

OLD TRAIL VILLAGE CENTER - COMMERCIAL LOTS

ALBEMARLE COUNTY, VA

www.cbre.com/oldtrail

For information, contact:

Rob Stockhausen, CCIM

T 434 284 4004

F 434 974 1909

rob.stockhausen@cbre.com

Dan Tribastone

T 434 284 4012

F 434 974 1909

dan.tribastone@cbre.com

CB Richard Ellis

314 East Water Street

Charlottesville, VA 22902

www.cbre.com/charlottesville



- Old Trail Village Center is a dynamic, open-air, mixed-use retail, entertainment, office and residential located at the foothills of the Blue Ridge Mountains
- Commercial pad sites available
- Adjacent to Village Center which has 250,000 SF of retail available
- \$15/sf includes all utilities to site
- Excellent Frontage
- Flat elevations provide for efficient construction
- Excellent visibility from Golf Course entrance

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Demographic Information

- 30% growth within a 3-mile radius from 2000 - 2007
- Average household income within a 5-mile radius is \$78,000
- Located less than 10 miles from the University of Virginia in Charlottesville
- Part of new development with 2,600 planned homesites

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