PEMBROKE
REALTY GROUP

Aragona Village Shoppes

309 Aragona Boulevard
Virginia Beach, VA 23462

± 1,000 SF AVAILABLE



PROPERTY OVERVIEW

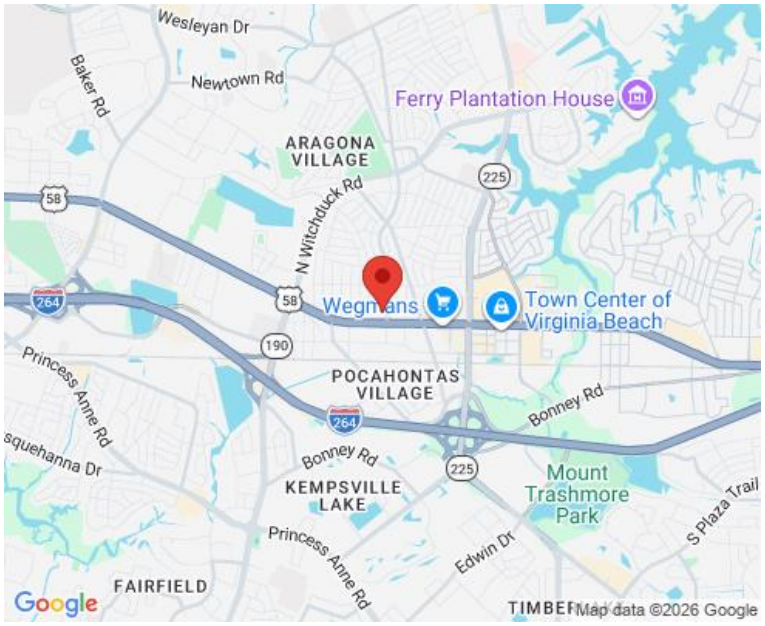
Located one-half mile west of the Virginia Beach Central Business District, Aragona Village Shoppes is a neighborhood retail strip center ideal for prime office, service and retail shops.

- Frontage on Virginia Beach Blvd., a major east/west artery, with close access to I-264/64
- Excellent visibility at the intersection of Virginia Beach Blvd. and Aragona Blvd., with signalized ingress/egress
- **1,000 SF AVAILABLE NOW**

DEMOGRAPHICS

Radius:	**1 mile**	**3 mile**	**5 mile**
Population:	16,447	121,220	295,002
Average HH Income:	$77,002	$86,245	$88,912
Traffic Count:	±44,000 VPD		

AREA MAP



FOR MORE INFORMATION, PLEASE CONTACT:

COLE WERKHEISER
(757) 490-3141
cwerkheiser@pembrokerealty.com

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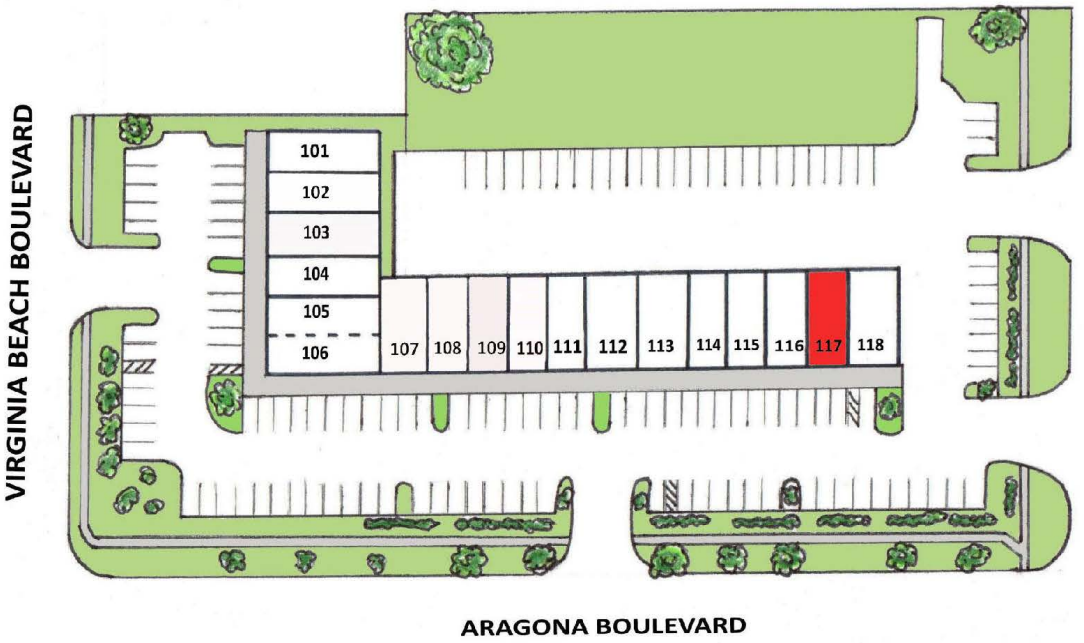
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ARAGONA VILLAGE SHOPPES



AS OF 5/8/24

SUITE	TENANT	SUITE	TENANT	SUITE	TENANT
101	Warrior for Life Fund	107/108	Warrior for Life Fund	114/115	Hair Designs by Pam
102	Warrior for Life Fund	109/110	The Braid Lounge	116	El Parian Mexican Store
103	Warrior for Life Fund	111	Jmart	117	AVAILABLE 1,000 SF
104	We Fix	112	Smoke Shop	118	This Old House
105/106	Bodacious Pizza	113	The Big Grill		

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