

Retail  
For Lease

# Southpoint Landing

10333 Southpoint Landing Boulevard  
Fredericksburg, VA 22407

**VAKOS**  
COMPANIES



For More Information Please Contact:

Magnolia Martin  
Retail Leasing & Sales  
VAKOS Companies

mmartin@wjvco.com  
540.898.3242 x1012 office  
540.903.0072 cell

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Region's newest upscale Town Center now under construction



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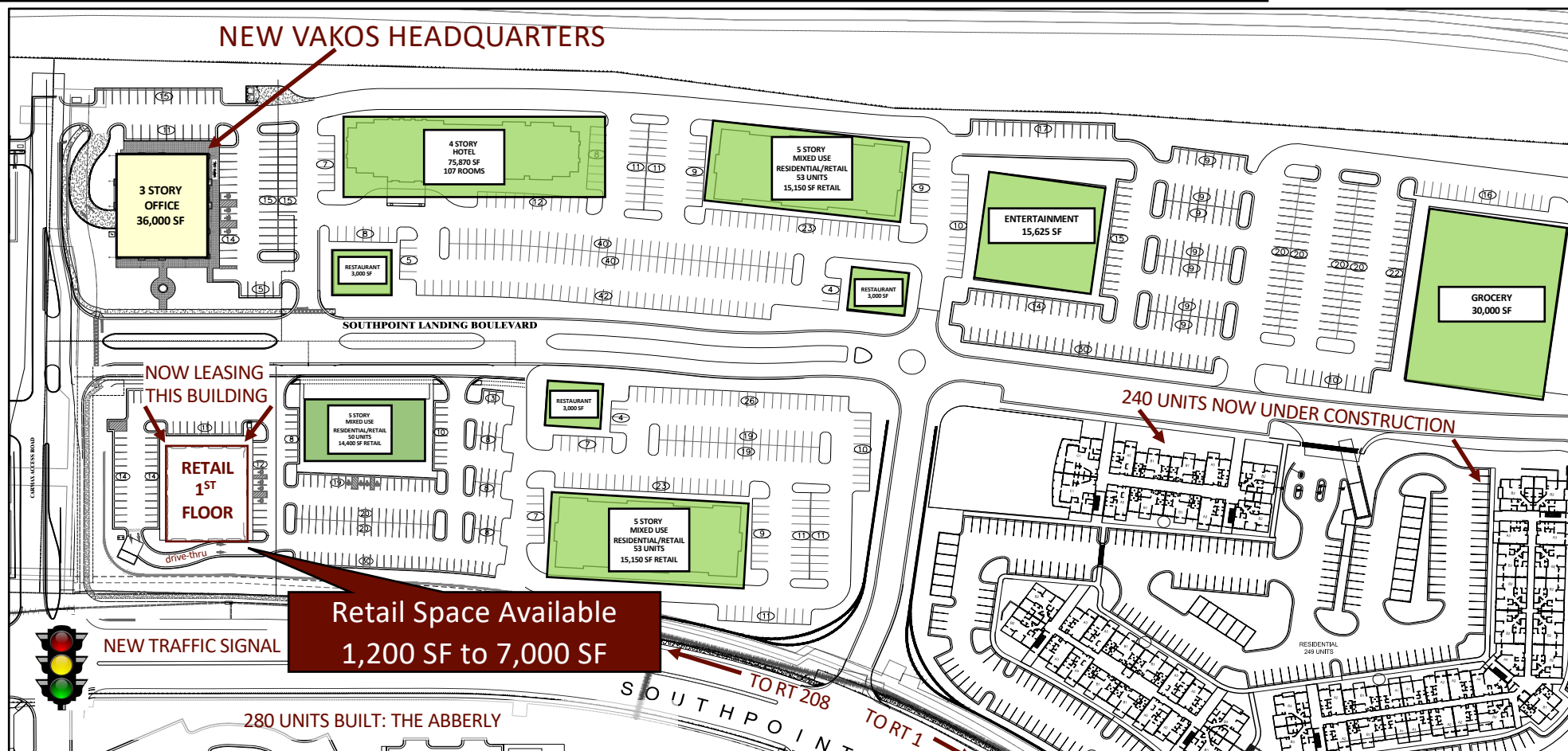
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- Now leasing at **Southpoint Landing**; the Fredericksburg Region's **most visible** commercial development!
- Ideally located just off busy Southpoint Parkway, easily accessible from I-95, Route 1 and Courthouse Rd (208)
- Visible from both directions on I95; 123,000 vehicles per day
- Walking distance from the Abberly at Southpoint; 280 Class A apartment units
- 240 additional Class A apartment units to be delivered in 2018, also walking distance from Southpoint Landing

## Demographics

	3 Miles	5 Miles	10 Miles
Population	53,445	110,093	190,655
Households	19,075	39,048	66,427
Average HH Income	\$93,923	\$88,919	\$94,892

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