Income	Median Household Income	Per Capita Income
10 min	55,564	42,431	21,361	\$68,664	\$59,226	\$26,752
15 min	116,558	91,163	44,075	\$69,069	\$61,950	\$27,628

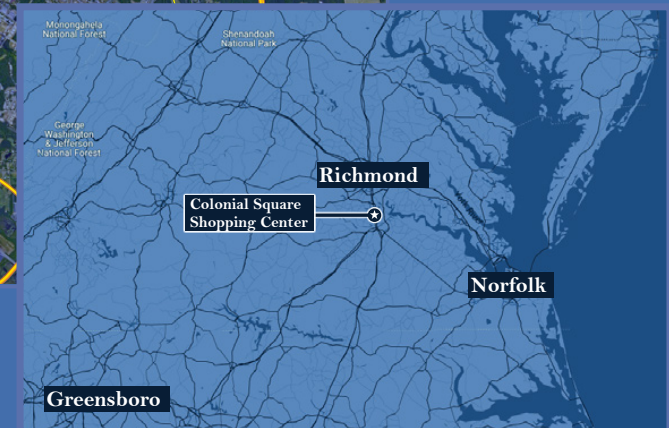


Colonial Heights, VA



Colonial Square

Colonial Heights, VA



Colonial Square

Colonial Heights, VA



Colonial Square



CONTACT:

Adam Rabin | Vice President, Retail Leasing

240.497.0520 ext. 153

arabin@mcbrealestate.com



www.mcbrealestate.com

UNITED-HAMPSHIRE