

SHIRE WALK

Church Rd & John Rolfe Pkwy/Pump Rd

Henrico, VA

± 0.79 ACRES | AVAILABLE FOR SALE/LEASE/BTS



± 0.79 ACRES
(6,000 SF BUILDING MINIMUM ALLOWED)

SHIRE WALK



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PROPERTY FEATURES

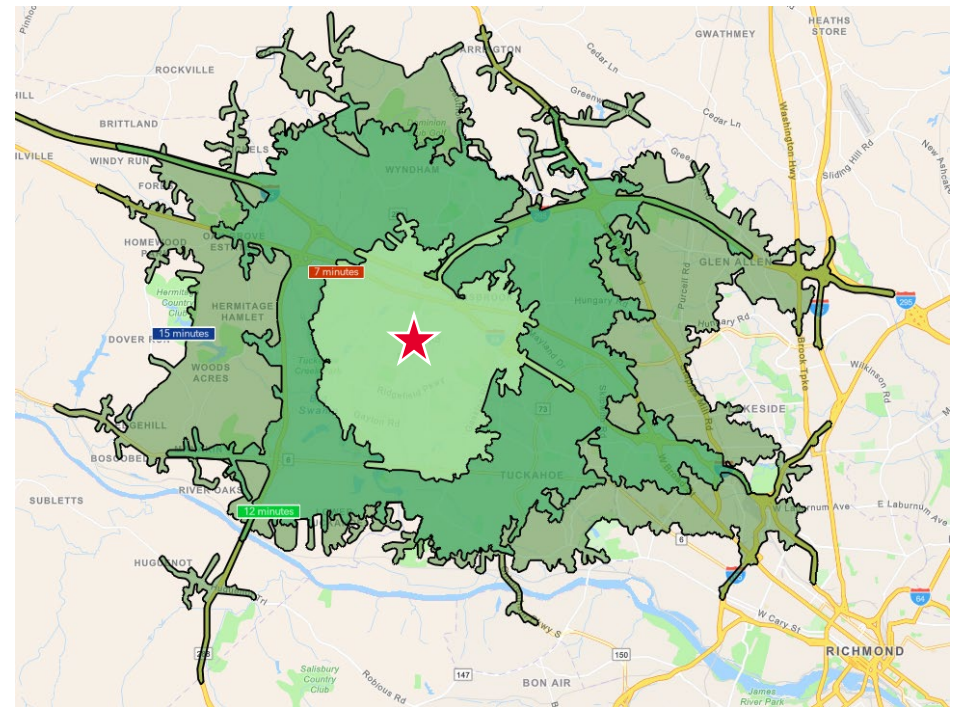
- ± 0.79 Acres
- 6,000 SF Building (Required Minimum)
- Intersection of Church Rd, Pump Rd, and John Rolfe Pkwy
- Located at the primary entrance to 81-unit Shire Walk community
- Mixed use development
- Zoned R-6C (Commercial Allowed)

Demographics

	1 Mile	3 Miles	5 Miles
Population	11,002	85,355	167,420
No. of Households	3,834	34,237	66,403
Avg. HH Income	\$201,333	\$157,281	\$159,795
Daytime Population	7,329	94,618	181,787

	7 Minute DT	12 Minute DT	15 Minute DT
Population	40,606	112,230	178,874
No. of Households	16,541	45,040	70,524
Avg. HH Income	\$157,578	\$152,395	\$159,051
Daytime Population	35,646	120,038	200,136

7, 12, 15 Minute Drive Time



JOIN NEARBY RETAILERS:

WAFFLE
HOUSE

Flagstop
CAR WASH

CRUNCH

Publix

DUNKIN'

MARCO'S
PIZZA

ABC

EGGS UP
GRILL

MI JALISCO
Family Mexican Restaurant

Glory Days
GRILL

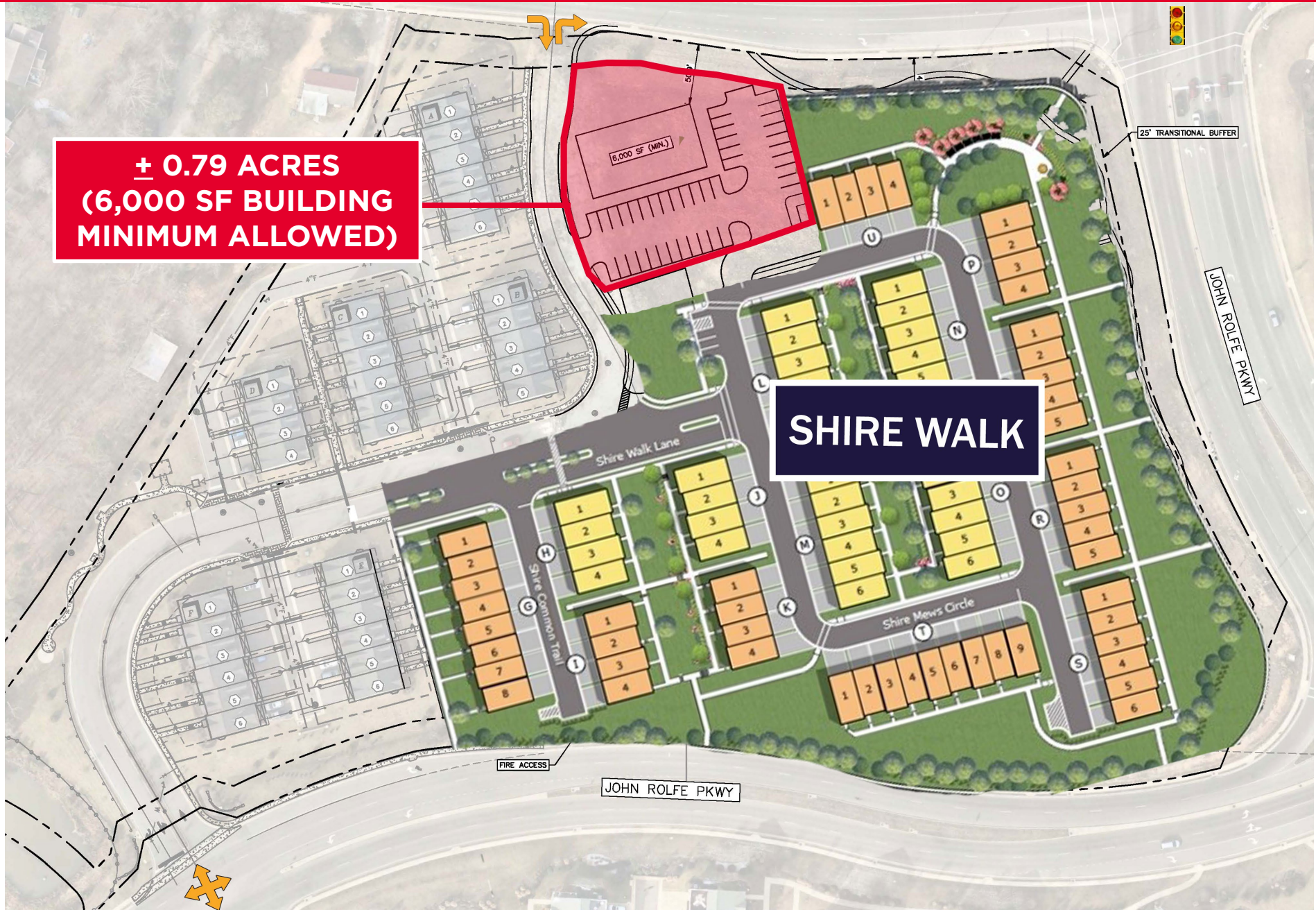
IRONCLAD
COFFEE ROASTERS

the
YMCA

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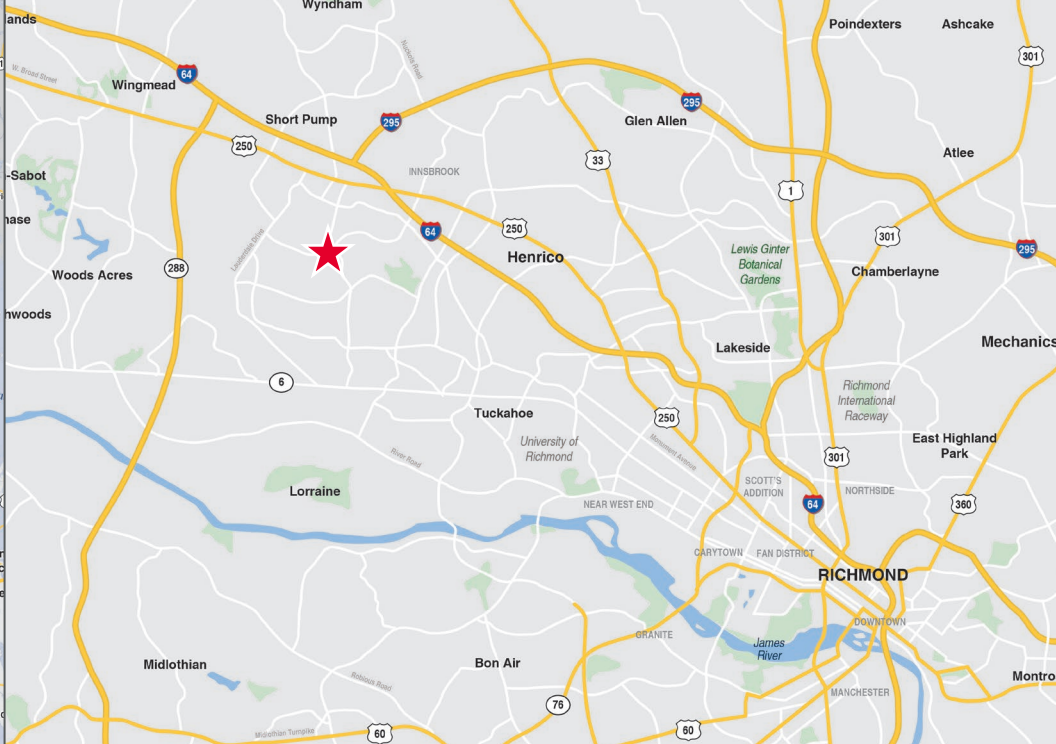


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