

For Lease



2,200 - 5,200 SF Retail/Medical Space Available for Lease

Cosner's Corner
10007 Jefferson Davis Hwy, Fredericksburg, VA



PROPERTY FEATURES

- TI allowance available
- Cosner's Corner is the largest mixed-use development in Spotsylvania County with 1 million in service and is slated for 1.5 million upon completion
- Across from the Publix grocery store, generating several thousands of trips per day
- 800 apartment units delivered summer of 2019
- At a signalized intersection with signage on Route 1 and Spotsylvania Parkway
- 2,000 multi-family apartment units under construction. Expected delivery summer of 2020
- Nearby Germanna Community College with approximately 6,000 students
- Just minutes away from the Spotsylvania VRE Station

	3 MILE	5 MILE	10 MILE
POPULATION	37,081	88,482	184,155
HOUSEHOLDS	12,911	30,983	65,210
AVG HH INCOME	\$104,948	\$106,659	\$107,357

JOIN:



FOR MORE INFORMATION

George Boosalis

President

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BOOSALIS PROPERTIES

13562 Jefferson Davis Hwy.

Suite 100

Woodbridge, VA 22191

www.BoosalisProperties.com

This information has been obtained through sources deemed reliable, but accuracy can not be guaranteed.

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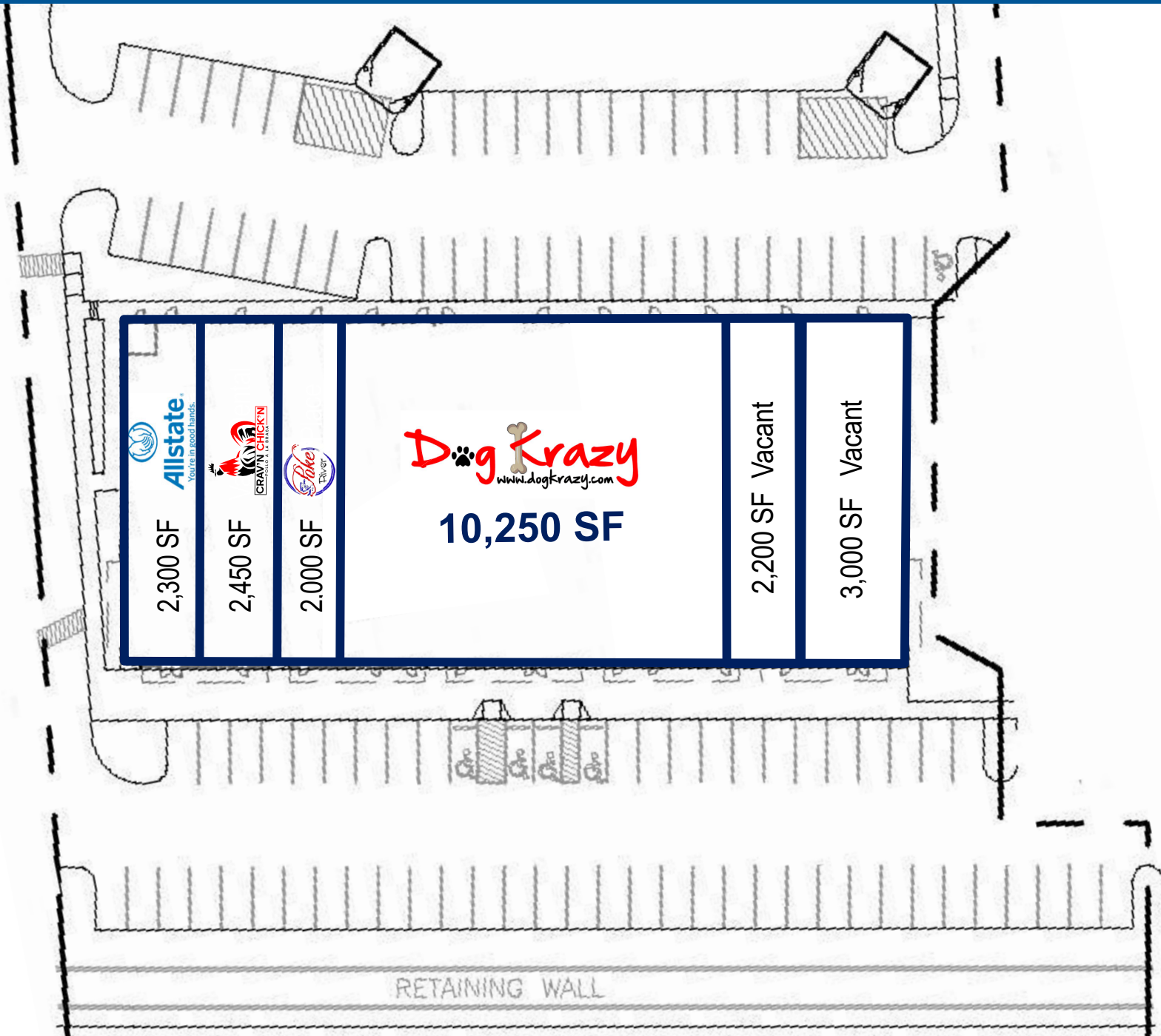
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