

NOW LEASING | RETAIL SHOPS

www.summitpointeva.com

Summit Pointe

500 Volvo Parkway
CHESAPEAKE | VA 23320

\$330M Coastal Virginia
Mixed-Use Project

Ground Floor Retail
For Lease

**Block 4 and
New Outparcel Shops
Coming Soon!**

SUMMIT
POINTE



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DEVELOPMENT INFORMATION

DESCRIPTION	Summit Pointe is a \$330M mixed-use project that includes the Dollar Tree Inc. campus, a Fortune 135 Company. The development features unparalleled residential, office, and retail offerings to include unique and best-of-class restaurants and stores. Summit Pointe is located in Coastal Virginia in the heart of the dominant Greenbrier Central Business District and retail submarket. The site is surrounded by unmatched retail offerings as well as an abundance of Class "A" office space and regional corporate headquarters. Additionally, the project enjoys tremendous access to interstate traffic via two nearby I-64 interchanges.
ADDRESS:	500 Volvo Parkway, Chesapeake, VA 23320
PROJECT SIZE:	69 acres
TRADE AREA:	Over one million people and 375,000 households in the primary trade area
DELIVERY:	PHASE I: Dollar Tree (Fortune 135 Company) campus and a 1,500-car garage (with free public parking) has been completed PHASE II: Retail, residential and office spaces was completed 2021 PHASE III: Retail, residential & additional structured parking completed 2022 PHASE IV: Hotel, residential and retail to be completed 2027
PARKING:	1,500 car & 550 car structured parking; on street parking
ACCESS:	Project visibility from I-64. Interstate access via Battlefield Boulevard and Greenbrier Parkway interchange. Signalized access to Volvo Parkway.
RETAIL:	Zoning for 500,000 SF of retail space. Currently leasing street-front retail and restaurant space as well as anchor locations. Opportunities for entertainment and experiential uses.
OFFICE:	Zoning for 1,000,000 SF of office space. Anchored by 510,000 SF campus for Dollar Tree Inc. Now Leasing ±150,000 SF of Class "A" office space and ground floor retail space.
RESIDENTIAL:	Zoning for over 1,400 residential units. Initial phases will contain approximately 250 multi-family units



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PHOTO GALLERY



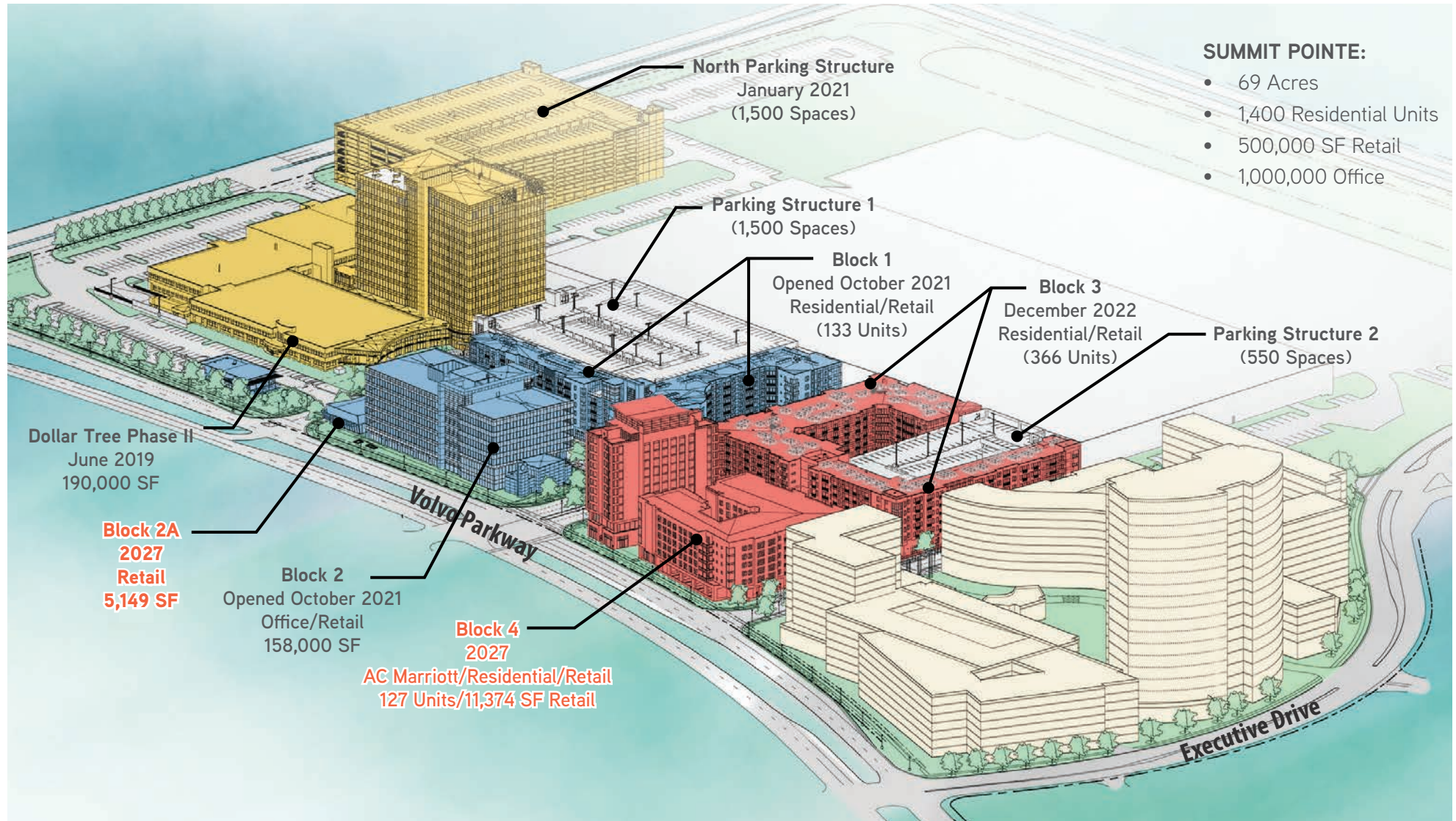
SUBMARKET AERIAL



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CONCEPTUAL SITE PLAN TIMELINE



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BLOCK 2 | LEASING



BUILDING LEGEND											
SPACE	TENANT	AREA	SPACE	TENANT	AREA	SPACE	TENANT	AREA	SPACE	TENANT	AREA
15	AVAILABLE RESTAURANT/RETAIL	5,000 RSF	21	TOASTIQUE	1,718 RSF	25	NEAT BIRD	4,000 RSF	C & D	TULL FINANCIAL GROUP	3,643 RSF
17 & 19	UNION TACO	4,000 RSF	23	ARIZONA SCHOOL OF NURSING	2,951 RSF	A	PROPERTY MANAGER	1,020 RSF			
						B	INTEGRATED FINANCIAL PARTNERS	1,943 RSF			



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BLOCK 2A | RETAIL BUILDING - VIEW FROM DOLLAR TREE HQ BUILDING



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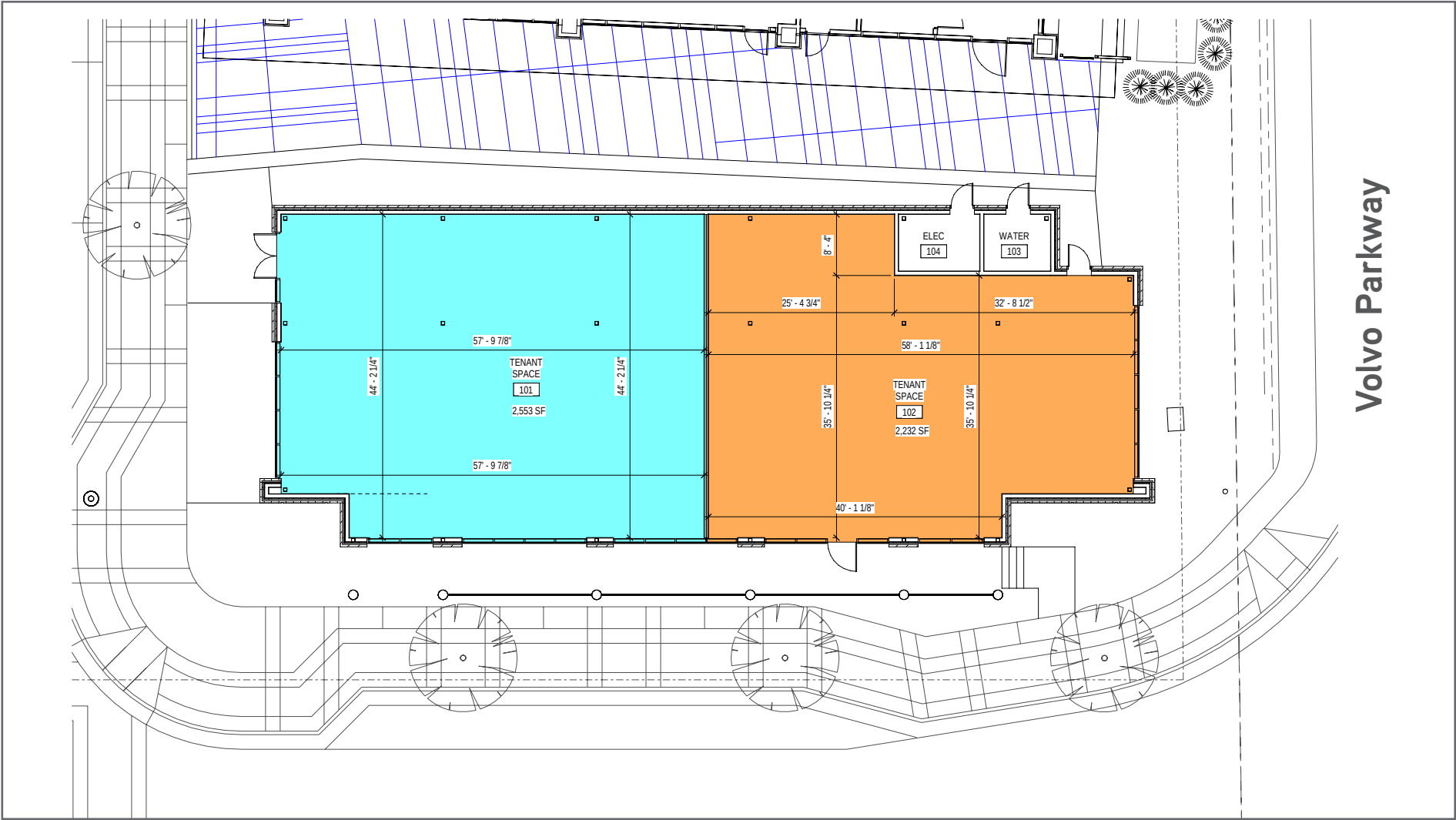
BLOCK 2A | RETAIL BUILDING - VIEW FROM VOLVO PARKWAY



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BLOCK 2A | BUILDING FLOOR PLAN - FIRST FLOOR, RETAIL ONLY



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BLOCK 4 | NORTHWEST VIEW OF BLOCK 4 HOTEL



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BLOCK 4 | VIEW FROM VOLVO PARKWAY



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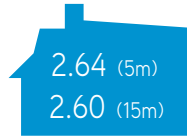


5 & 15 MILE DEMOGRAPHIC KEY FACTS | REGIONAL MAP



211,552 (5m)
1,056,526 (15m)

Population



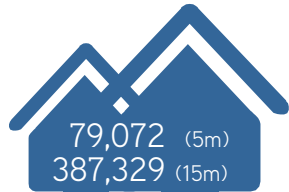
2.64 (5m)
2.60 (15m)

Average
Household Size



36.9 (5m)
35.4 (15m)

Median Age



79,072 (5m)
387,329 (15m)

Number of
Households



\$78,340 (5m)
\$80,825 (15m)

Average
Household Income

BUSINESS



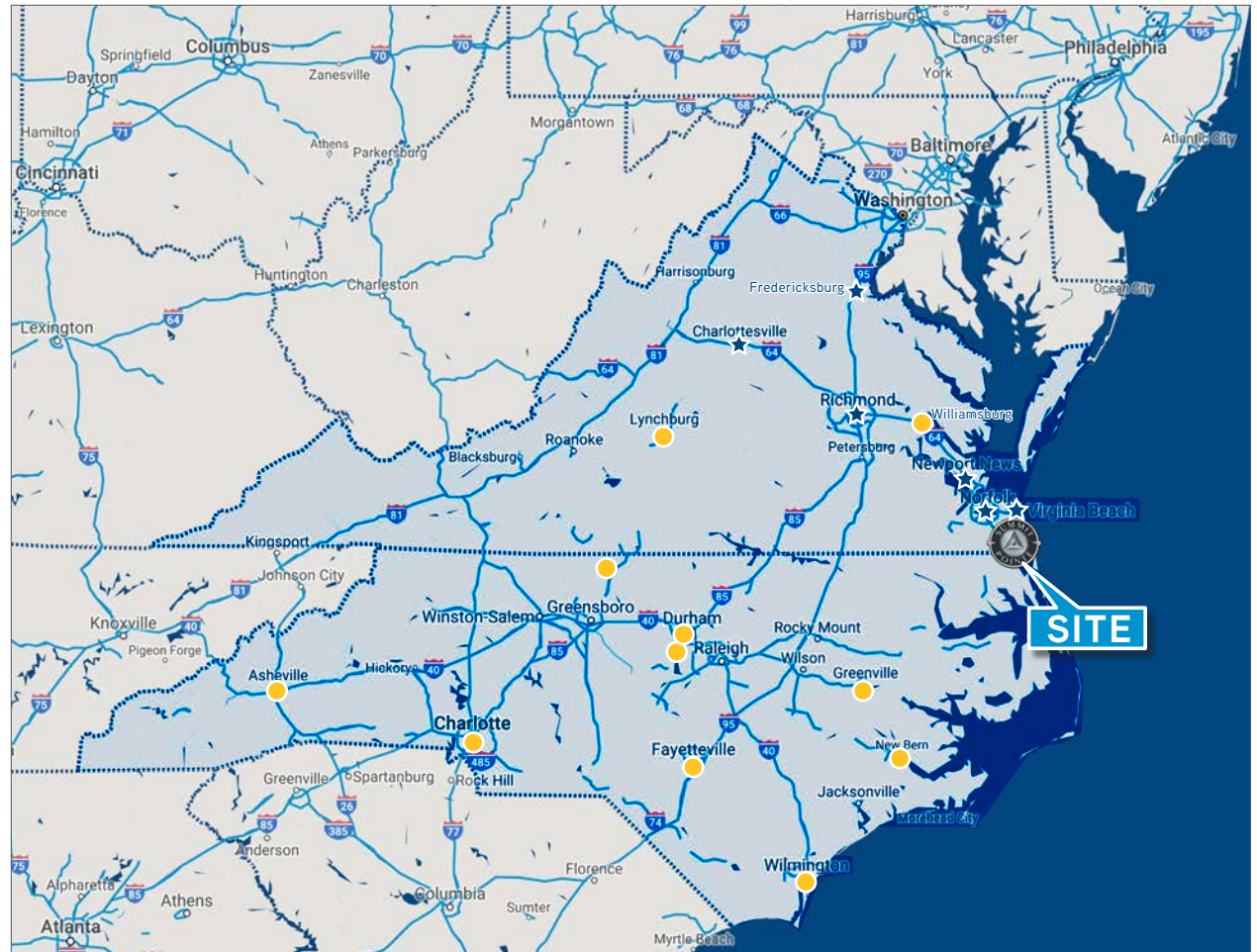
6,606 (5m)
33,354 (15m)

Total Businesses



105,199 (5m)
512,262 (15m)

Total Employees



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