



Accelerating success.

A photograph of a large, single-story commercial building with a red-tiled roof and beige siding. The building has a prominent gable on the left side and a series of large windows along the right side. A small entrance with a red roof is visible in the center. The building is surrounded by a paved parking lot with blue-painted accessible parking spaces. The sky is blue with scattered white clouds.

For Sale

11,728 sf former restaurant in
Red Mill Commons
Virginia Beach, VA

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Property Overview

Description	Built in 2005, the subject property is located next to Walmart in Red Mill Commons and beside Red Mill Walk, which together represents nearly one million square feet of retail. This submarket serves one of the most affluent areas in Virginia Beach, with an average household income being \$110,654 in a 3-mile radius. As well, the Sandbridge Beach adds a population of nearly 54,000 renters and residents during the warmer months. New residential and light retail growth continues into the Pungo community of southern Virginia Beach, just south of Red Mill. Retailers include Walmart, Target, HomeGoods, TJMaxx, Michael's, Panera, Starbucks, OfficeMax, Rite Aid, Home Depot, Dollar Tree, Petco, Navy Federal, Walgreens and many more!		
Address	2177 Upton Drive, Virginia Beach, Virginia		
Building Size	11,728 sf		
Parcel Size	1.66 acres		
Zoning	B-2		
Ingress/Egress	Multiple points of ingress/egress		
Parking	100 spaces		
Tax Assesment	Land Value: \$1,511,600 Improvement Value: \$1,174,800 Total Assessed Value: \$2,686,400		
Purchase Price	\$2,650,000		

Demographics		1-Mile	3-Miles	5-Miles
	Population	8,914	45,618	76,824
	Total Employees	7,690	37,313	76,780
	Average HH Income	\$114,801	\$110,654	\$110,886

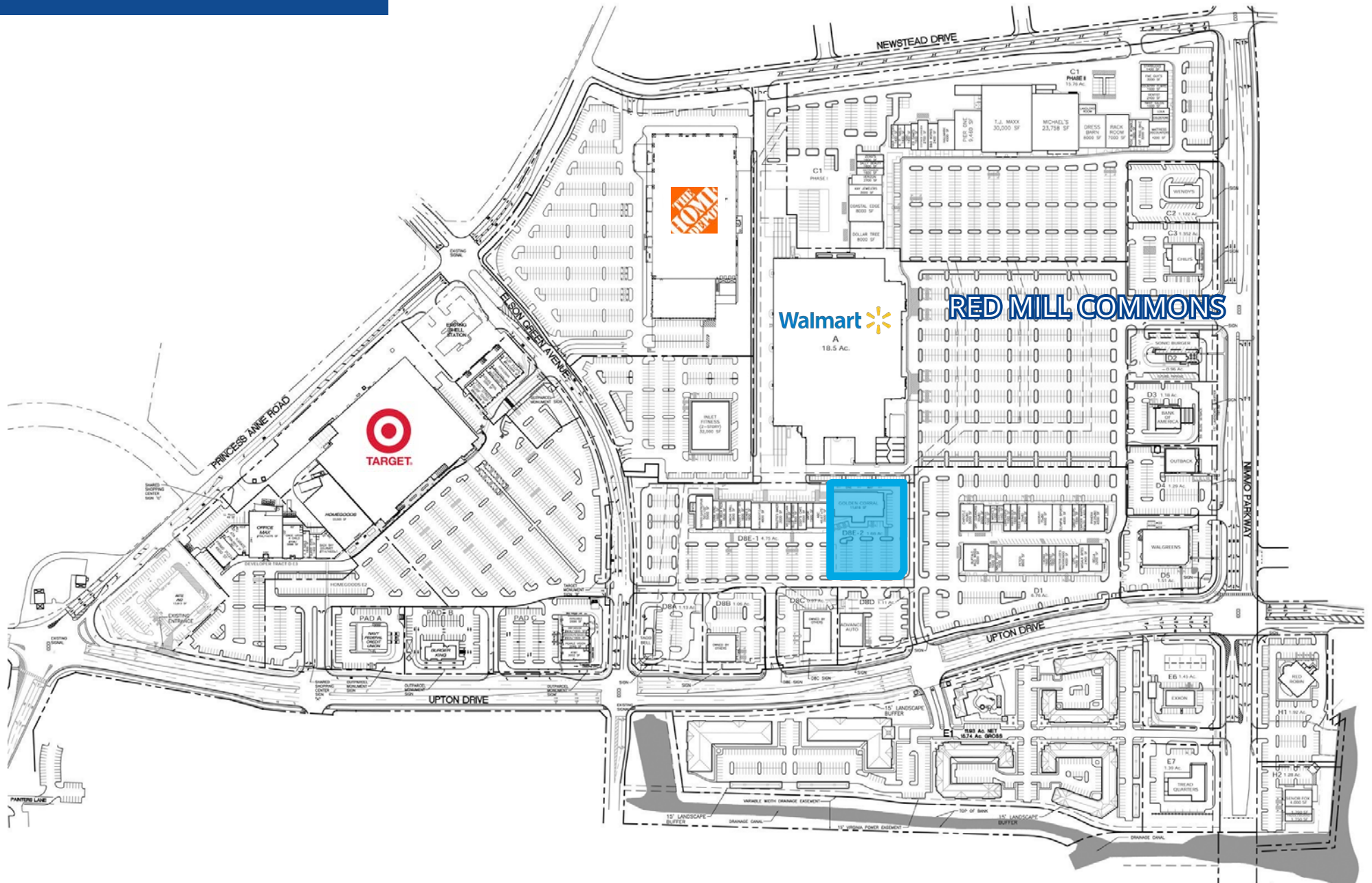
Features

- Located beside Walmart in Red Mill Commons
- Free standing building with great demographics
- 11,728 sf on 1.66 acres

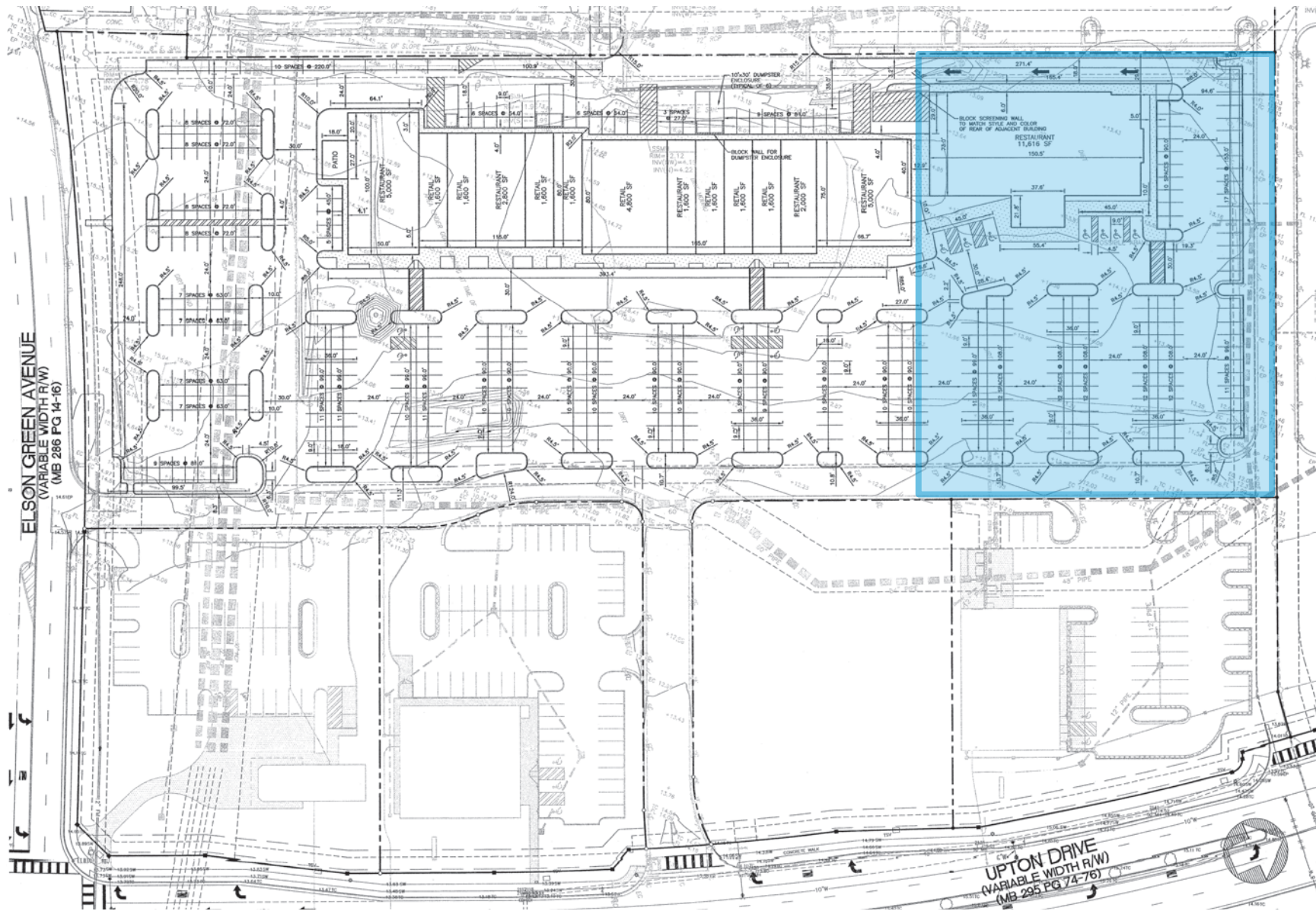
Photo Gallery



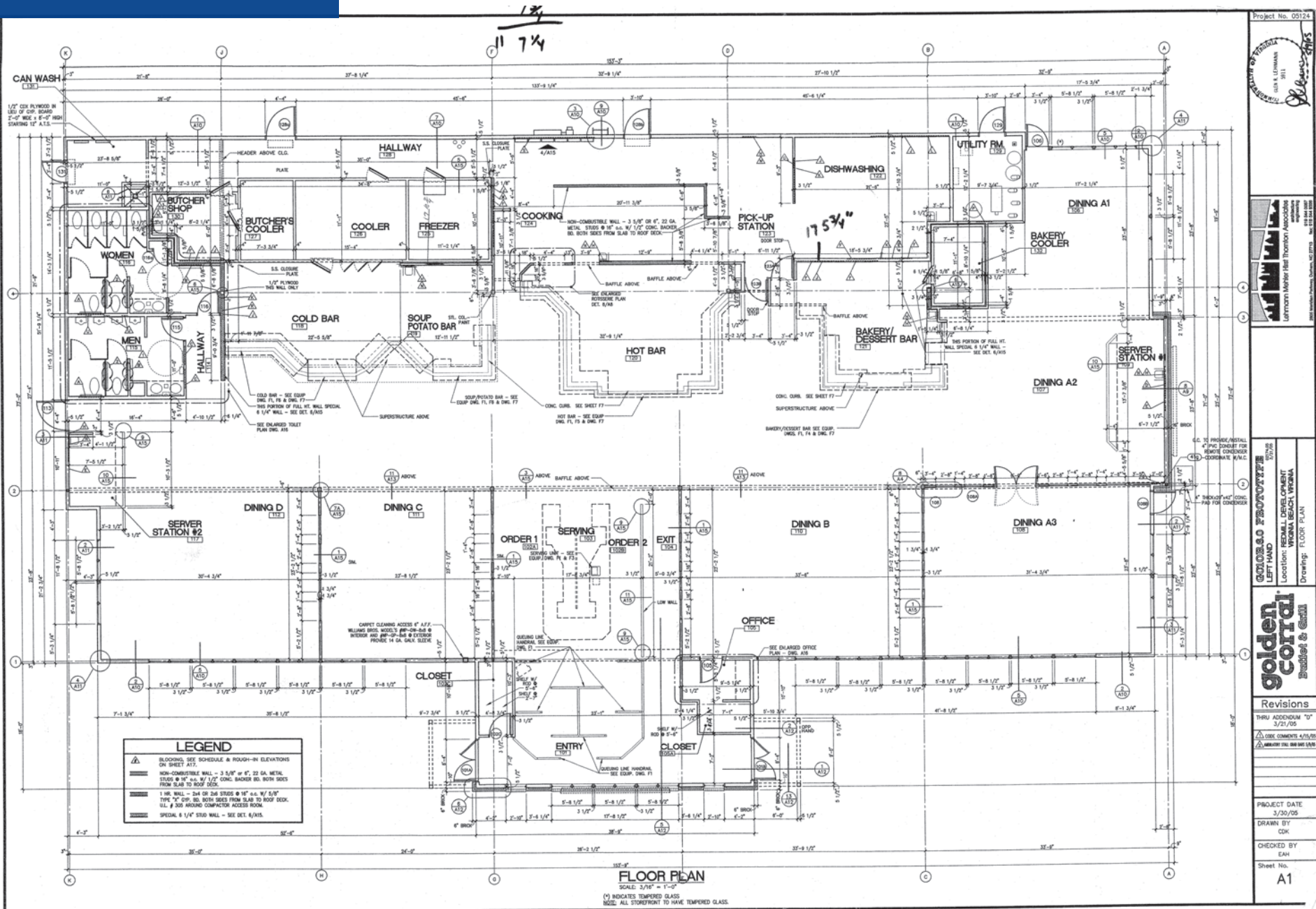
Site Plan



Site Plan



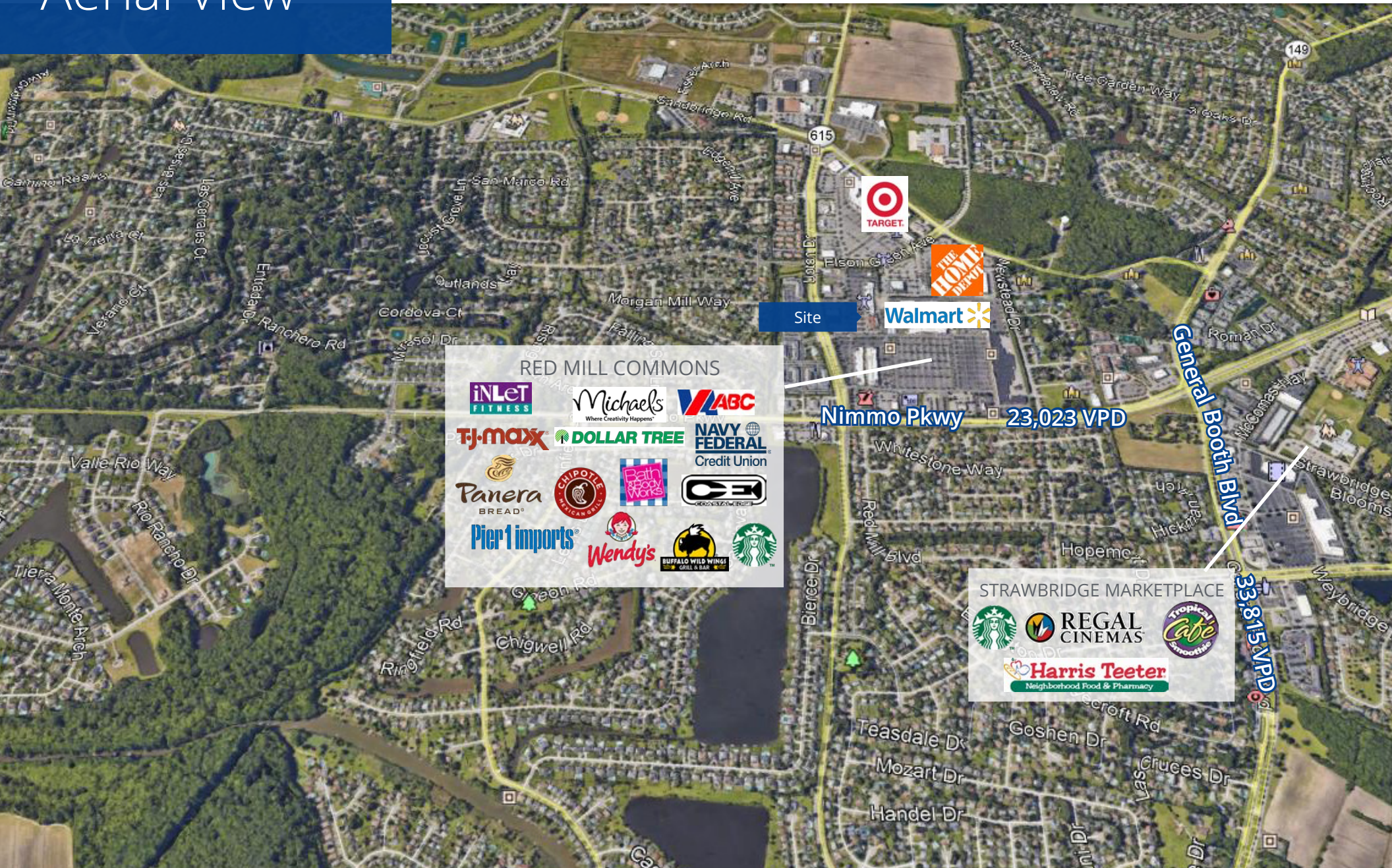
Site Plan



Aerial View



Aerial View



Site



RED MILL COMMONS



Nimmo Pkwy

23,023 VPD

General Booth Blvd

33,815 VPD

STRAWBRIDGE MARKETPLACE



Neighborhood Food & Pharmacy

The Colliers logo consists of the word "Colliers" in a white serif font, centered within a blue square. Below the text are three horizontal stripes in yellow, red, and blue.

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A photograph of a two-story commercial building with beige horizontal siding and a red roof. A large sign on the upper part of the building reads "CLOSED A SINCERE THANK YOU TO THE COMMUNITY". The building has several windows and a brick base. A parking lot with yellow lines is in the foreground.

CLOSED A SINCERE THANK
YOU TO THE COMMUNITY

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