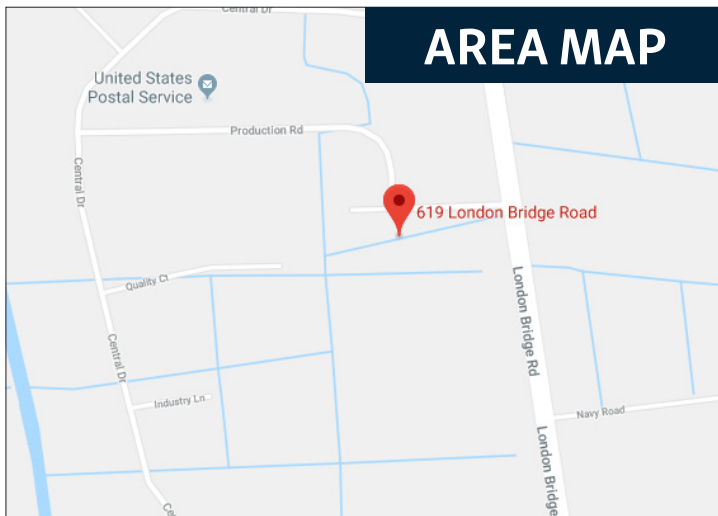


FOR SALE | 619 London Bridge Road, Virginia Beach, VA 23454

+/- 3 Acres



PROPERTY SUMMARY:

- +/- 3 ACRES (325 X 400) CURRENTLY ZONED B-2, 325 FT. FRONTING ON LONDON BRIDGE ROAD, IN THE OCEANA WEST INDUSTRIAL PARK. POTENTIAL USES FOR THIS SUBDIVIDED PARCEL: FLEX. OFFICE, WAREHOUSE, RETAIL, INDUSTRIAL. ACCESS TO THE SITE IS THRU AN EASEMENT (RIGHT SIDE OF PROPERTY, OFF PRECISION DRIVE). WATER AND SEWER ARE LOCATED IN FRONT OF THE LAND ON LONDON BRIDGE ROAD. THE AREA IS PRIMARILY ZONED I-1 AND IS KNOWN AS THE OCEANA WEST INDUSTRIAL PARK. NEARBY OWNERS INCLUDE VALIANOS CLEARING AND GRADING COMPANY, LONDON BRIDGE TRADING COMPANY AND STIHL INC.

- **Sale Price \$1,200,000 (\$400,000 per acre)**

DEMOGRAPHICS

Radius:	5 Mile	10 Mile
Population:	229,360	492,860
No. of Households:	88,360	187,700
AVG HH Income:	\$103,515	\$104,920



BERKSHIRE HATHAWAY
HomeServices

Towne Realty

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