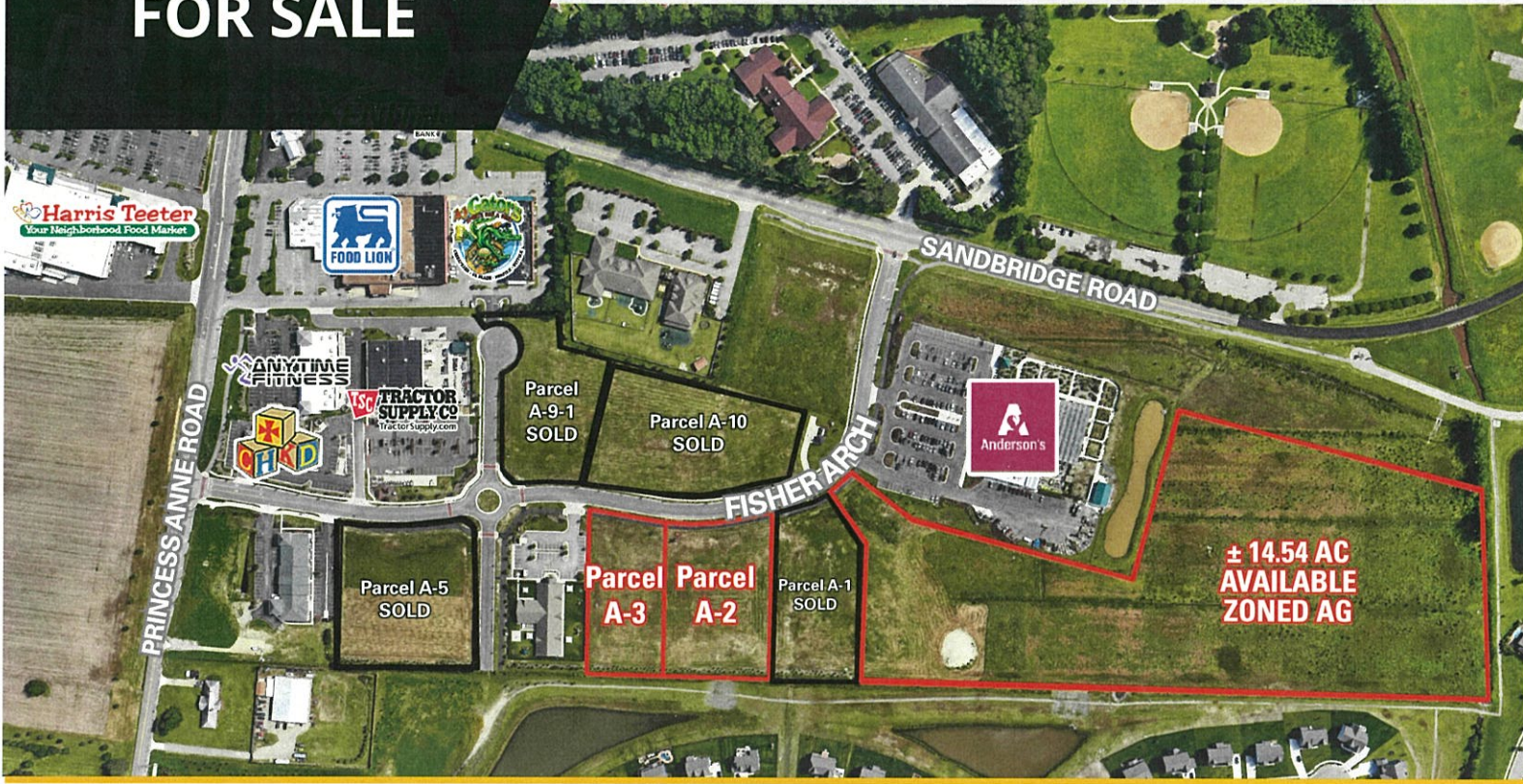


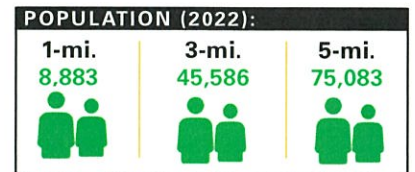
OFFICE AND RETAIL SITES FOR SALE

FISHER ARCH | VIRGINIA BEACH SANDBRIDGE ROAD & PRINCESS ANNE ROAD



ABOUT PROPERTY

- ➔ Office/Retail Sites For Sale
- ➔ Located at the intersection of Sandbridge Road and Princess Anne Road
- ➔ Zoned O-2
- ➔ Fully developed with all public utilities stubbed to site
- ➔ Conveniently located to Lago Mar, Sandbridge, Asheville Park, Heritage Park & Red Mill residential neighborhoods
- ➔ 19,936 VPD Along Princess Anne Road (ESRI, 2022)
- ➔ Current Tenants: Tractor Supply, Primrose School, CHKD, Anytime Fitness, Anderson's Garden Center, Food Lion, & Albano Cleaners



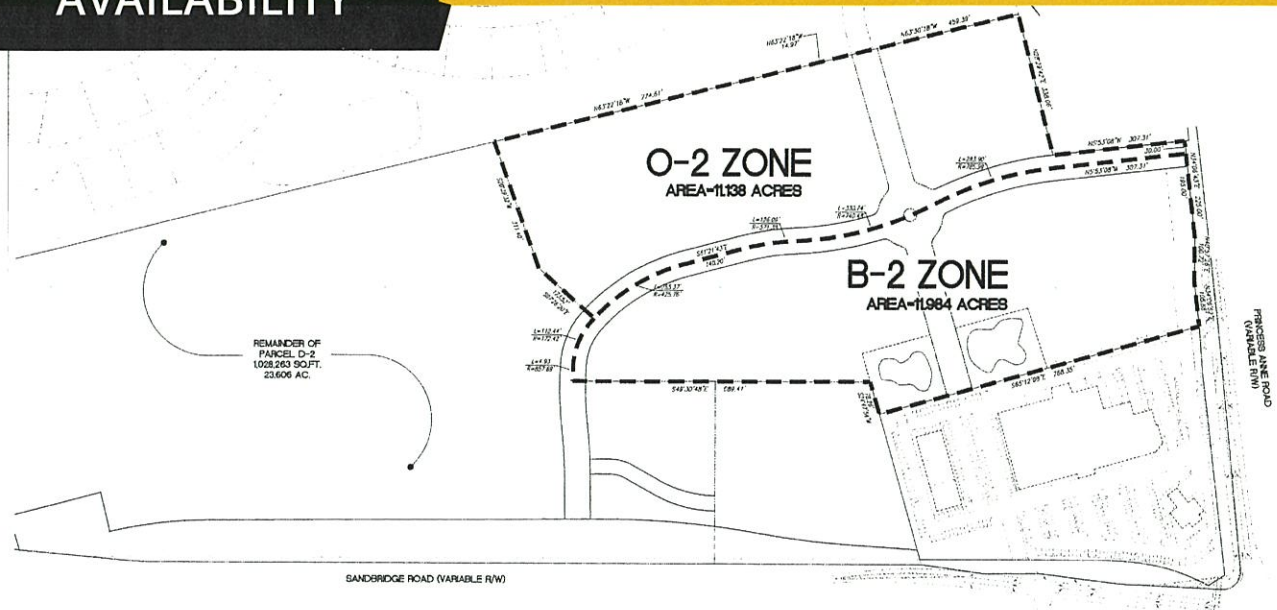
For more information:
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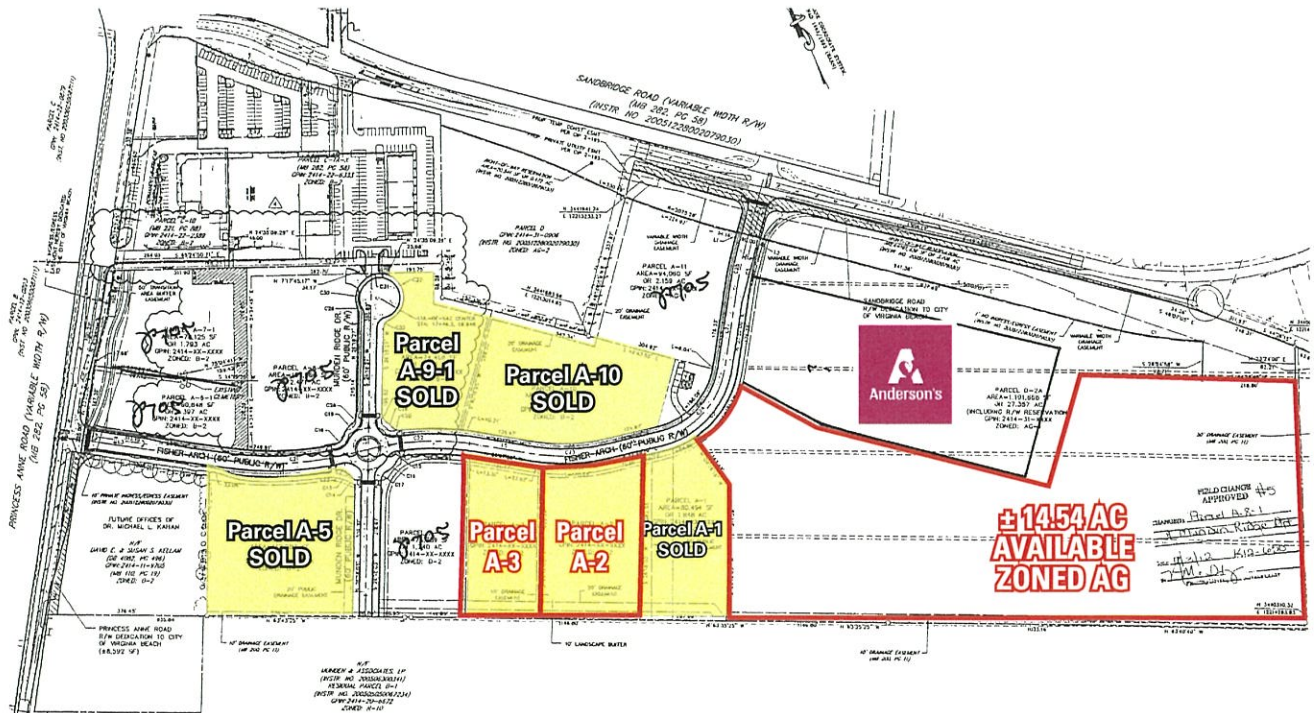
HARVEY LINDSAY
COMMERCIAL REAL ESTATE

SITE PLAN AVAILABILITY

Sandbridge Rd. & Princess Anne Rd. | Virginia Beach



Parcel	Size	Price Per Acre	Total Price
Parcel A-1 SOLD	1.848 Acres	\$325,000/AC	\$ 600,600
Parcel A-2	2.002 Acres	\$325,000/AC	\$ 650,650
Parcel A-3	1.456 Acres	\$325,000/AC	\$ 473,200
Parcel A-5 SOLD	2.576 Acres	\$325,000/AC	\$ 837,850
Parcel A-9-1 SOLD	1.710 Acres	\$325,000/AC	\$ 555,750
Parcel A-10 SOLD	2.622 Acres	\$325,000/AC	\$ 825,150
Parcel Zoned AG	14.54 Acres	\$116,920/AC	\$1,700,000



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