



Colliers

For Lease

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The Shops at Chesapeake Square

2125 Starmount Parkway, Chesapeake | VA

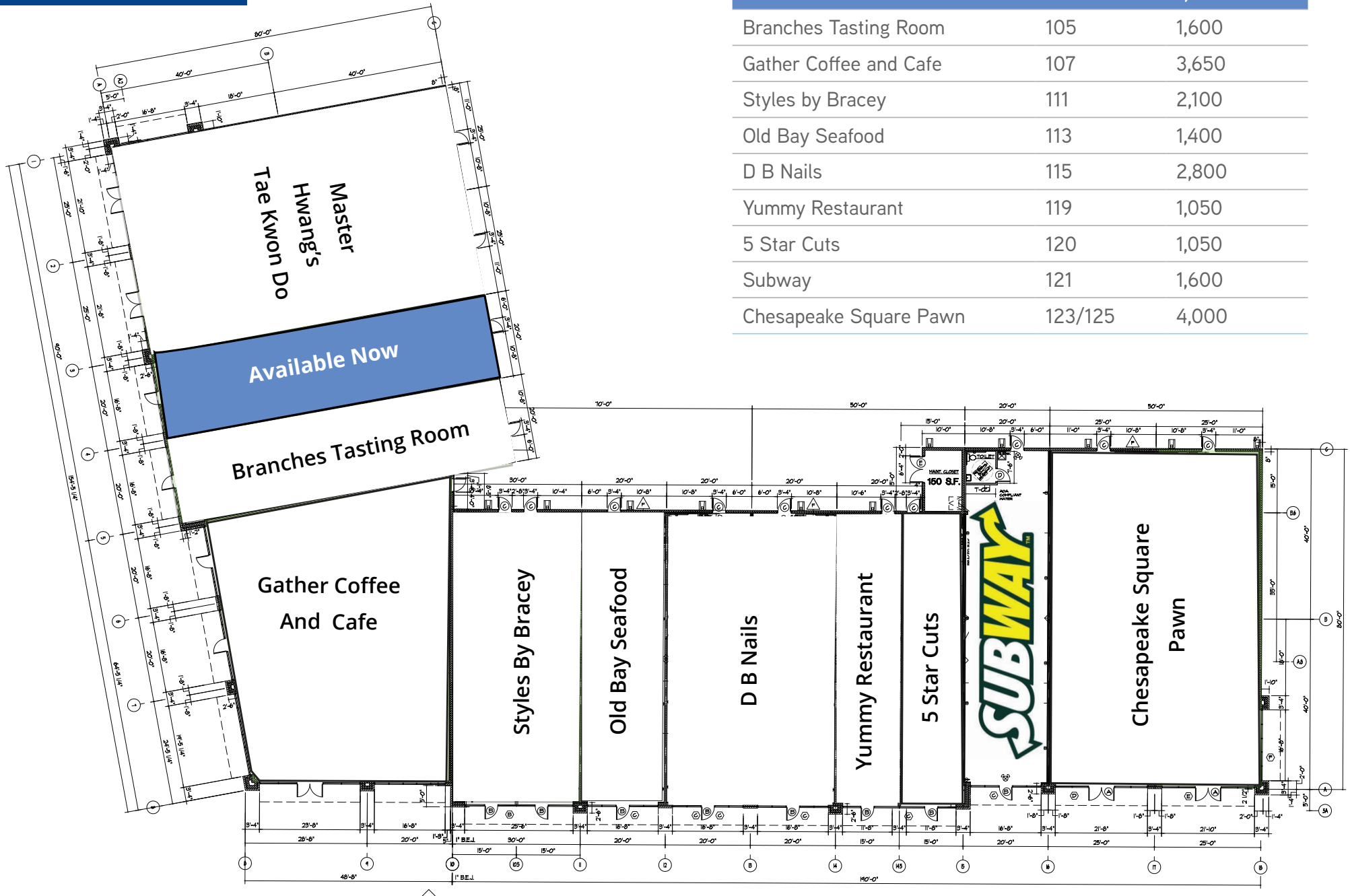
- **One 1,600 sf space available now**
- 3,000 Amazon employees in the area
- 25,000 sf strip center located at the northwest corner of the intersection of I-664 & Portsmouth Blvd
- Positioned in the middle of the Chesapeake Square submarket which is anchored by Chesapeake Square Mall
- Two signalized points of ingress/egress on Portsmouth Blvd (22,000 VPD)
- New residential construction surrounding the site: 2,800 units approved or permitted; 1,500 units delivered with more planned.
- Anchored by Lowe's Home Improvement & Onelife Fitness
- Surrounding tenants include Candlewood Suites, Fairfield Inn, Navy Federal Credit Union, Cracker Barrel, Burger King, 7-11, Waffle House among others

Accelerating success.

Photos



Site Plan



Aerial View

Site

onelifit
FITNESS

LOWE'S
Home Improvement Warehouse

ROCKY BARREL
Old Country Store

WAFFLE
HOUSE

7
ELEVEN

Starmount Parkway

NAVY
FEDERAL
Credit Union

BURGER
KING

CANDLEWOOD
SUITES

VIRGINIA
CAR WASH CO.

Joliff Boulevard

FAIRFIELD
INN & SUITES
Marriott

Portsmouth Boulevard

INTERSTATE
664

Jolliff Landings

- 304 Apartment Homes Completed
- 181 Townhomes Completed
- \$315,000 - \$369,000
- 424 Single-Family Homes Under Construction
- \$499,000 - \$659,000

Kings Point

- 396-Home Residential Development
- Homes priced in the \$200,000 range

The Woodlands at Western Branch

- 136-Unit Residential Development
- Homes priced in the \$190,000 range

Additional Housing Development

- Approved North of Jolliff Landing
- 377 Single-Family Homes

The Arbors at Western Branch

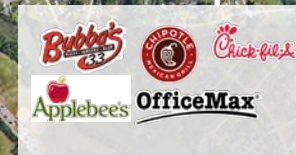
- 163 Multi-Family 55+
- \$1,345 - \$2,100/month

Site

Chesapeake Square Mall



Portsmouth Boulevard - ±30,685 VPD



amazon

Amazon Import Center
±1,000 Employees
650,000 SF per floor

amazon

Amazon
Fulfillment Center
±2,000 Employees
3.8M SF

The Grove (Under Construction)

- 84 Single-Family Homes
- \$499,000 - \$659,000
- 200 Senior Living
- 240 Four Plex (\$279,000 - \$325,000)
- 300 Townhomes (\$349,000 - \$425,000)

Submarket Aerial View



Demographic Facts	1 Mile	3 Miles	5 Miles
Population	1,157	40,689	106,668
Total Employees	809	9,171	32,671
Average HH Income	\$113,915	\$104,694	\$97,013
Traffic Counts			
Portsmouth Blvd & Jolliff Rd	21,000 AAWDT		
Portsmouth Blvd & Dock Landing Rd	29,000 AAWDT		

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