

# MARINA SHORES SHOPPES

2865-1D Lynnhaven Drive  
Virginia Beach, VA



## ABOUT PROPERTY

- 1,500 SF Former Hair Salon
- Available June, 2026
- Traffic Count: 27,780 VPD along Great Neck Road
- Strong Trade Area of Great Neck Road, Shore Drive
- Zoned B-2
- BASE RENT: \$28.00 / SF NNN

POPULATION (2025):		
1-mi. 10,066	3-mi. 27,278	5-mi. 100,617

HOUSEHOLDS (2025):		
1-mi. 4,897	3-mi. 11,816	5-mi. 42,599

AVG. HOUSEHOLD INCOME (2025):		
1-mi. \$188,988	3-mi. \$198,236	5-mi. \$155,711

For more information:  
SUSAN PENDER  
757.640.8208  
SusanPender@HarveyLindsay.com

999 Waterside Drive • Suite 1400  
Norfolk, Virginia 23510  
757-640-8700  
[www.HarveyLindsay.com](http://www.HarveyLindsay.com)

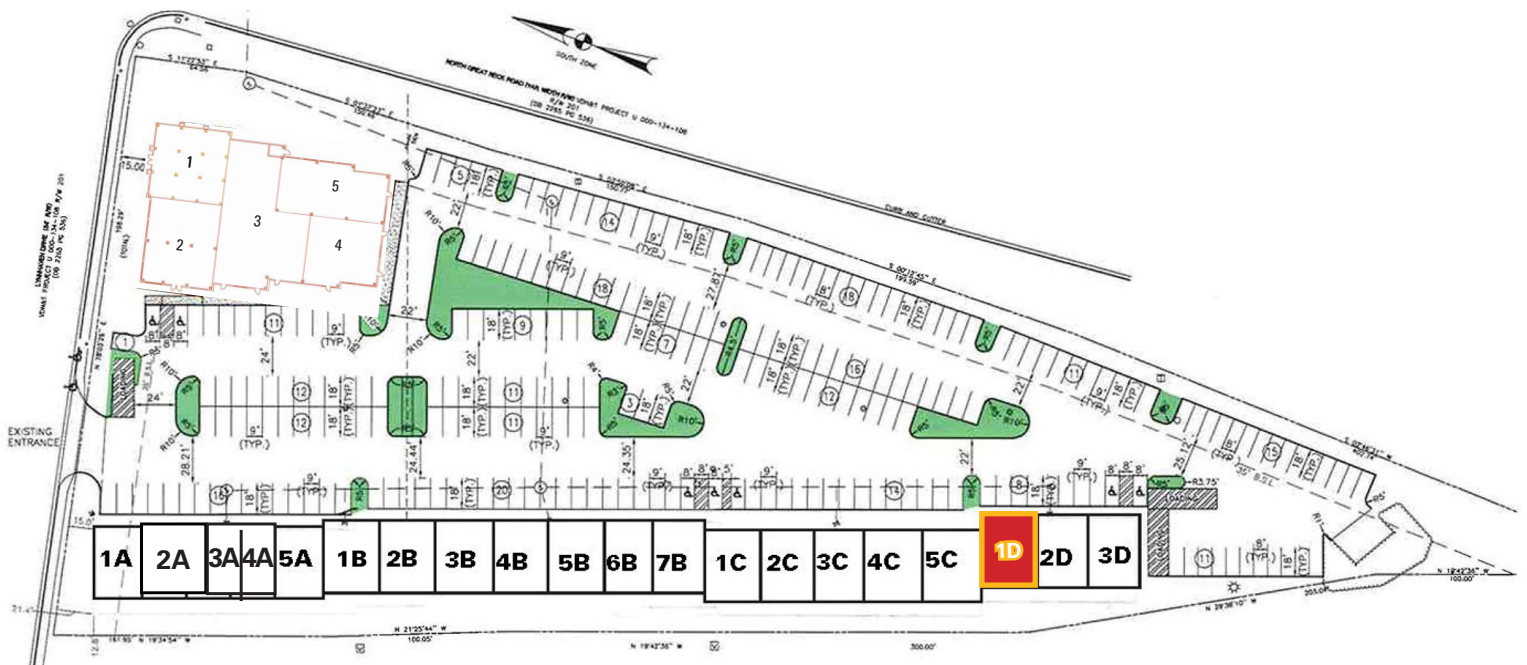
**HARVEY LINDSAY**  
COMMERCIAL REAL ESTATE

TENANT ROSTER



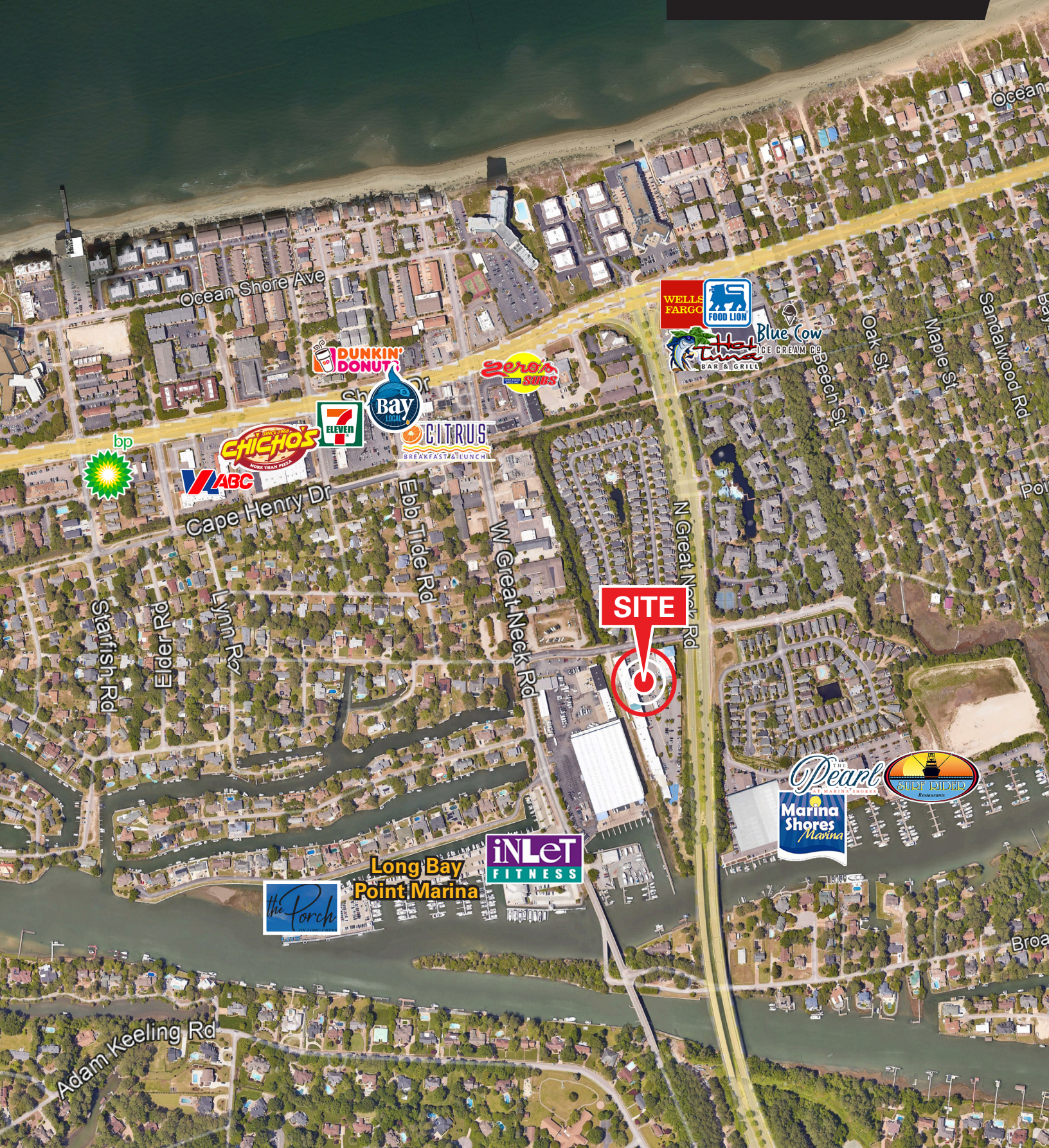
1A	VB Nails
2A	Salon Versace - Dog Wash & Grooming
3A	Dr. Lani Warren OB/GYN
4A	Dr. Lani Warren OB/GYN
5A	Bite of Maine
1B	Tropical Smoothie Cafe
2-7B	Taylor's Do It
1C	Launch
2-3C	Sentara Physical Therapy
4C	Dentist
5C	Fit4Life
1D	AVAILABLE June, 2026
2-3D	Ballyhoos
1	Verizon Wireless
2	Vogue Lashes & Spa
3	Studio Bamboo Yoga
4A	PUSH Integrative Therapies
4B	G. Marie Luxuries
5	Fuji Yama Sushi Bar

SITE PLAN



# FORMER HAIR SALON UNIT AVAILABLE

# MARINA SHORES SHOPPES



For more information:  
SUSAN PENDER  
757.640.8208  
SusanPender@HarveyLindsay.com

999 Waterside Drive • Suite 1400  
Norfolk, Virginia 23510  
757-640-8700  
[www.HarveyLindsay.com](http://www.HarveyLindsay.com)

**HARVEY LINDSAY**  
COMMERCIAL REAL ESTATE