

office/retail FOR LEASE

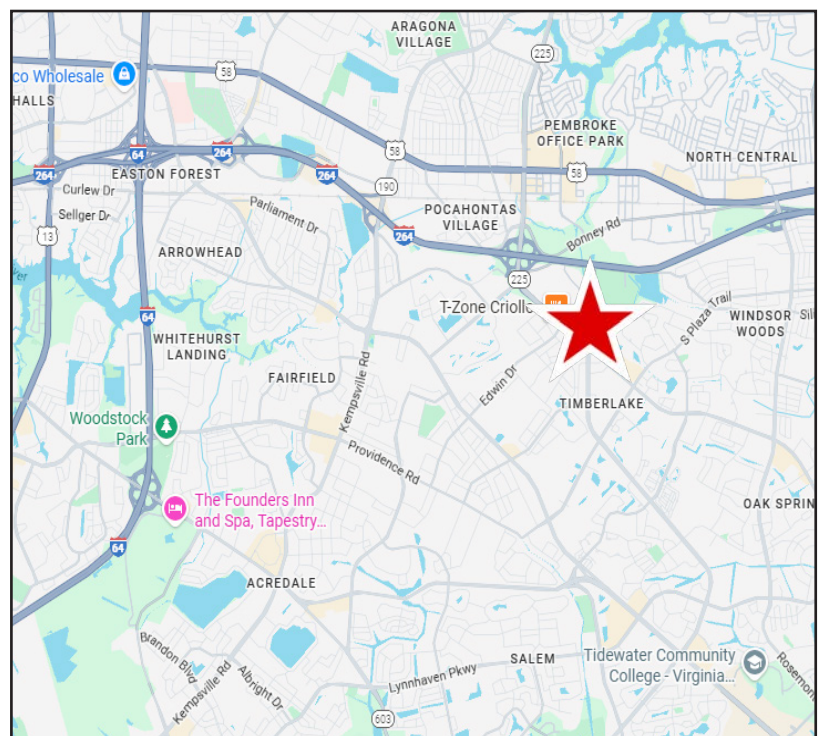


Lakeview Square | 4388 Holland Road, Virginia Beach, Virginia

PROPERTY FEATURES:

- **OWNERSHIP OR CONDO PURCHASE OPPORTUNITY AVAILABLE!** ±4,041 SF turnkey dental space in an **established** ±21,175 SF office/retail building located at a busy, signalized intersection of Holland Road & South Independence Blvd.
- **Current tenants include:** Bayport Credit Union, Beach Eye Care, Sandcastle Kids counseling and Kitchen & Bath Shop.
- **Within walking distance** to Mount Trashmore and less than a mile from I-264 and downtown Virginia Beach.
- **Over 57,000 VPD** along South Independence Blvd. & Holland Road.
- **Favorable demographics**, high population

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Est. Population	16,270	146,441	286,406
Avg HH Income	\$81,790	\$89,122	\$95,706
Households	6,967	56,553	109,193



real estate group

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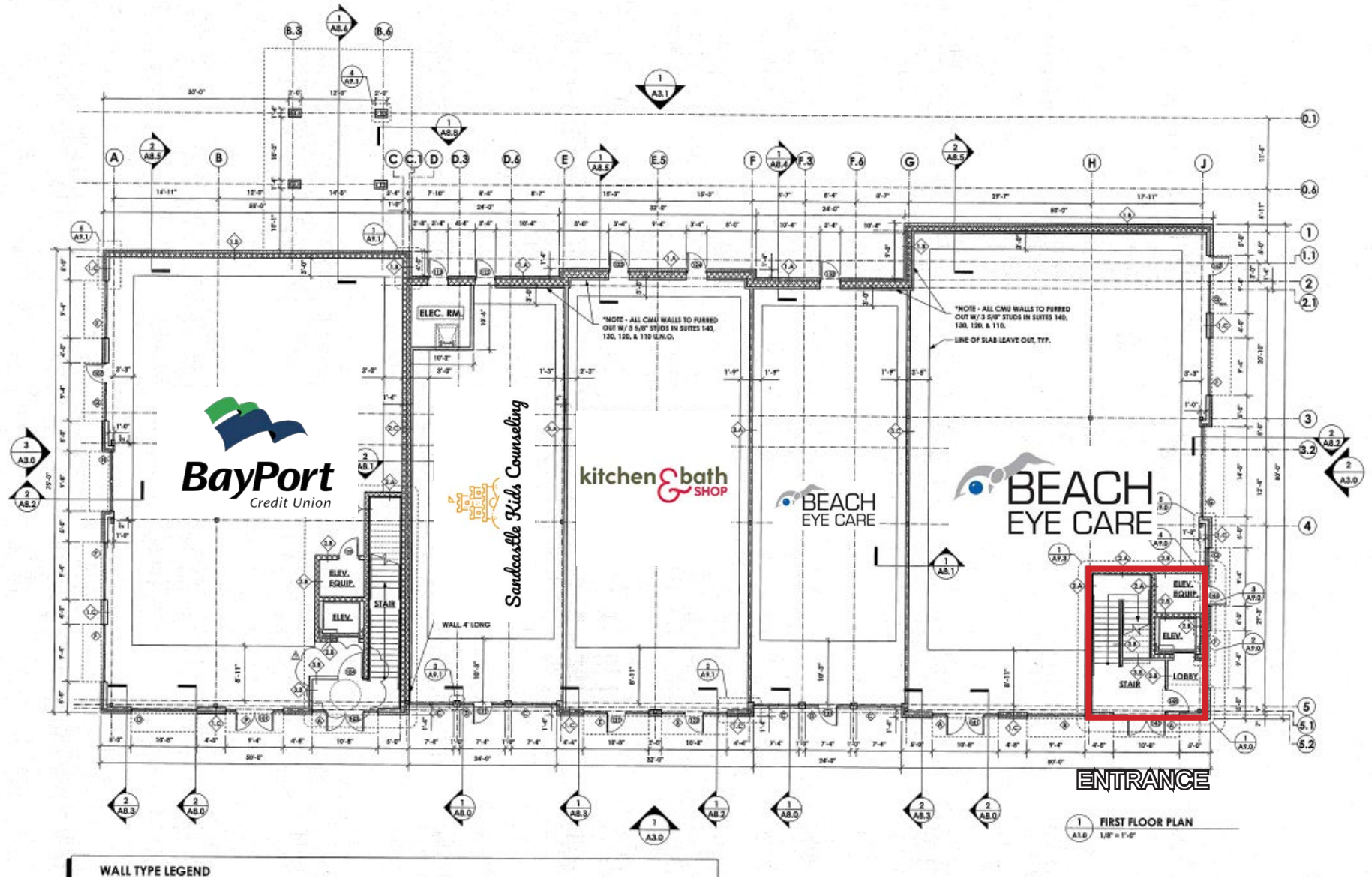
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BUILDING PLAN (FIRST FLOOR)



BUILDING PLAN (SECOND FLOOR)

