GLEN LEA CENTRE

3803 Mechanicsville Turnpike | Henrico County, Virginia

For Lease | Retail | Shop/Restaurant Space & Pad Site Available

As Owner/Agent:
CONNIE JORDAN NIELSEN | connie.nielsen@thalhimer.com | 804 697 3569
NICKI JASSY | nicki.jassy@thalhimer.com | 804 697 3433
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CUSHMAN & WAKEFIELD
THALHIMER

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PROPERTY OVERVIEW

FEATURES

- 3,375 SF AVAILABLE
- 2,649 SF Freestanding Pad – **Former Restaurant**
- 0.70 ACRE PAD AVAILABLE
- Signalized intersection
- Adjacent to the Springdale Park redevelopment that includes 465 Apartments and 115 Townhomes currently under construction – new parcel users to include Dunkin Donuts & WingStop
- Near the newly announced Glenwood Farms redevelopment with nearly 1,000 new homes planned

28,000
MECHANICSVILLE TURNPIKE

28,000
E. LABURNUM AVENUE

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	8,089	74,670	225,130
Daytime Population	6,077	60,003	334,685
Households	3,348	31,621	105,314
Average HH Income	$64,642	$66,054	$78,115

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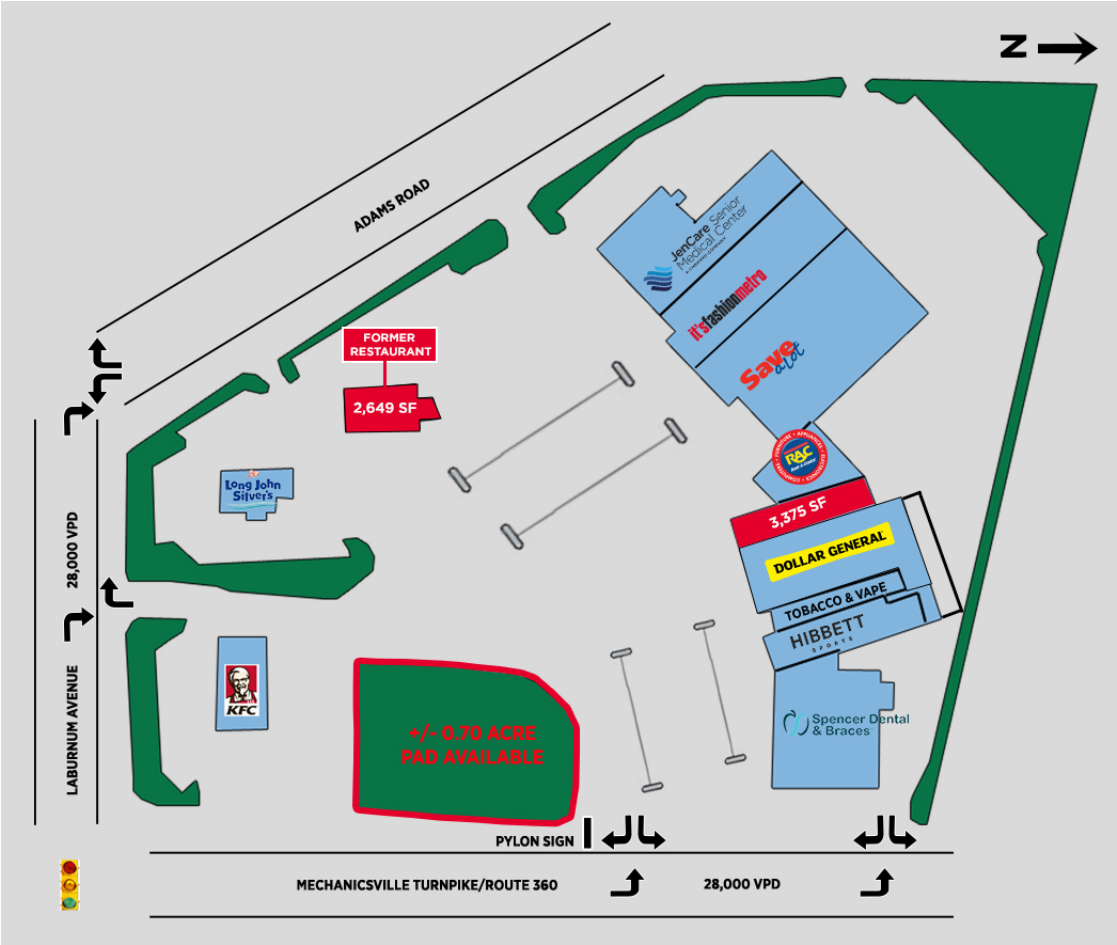
TENANTS & NEARBY RETAILERS

Save a lot | it's fashion metro | HIBBETT SPORTS | RAC | DOLLAR GENERAL | JenCare Senior Medical Center A CHENMED COMPANY | Spencer Dental & Braces | Long John Silver's | Hardee's | Wendy's | POPEYES | AutoZone | DUNKIN' COMING SOON | KFC

SITE PLAN



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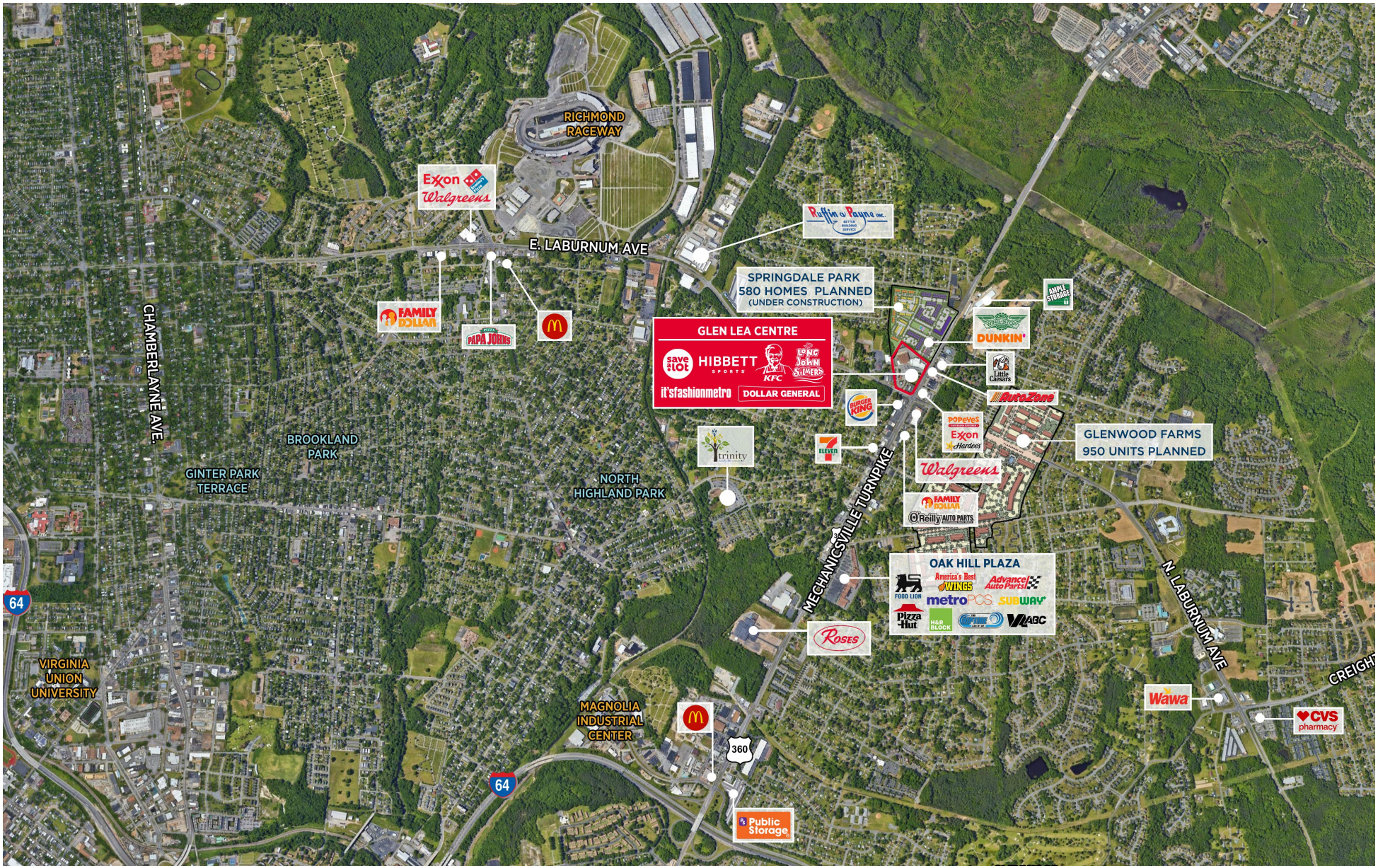
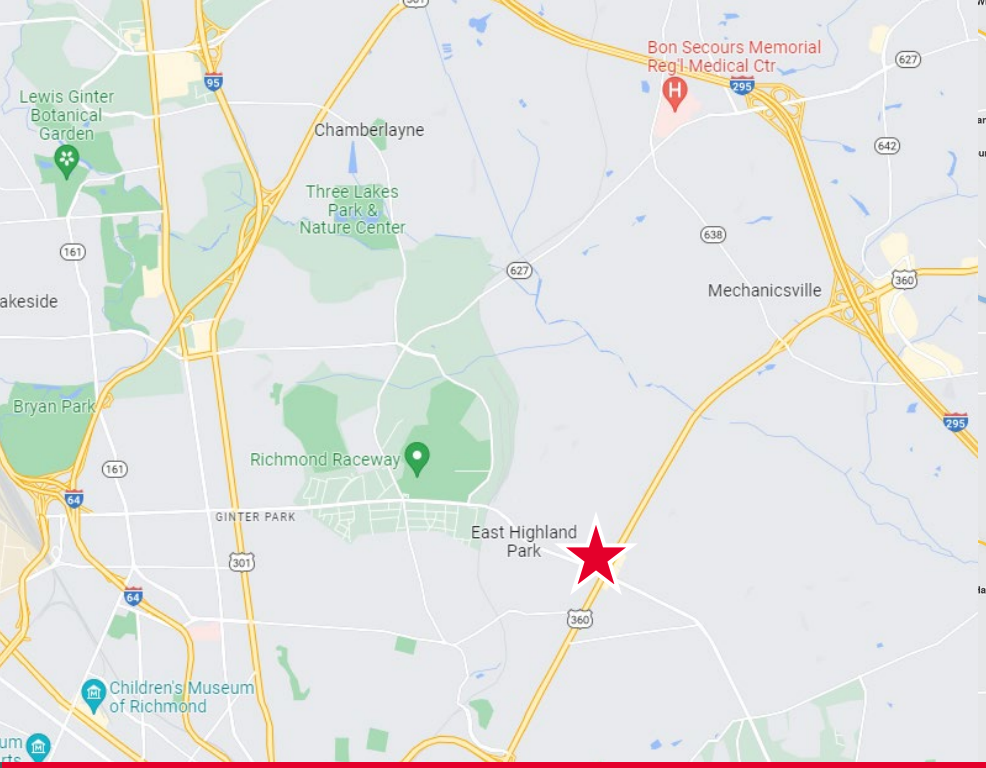
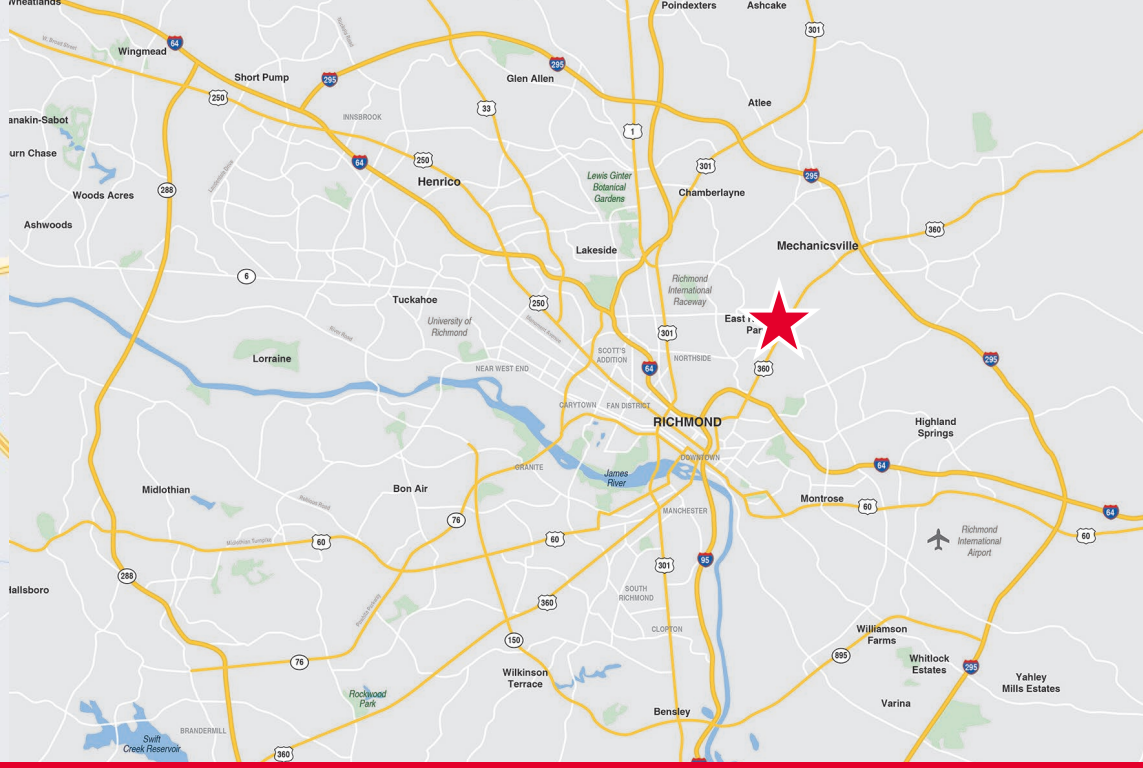
AERIAL OVERVIEW







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