

OFFICE BUILDING FOR LEASE

501 VILLAGE AVENUE

YORKTOWN, VA 23693

JON ELLIOTT

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PROPERTY DESCRIPTION

Discover a modern office environment at 501 Village Avenue in Yorktown, VA. This newer, well-appointed building offers contemporary design, flexible floor plans, and high-quality finishes ideal for today's businesses. Located just minutes from major corridors, dining, and retail, the property provides exceptional convenience for employees and clients alike. Ample parking, strong visibility, and a welcoming professional setting make this an excellent home for medical, professional, or service-based users seeking a polished Yorktown address.

PROPERTY HIGHLIGHTS

- High-quality interior finishes that create a polished and welcoming environment
- Convenient location minutes from dining, retail, and major roadways
- Ample on-site parking for employees and clients
- Expertly managed to ensure reliable operations and tenant comfort

OFFERING SUMMARY

Lease Rate:	\$21.00 - 21.50 SF/yr (FS)
Available SF:	1,620 SF
Lot Size:	1.91 Acres
Building Size:	24,362 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	3,074	30,742	75,620
Total Population	7,484	73,460	186,458
Average HH Income	\$109,954	\$101,668	\$104,761

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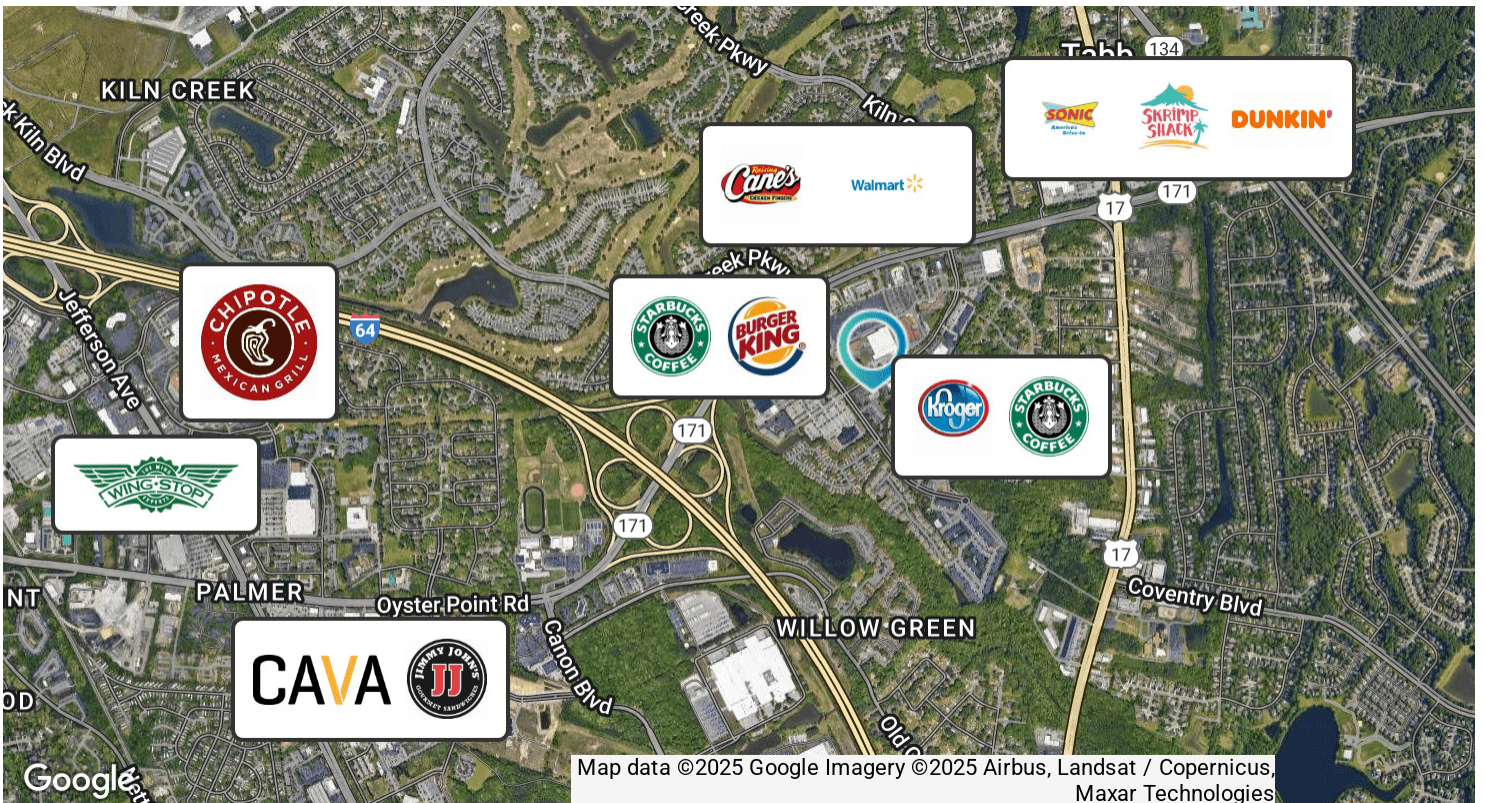
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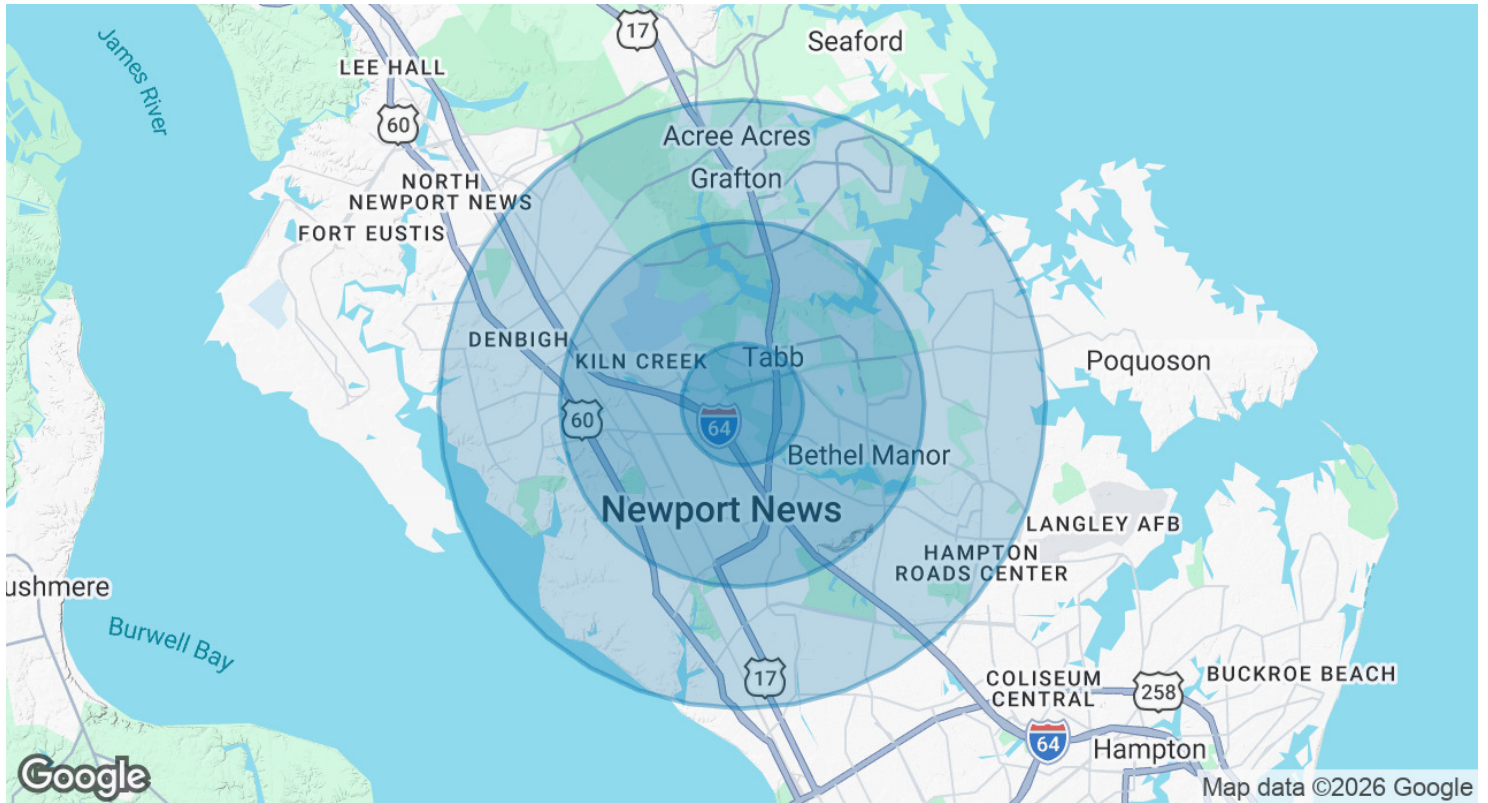


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POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	7,484	73,460	186,458
Average Age	40	38	40
Average Age (Male)	38	37	38
Average Age (Female)	41	40	41

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	3,074	30,742	75,620
# of Persons per HH	2.4	2.4	2.5
Average HH Income	\$109,954	\$101,668	\$104,761
Average House Value	\$365,753	\$320,226	\$335,528

2020 American Community Survey (ACS)

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