



## JOIN THESE RETAILERS

**DOLLAR GENERAL**



**West Marine**  
We make boating more fun!



## FORMER BANK RANCH AVAILABLE

- Building Size: 3,513 SF with drive thru
- Land Area: 2.47 Acres
- Approximately 28 parking spaces
- Large free standing pylon sign
- Tremendous seasonal traffic as Deltaville is known as the boating capitol of the Chesapeake Bay.
- Asking Price: \$750,000

**MATT SKALET**

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**BEN BECKER**

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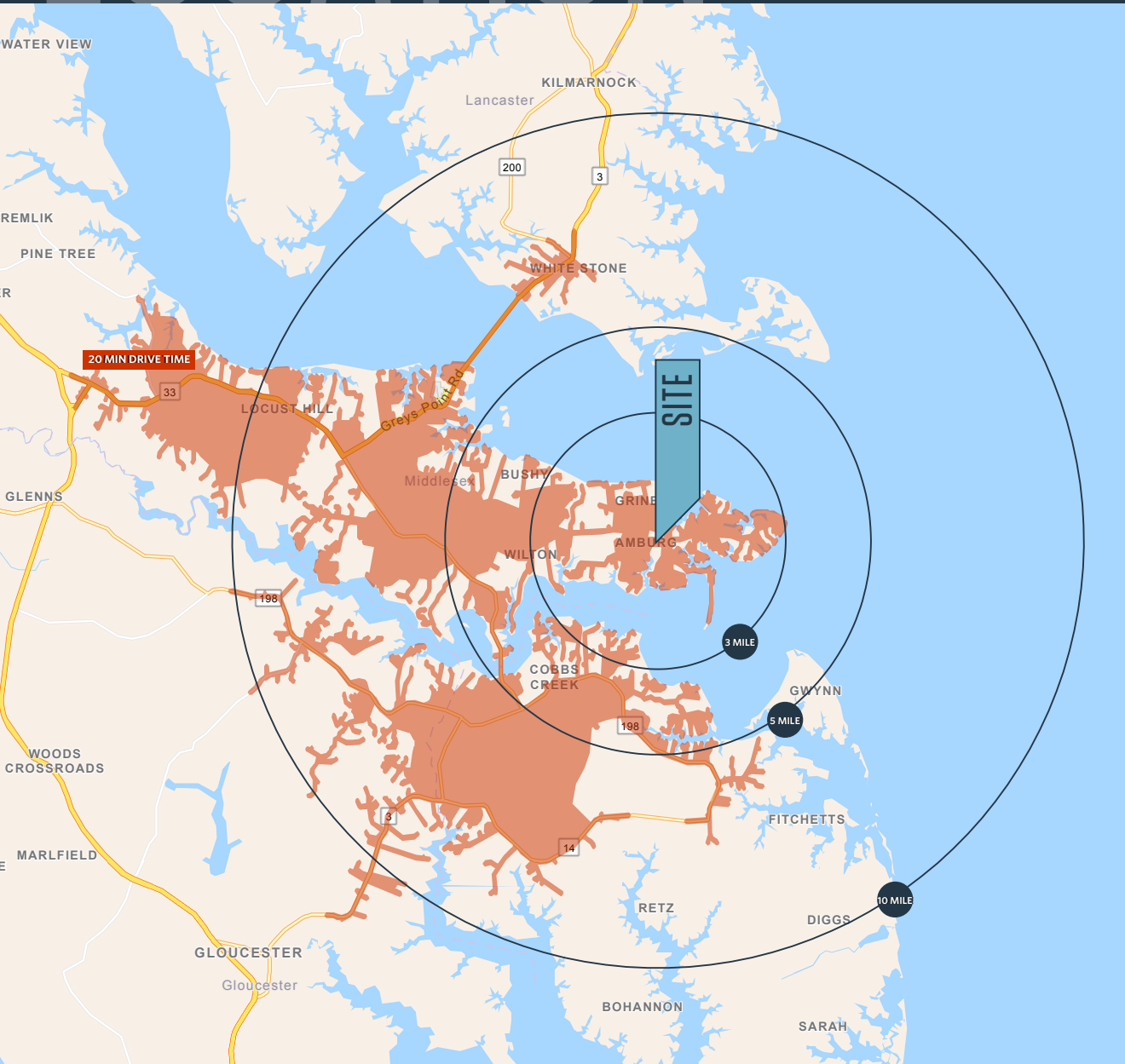
**RYAN SCHMITZ**

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# LOCATION

# 16498 GENERAL PULLER HWY

DELTAVILLE, VA 23043, MIDDLESEX COUNTY



## DEMOGRAPHICS | 2023:

3-MILE	5-MILE	10-MILE	20-MIN DRIVE TIME
Population			
2,123	4,685	19,982	7,141
Daytime Population			
1,867	3,750	17,116	6,049
Households			
1,051	2,215	9,079	3,108
Average HH Income			
\$89,772	\$101,088	\$109,021	\$101,939

## TRAFFIC COUNTS | 2022:

General Puller Hwy	5,310 ADT
Fishing Bay Rd	910 ADT

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Deltaville

Middlesex County | Virginia

## klnb

- Google Earth Pro -  
2018 Aerial Photograph

While we have no reason to doubt the accuracy of any of the information supplied, we cannot, and do not, guarantee its accuracy.

DOLLAR GENERAL

General Puller Hwy

THE TABLE



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DELTAVILLE BALLPARK

UNITED STATES POSTAL SERVICE



HARDYVILLE

5,310  
2002-2011



910  
2002-2011

King Bay Rd

General Puller Hwy

4,420  
2002-2011

DELTAVILLE

SITE

16498 GENERAL PULLER HWY

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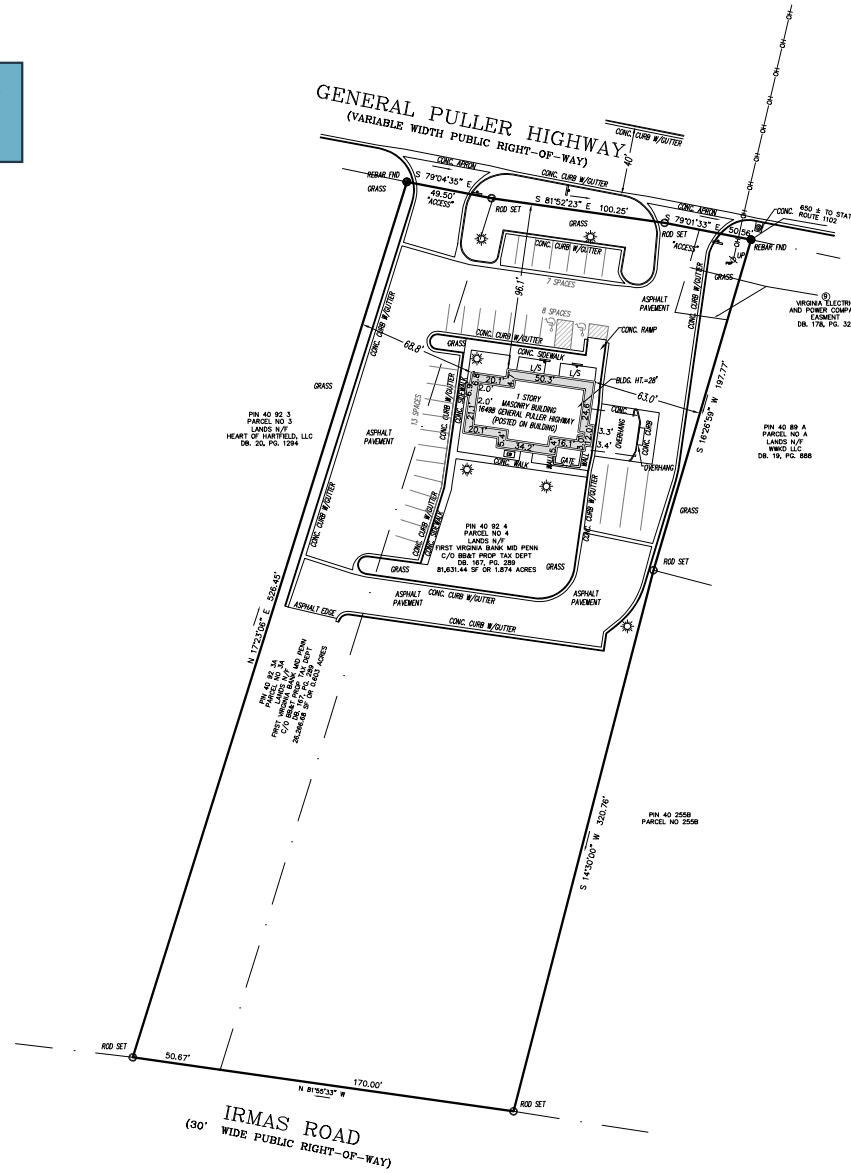
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# SURVEY

# 16498 GENERAL PULLER HWY

DELTAVILLE, VA 23043, MIDDLESEX COUNTY

[CLICK HERE TO DOWNLOAD SURVEY](#)



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## FOR MORE INFORMATION, PLEASE CONTACT:

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