

# retail FOR LEASE

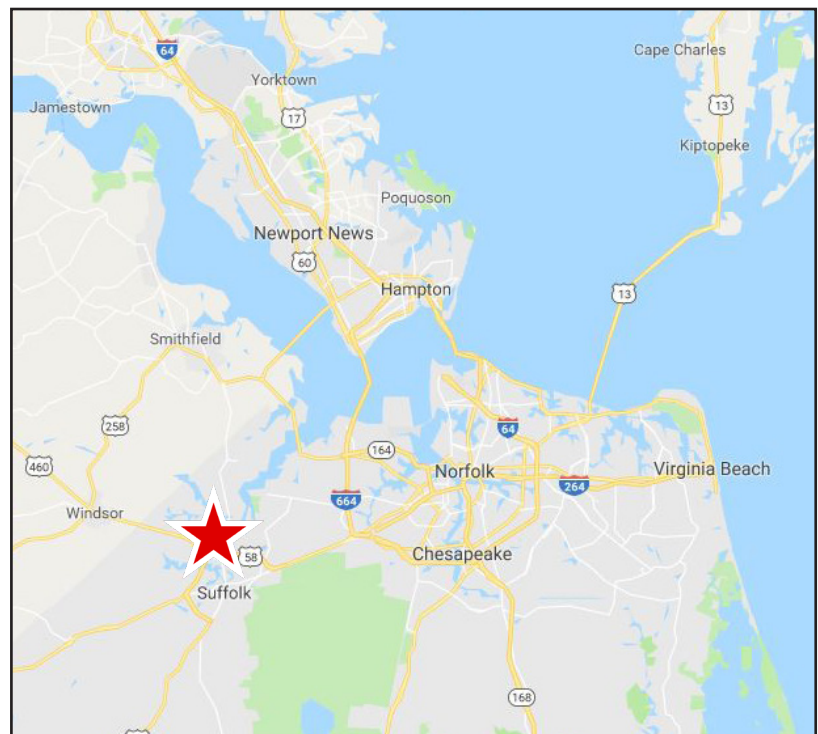


## The Shops at Centerbrooke Village | 1001 & 1009 Centerbrooke Lane, Suffolk, VA

### PROPERTY FEATURES:

- **New ±15,313 sq. ft. Retail Development** at the intersection of Godwin Blvd. & Centerbrooke Lane off Route 58
- **Join Starbucks, Jimmy John's, Verizon Wireless, Velocity Health Care and more!**
- **Competitive Rates and Units starting at 1,200 sq. ft.;** TIA Available to qualified tenant with a minimum of 5 year lease.
- **Traffic counts of 47,000 VPD** on Route 58
- **Coming Soon!** New 200+ home residential development less than 1 mile from shops

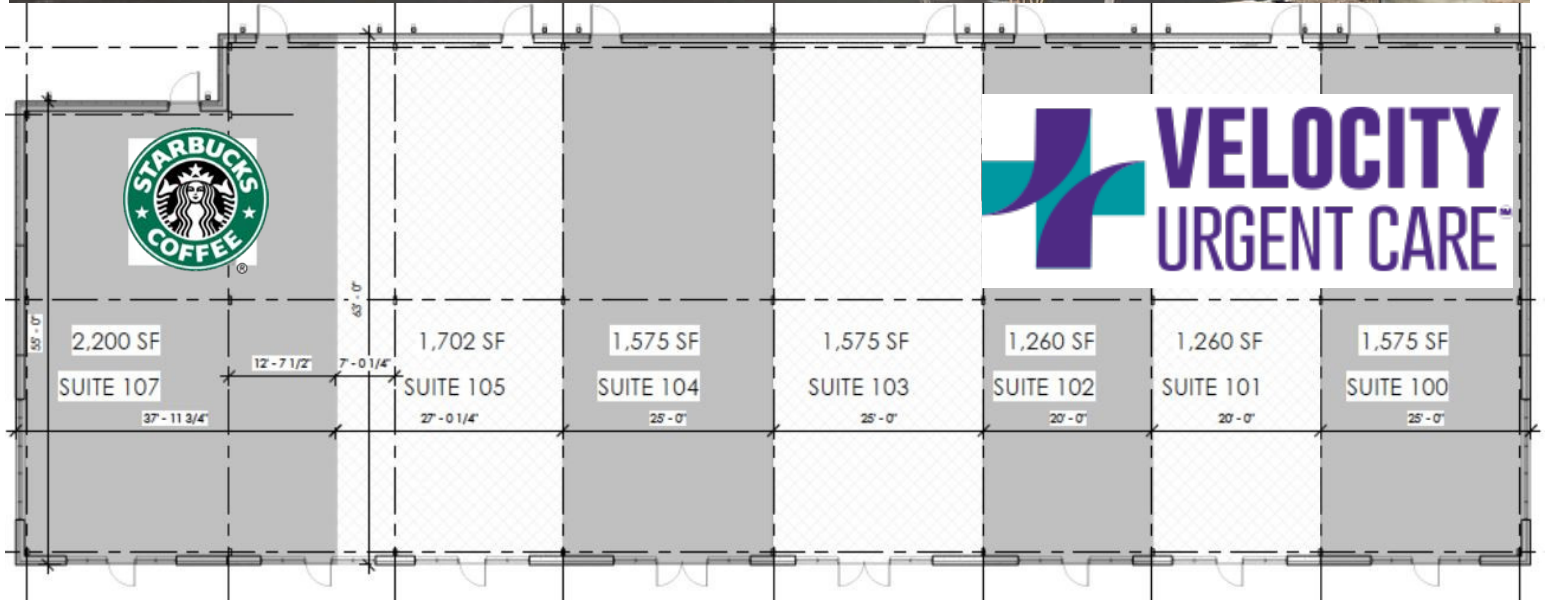
DEMOGRAPHICS	3 MILES	5 MILES	10MILES
Est. Population	24,353+	44,239+	82,405+
Avg HH Income	\$55,952	\$51,879	\$63,772
Households	8,932+	16,138+	29,976+



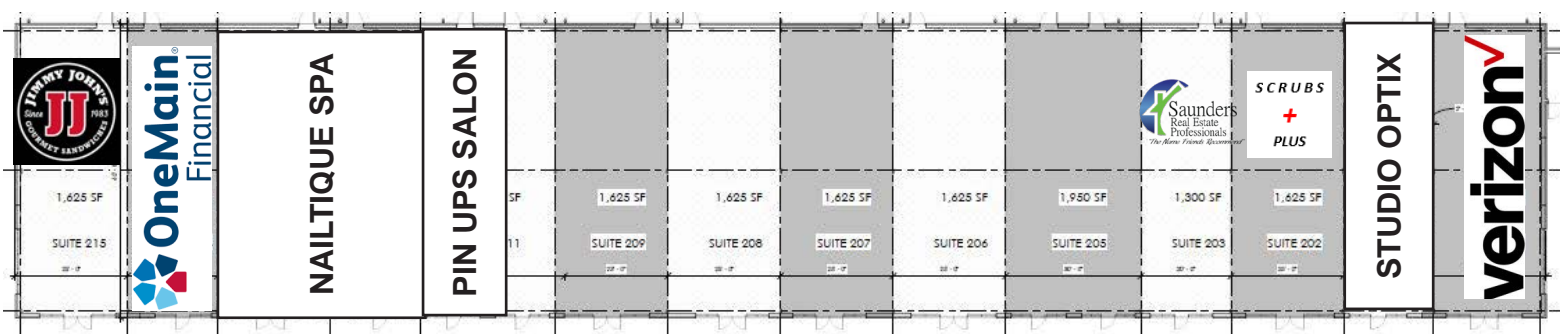
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# BUILDING A: UP TO 3,613 SF AVAILABLE



# BUILDING B: UP TO 11,700 SF AVAILABLE





CENTERBROOKE LANE

GODWIN BLVD

DOLLAR TREE

SCRUBS + PMS



STUDIO OPTIX

verizon



CENTERBROOKE LANE



NAILTIQUE SPA



