



RETAIL PROPERTY FOR LEASE

10141 HULL STREET ROAD

MIDLOTHIAN, VA 23112



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MIDLOTHIAN, VA 23112

PROPERTY OVERVIEW



OFFERING SUMMARY

Lease Rate:	Negotiable
Lot Size:	1.31 Acres
Year Built:	1985
Building Size:	3,743 SF
Traffic (Hull St Rd):	39,000 VPD
Traffic (Courthouse Road):	33,780 VPD

PROPERTY OVERVIEW

This freestanding restaurant located on the highly trafficked Hull Street Road sits on a 1.31 acre lot with unrestricted access from both Hull Street Road and Courthouse Road.

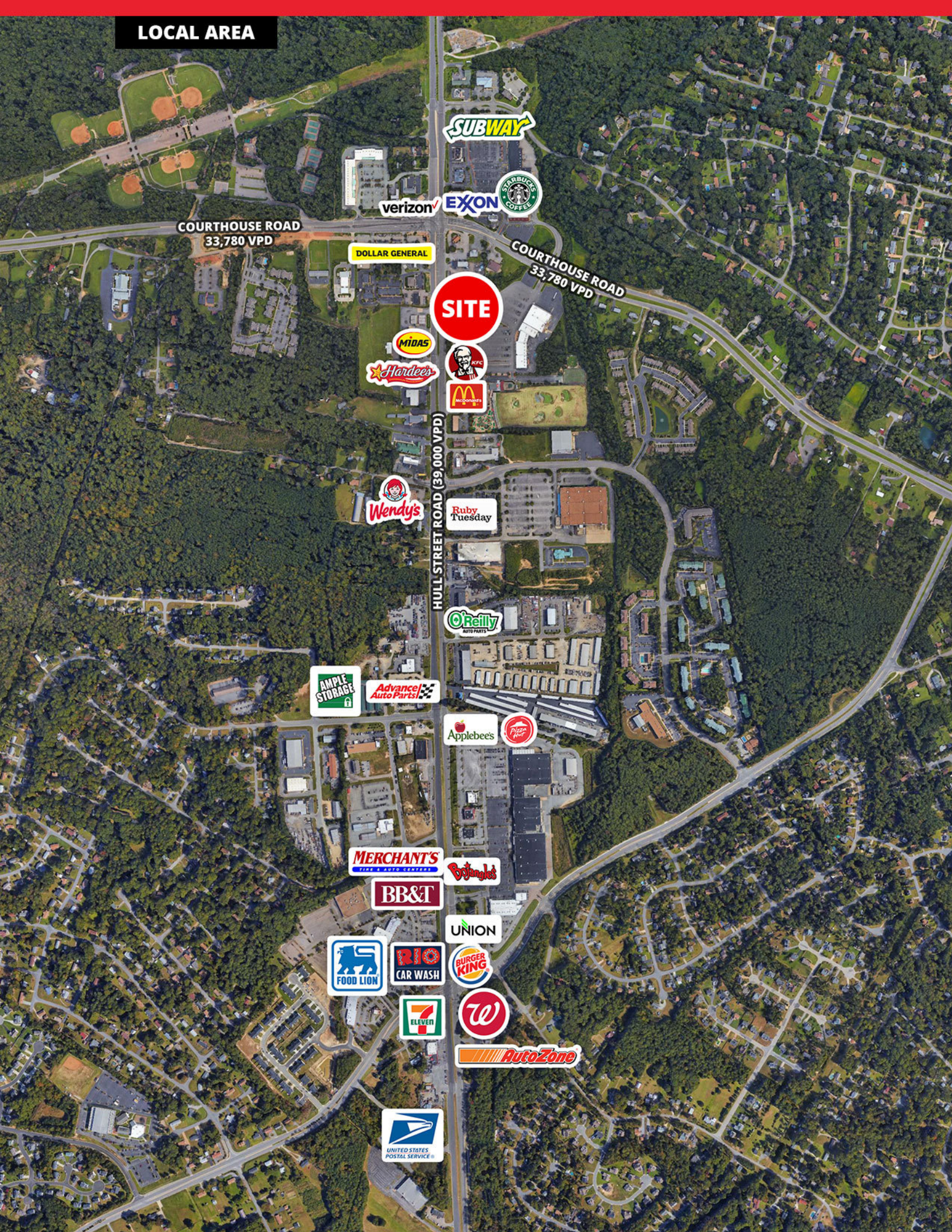
PROPERTY HIGHLIGHTS

- Currently occupied by Pizza Hut until March 2017
- Existing drive-thru in place
- Across from two lit intersections - Hull Street & Courthouse Road
- Cross access with neighboring Wawa
- Other outparcels include McDonalds, KFC and Taco Bell
- No restrictions in place

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Total Households:	1,854	17,595	49,424
Total Population:	4,601	47,764	134,127
Average HH Income:	\$70,848	\$83,410	\$84,169

LOCAL AREA



COURTHOUSE ROAD
33,780 VPD

COURTHOUSE ROAD
33,780 VPD

HULL STREET ROAD (39,000 VPD)

SITE

AMPLE STORAGE

Advance Auto Parts

O'Reilly AUTO PARTS

Applebee's

Pizza Hut

MERCHANT'S
THE AUTO CENTER

BJB&T

UNION

FOOD LION

RIO CAR WASH

BURGER KING

7-ELEVEN

Walgreens

AutoZone

UNITED STATES POSTAL SERVICE

SUBWAY

verizon

EXXON

STARBUCK'S COFFEE

DOLLAR GENERAL

MIDAS

Hardee's

KFC

McDonald's

Wendy's

Ruby Tuesday

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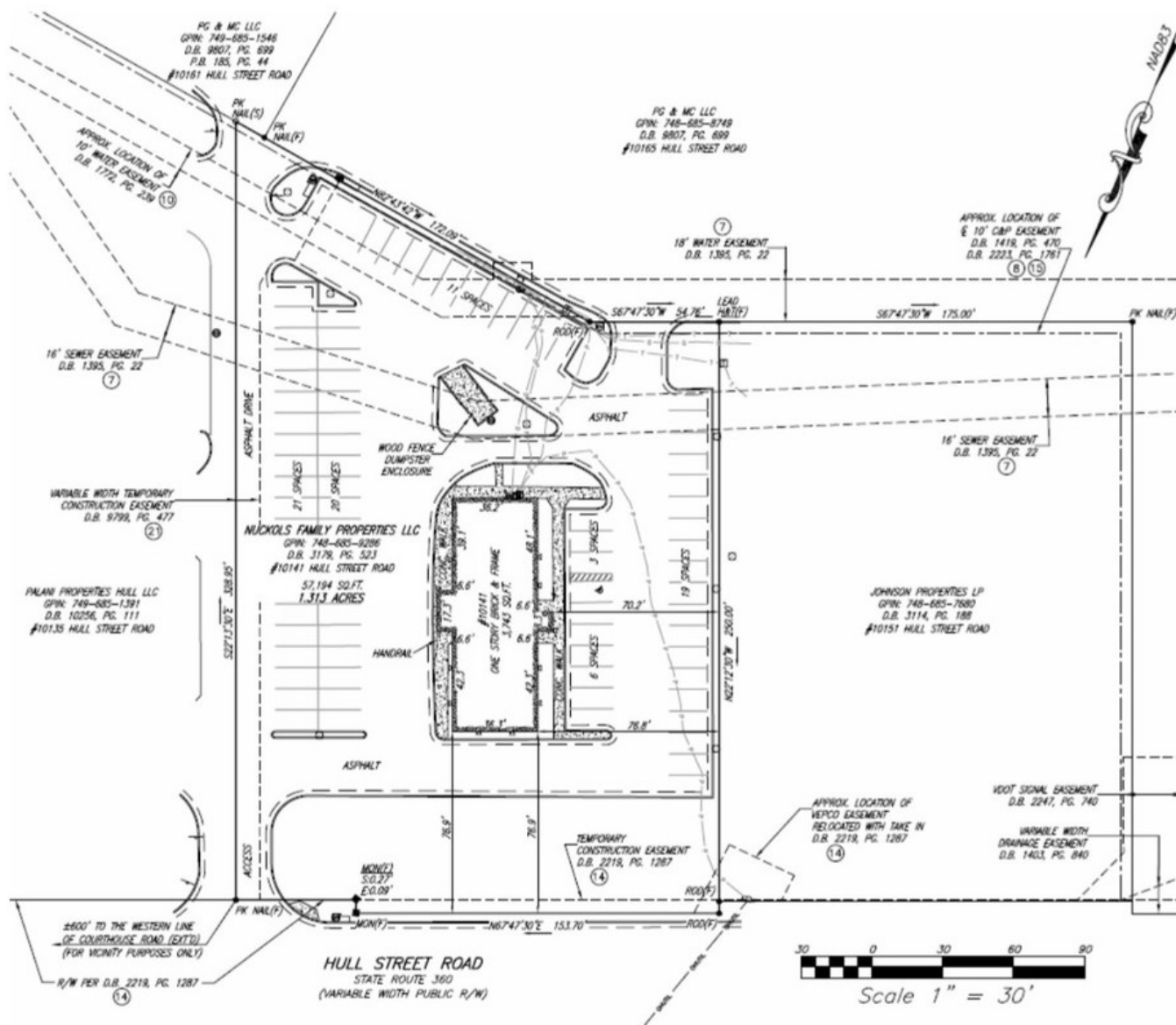
AutoZone

UNITED STATES POSTAL SERVICE

10141 HULL STREET ROAD

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SITE PLAN

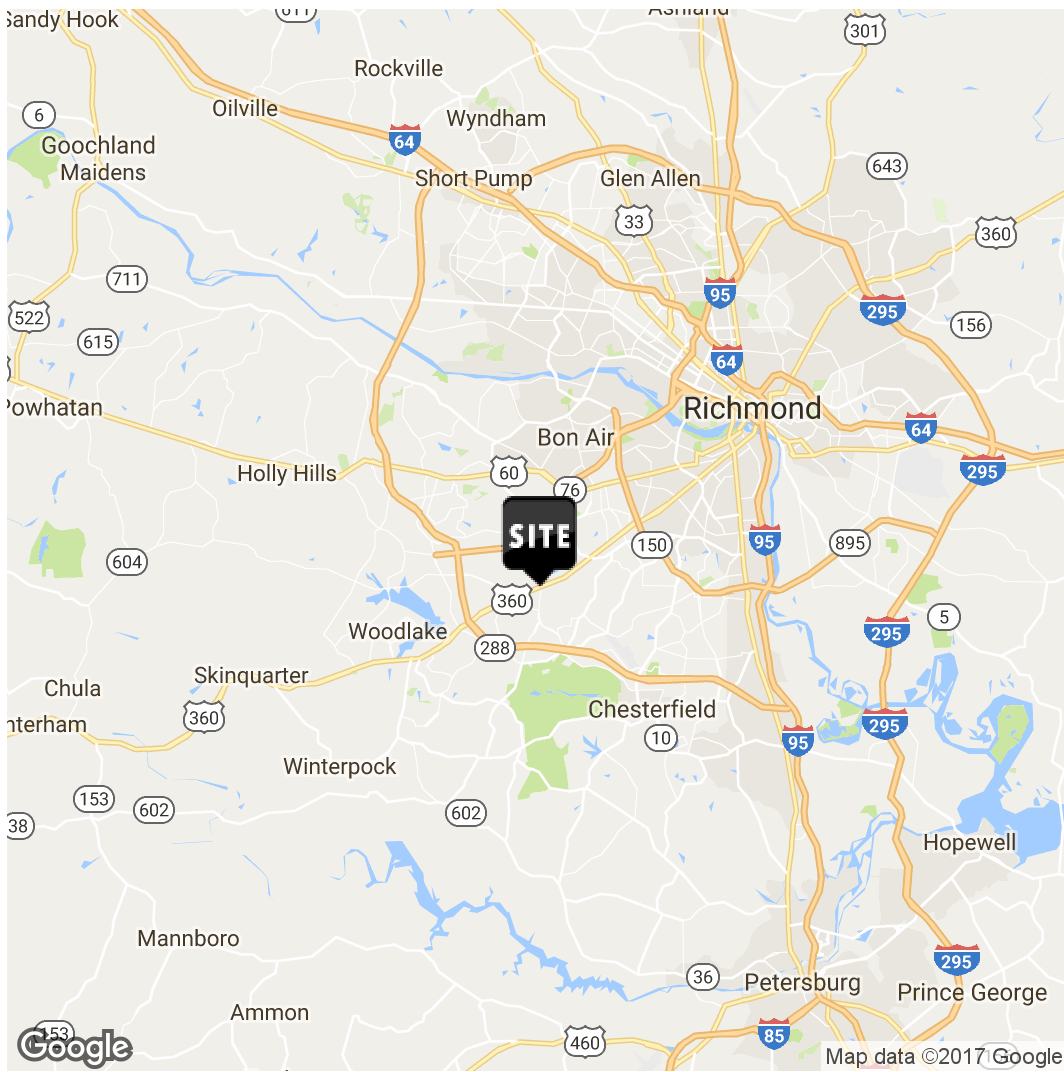


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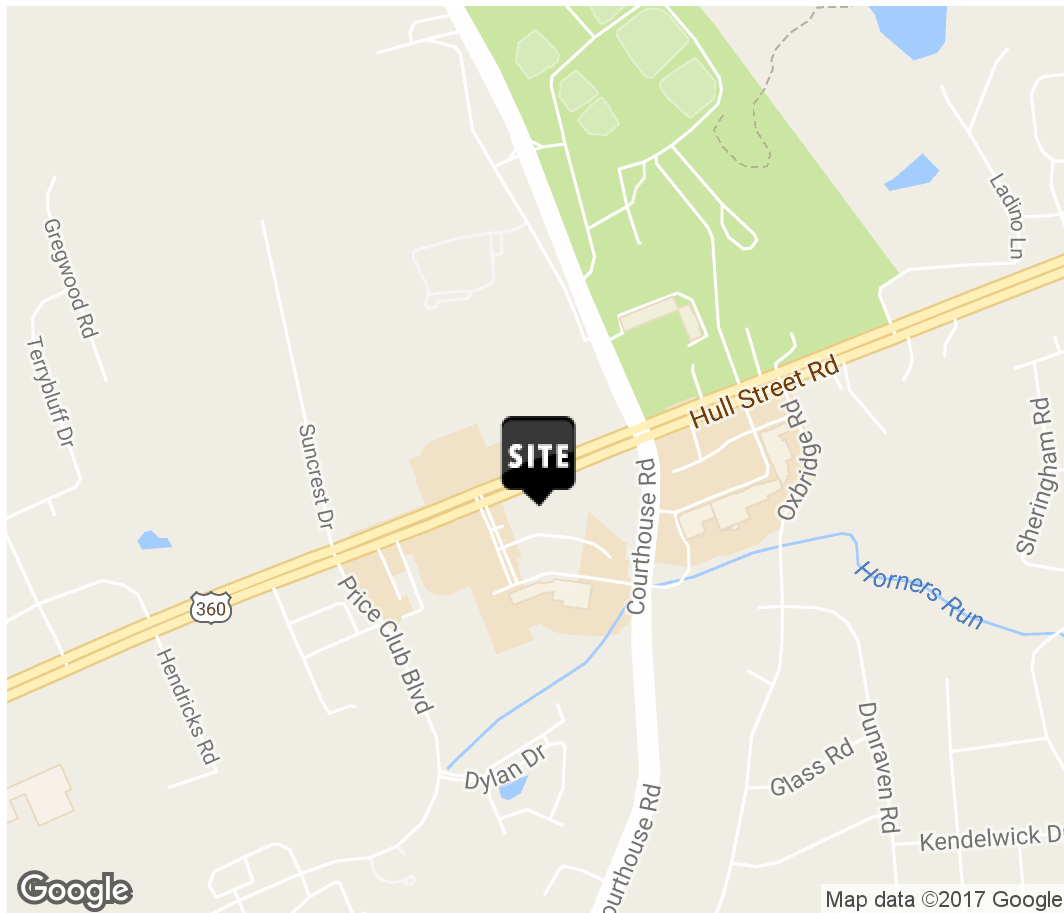
ADDITIONAL PHOTOS





Harrison Hall
 Vice President
 804.814.5299
 Harrison.hall@divaris.com

Peter Vick
 Vice President
 804.814.9977
 Peter.vick@divaris.com



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