

FOR SALE/GROUND LEASE

LADYSMITH CENTER

Ladysmith Rd & Green Rd | Ruther Glen, VA 22546



S.L. NUSBAUM
REALTY CO.



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XTEAM
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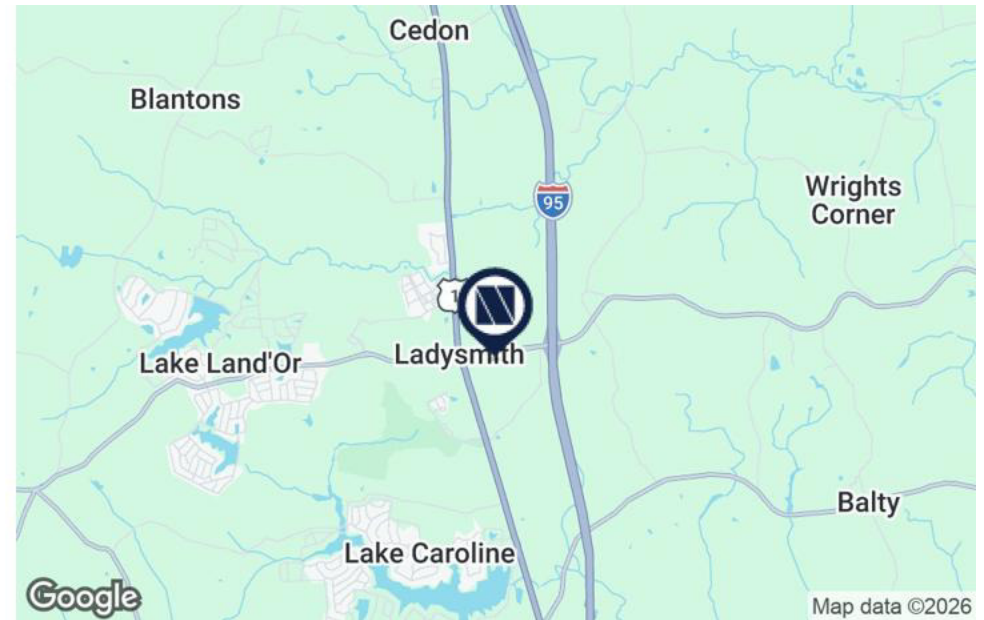
PROPERTY SUMMARY

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OFFERING SUMMARY

Sale Price:	Contact Agents
Lease Rate:	Contact Agents
Lot Size:	Up to 20 Acres

DEMOGRAPHICS	3 MILES	5 MILES	7 MILES
Total Population	10,285	15,112	20,375
Total Households	3,719	5,545	7,389
Average HH Income	\$107,824	\$108,070	\$109,304

PROPERTY OVERVIEW

Retail Pad Site For Sale/Ground Lease - Up to 20 Acres Available

PROPERTY HIGHLIGHTS

- Prime corner at Ladysmith Rd & Green Rd, minutes from I-95 (Exit 110)
- Proposed stoplight at entrance to development with access to Route 1
- Recently newly developed retail includes:



SITE PLAN

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CONTACT INFORMATION

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