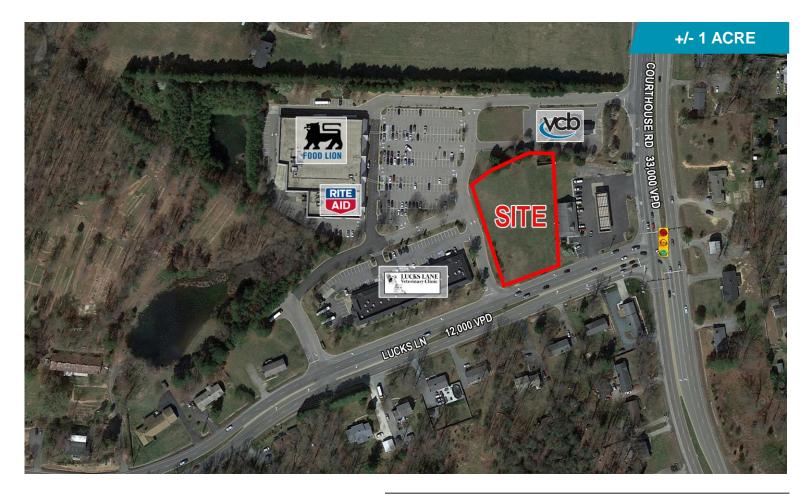


LAND FOR LEASE Lucks Lane at Courthouse Road

Chesterfield County, Virginia



## **Property Features**

- +/- 1 Acre for development/ground lease
- Located 0.5 mile off Powhite Parkway
- Corner at signalized entrance of Lucks Lane & Courthouse Road
- Curb cuts on both Courthouse Road and Lucks Lane
- Parcel in front of Food Lion anchored shopping center . (center restrictions do not apply)
- Zoned A
- Landlord will allow rezoning of Agricultural piece .
- Water, sewer, electric & gas available on site

Demographics			
	1 Mile	3 Miles	5 Miles
Population	6,804	53,667	153,903
No. of Households	2,482	20,140	56,121
Avg. HH Income	\$96,343	\$94,993	\$94,807
Daytime Population	950	32,600	71,003

Traffic Counts	
Courthouse Road	33,000 VPD
Lucks Lane	12,000 VPD

#### For more information, contact:

### **ALICIA BROWN**

First Vice President 804 697 3483 alicia.brown@thalhimer.com **CONNIE JORDAN NIELSEN** Senior Vice President 804 697 3569 connie.nielsen@thalhimer.com

#### **NICKI JASSY**

Senior Vice President 804 697 3433 nicki.jassy@thalhimer.com

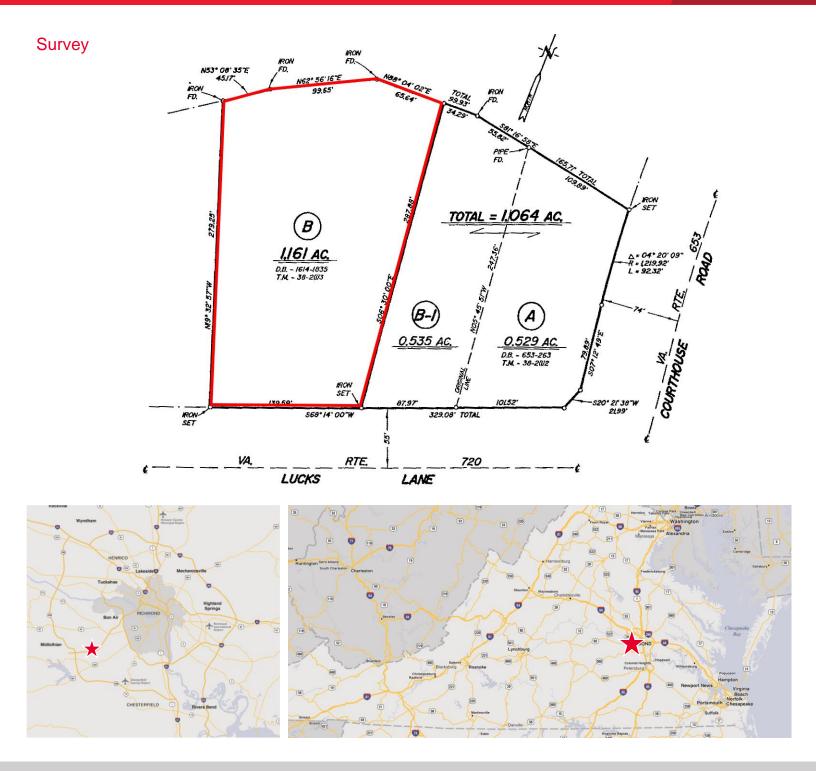
**Thalhimer Center** 11100 W. Broad Street Glen Allen, VA 23060 www.thalhimer.com

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First Vice President 804 697 3483 *alicia.brown@thalhimer.com* 

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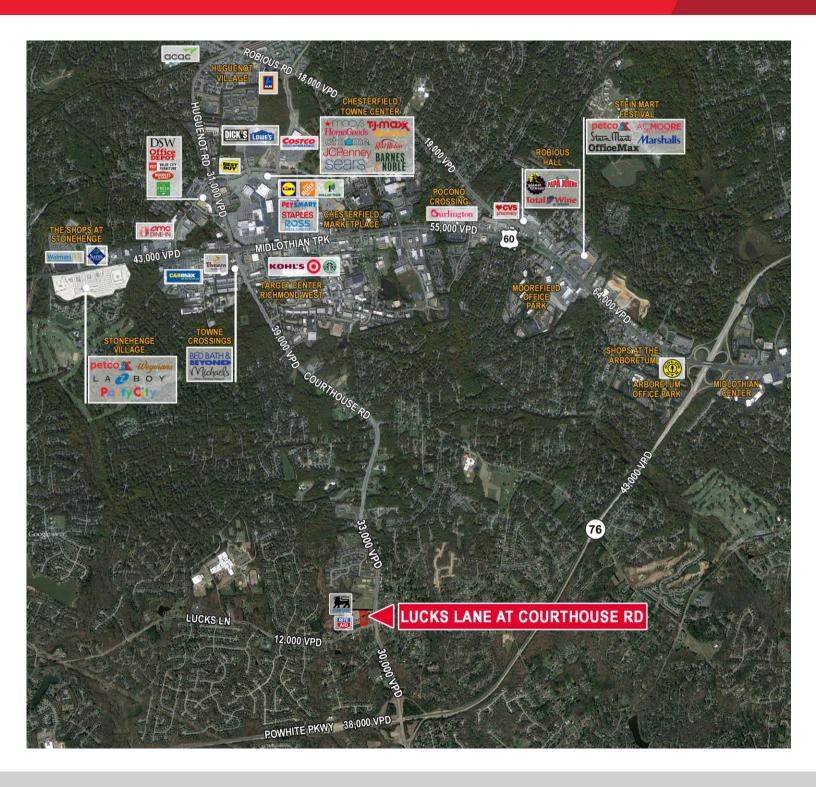
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