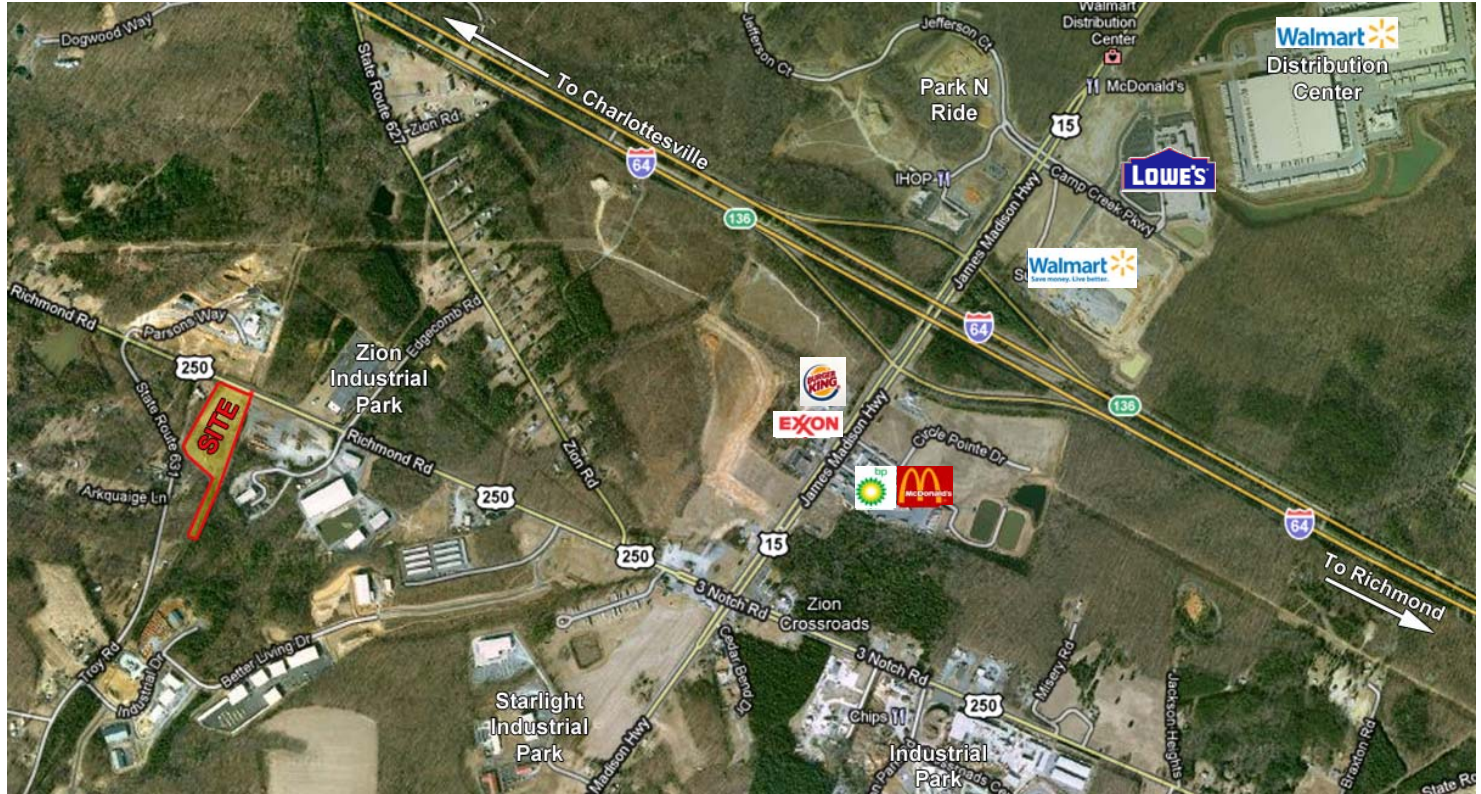


New Pricing!

# FOR SALE - Build-to-Suit Parcels

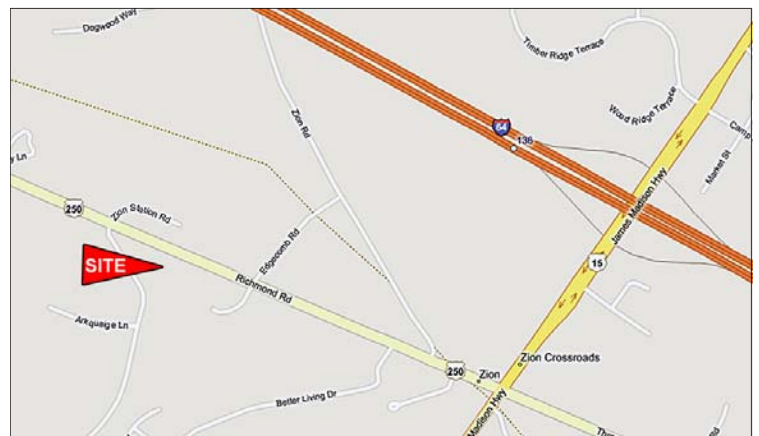
## 9.37± Acres in Fluvanna County on Route 250

### Fluvanna County, VA



#### Features

- ❑ Two Parcels totaling 9.37 Acres
- ❑ Zoned I-1 (Light Industrial)
- ❑ Development Opportunity with Frontage and Visibility on Richmond Road (Route 250)
- ❑ Traffic Count:
  - I-64, 31,000 VPD
  - US Route 15, 14,000 VPD
- ❑ Property in a High Growth Area
- ❑ Will Build to Suit
- ❑ **New Price: 750,000**



For additional information, please contact:

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Commonwealth Commercial Partners, Inc. represents the Owner of this property. Information contained herein, is deemed reliable but not guaranteed.

New Pricing!

# FOR SALE

## 9.37± Acres in Fluvanna County on Route 250

Aerial View with Potential Site Plan



Potential Site Plan for Property

