

RETAIL PROPERTY FOR SALE

RETAIL LOCATION IN HISTORIC DOWNTOWN STAUNTON

117-123 W Beverley St, Staunton, VA 24401

Sale: \$975,000 - Lease Rate: \$12.00 SF NN



For More Information:

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Executive Summary



OFFERING SUMMARY

Sale Price: \$975,000

Lease Rate: \$12.00 PSF/ Yr NN

Lot Size: 0.2 Acres

Building Size: 10,838 Square Feet

Zoning: B-2

Utilities: Public Water & Sewer

Lease Divisible: 2500 SF - 10,838 SF



PROPERTY OVERVIEW

Well constructed commercial building in ideal downtown Staunton location. Formally a popular restaurant and music hall. Possibilities include turnkey restaurant and office or retail opportunities.

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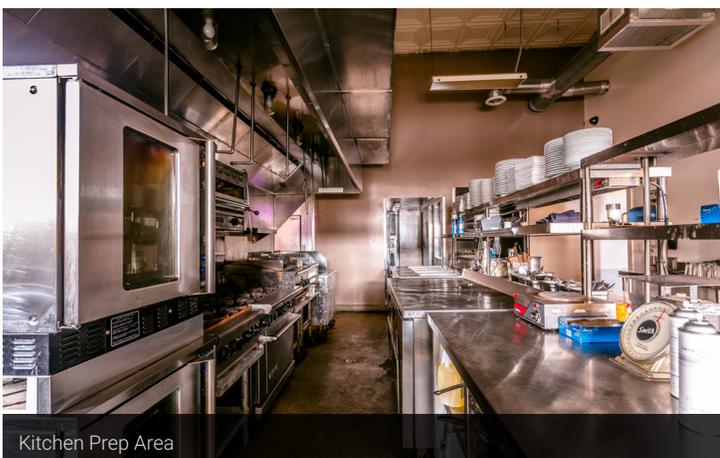
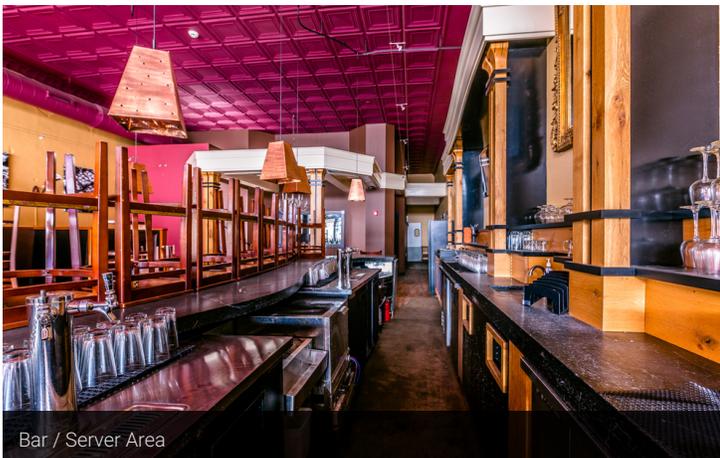
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Additional Photos



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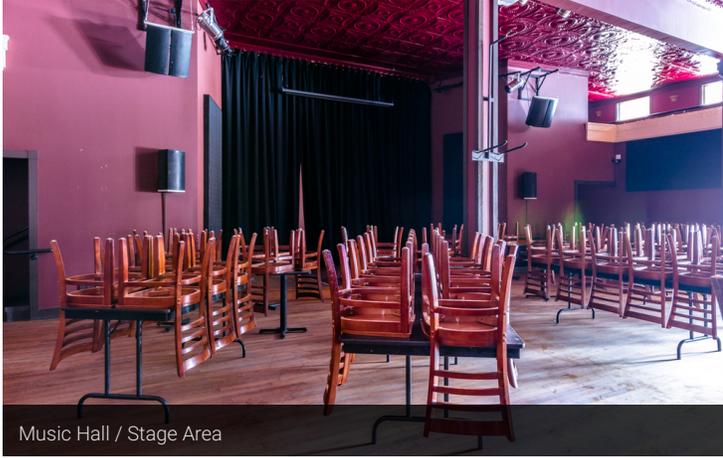
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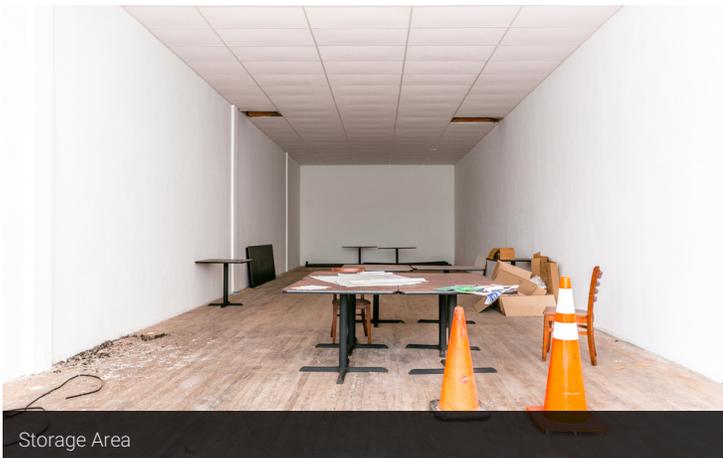
Additional Photos



Music Hall / Stage Area



Music Hall area



Storage Area



Historical Marker



Located On Prime Retail Street in Downtown Staunton



Additional Parking Area

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Location Maps



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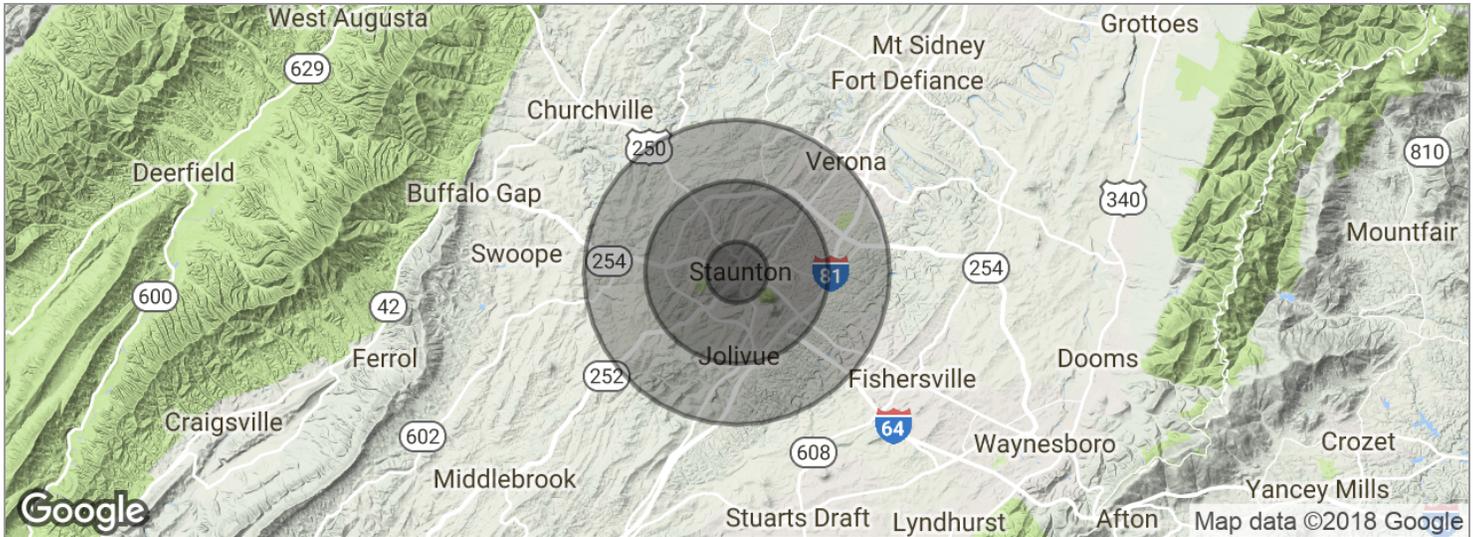
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Demographics Map



POPULATION	1 MILE	3 MILES	5 MILES
Total population	5,254	26,524	36,493
Median age	40.8	42.4	42.6
Median age (male)	38.4	40.8	41.6
Median age (Female)	42.1	43.7	43.1
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,437	11,700	15,728
# of persons per HH	2.2	2.3	2.3
Average HH income	\$48,948	\$52,409	\$54,326
Average house value	\$172,431	\$173,560	\$195,609

* Demographic data derived from 2010 US Census

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