



For Lease: Rare End Cap Space at Traffic Light with Sheetz



534 E. Nelson St. Lexington, VA 24450

- 3,818 SF
- Rare retail/office end cap space
- At Traffic Light with Sheetz
- Close proximity to I-81, VMI, Washington and Lee University, and Downtown Lexington
- \$18.25/SF NNN

Demographics				
Estimate	1Mi	3Mi	5Mi	
Population	6,146	11,544	16,155	
Households	1,770	4,033	5,922	
Avg HH Income	\$59,136	\$71,670	\$73,676	

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