



CRAWFORD SQUARE
REAL ESTATE ADVISORS



THE CREEKS

9830-9992 Brook Road · Glen Allen, VA 23059



FEATURED TENANTS



LEASING MANAGER
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PROPERTY HIGHLIGHTS

- The dominant shopping center servicing the northern Richmond sub-market, Glen Allen
- Prime location with visibility on the main retail corridor, Route 1
- Proximately located across the street from the newly constructed Henrico County Sports Complex which is a large regional attraction
- Strong anchor line-up including Dick's Sporting Goods, Ross Dress for Less, Michaels, Ulta, and PetSmart

POPULATION

3 mile	41,930
5 mile	122,584
10 mile	490,128

DAYTIME POPULATION

3 mile	43,790
5 mile	117,974
10 mile	587,883

DEMOGRAPHICS



HOUSEHOLDS

3 mile	16,467
5 mile	49,287
10 mile	204,812

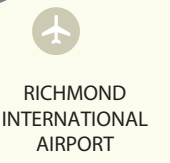
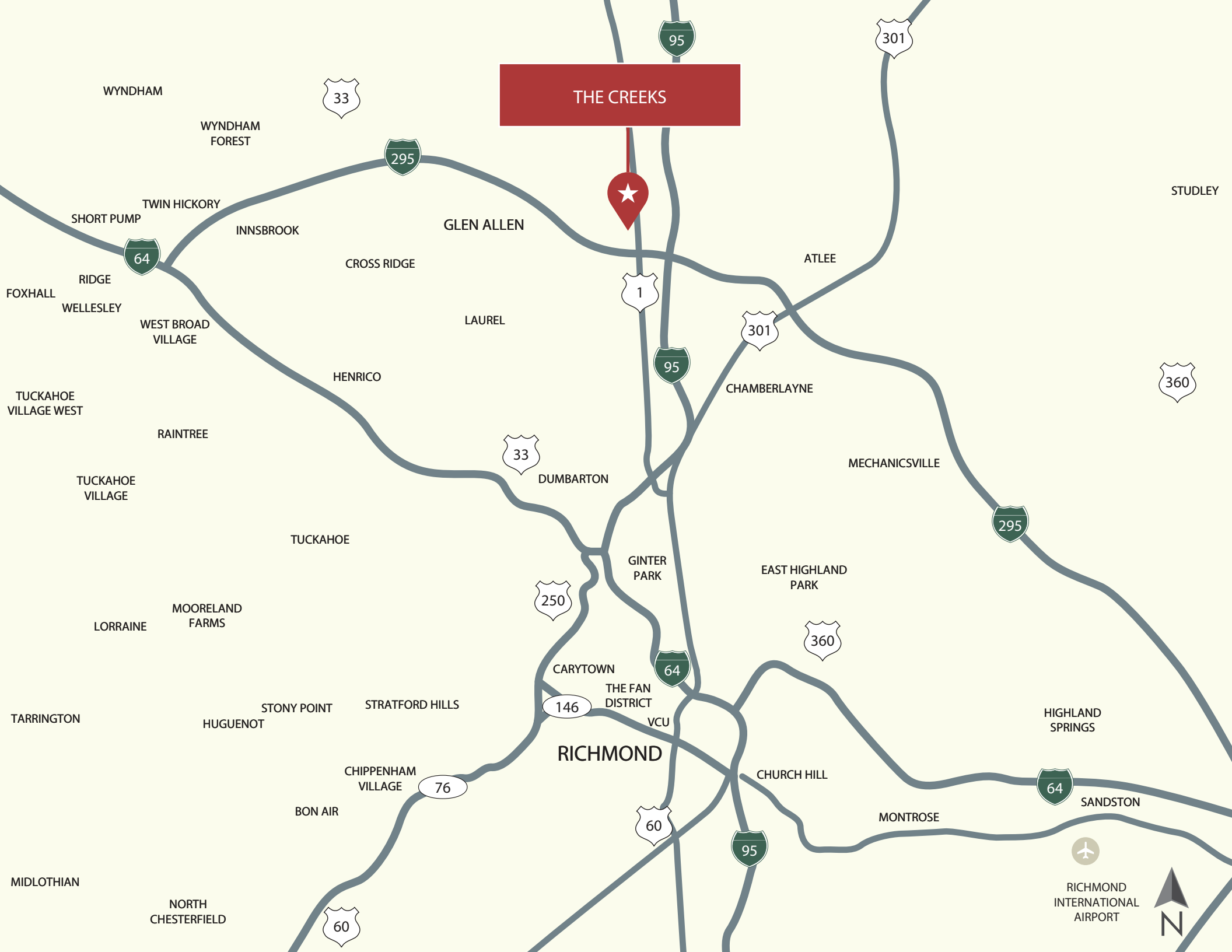
AVG HH INCOME (\$)

3 mile	117,564
5 mile	111,855
10 mile	119,061

MED HH INCOME (\$)

3 mile	86,167
5 mile	80,856
10 mile	79,668

THE CREEKS



AREA MAP

Virginia Center Marketplace

TRUIST

Publix

Great Clips

Hanover Square

FIVE BEL'W **SEPHORA** **MATTRESS FIRM**

KOHL'S

HOBBY LOBBY

The Creeks

Bath&BodyWorks LENS CRAFTERS HomeGoods

ULTA

MEN'S WEARHOUSE **PETSMART** BARNES & NOBLE

Michaels **FIVE BEL'W** SHOE CARNIVAL

Hanover Square South

AMERICA'S BEST CONTACTS & EYEGLASSES **MATTRESS Warehouse**

LANE BRYANT **PETSMART**

DSW DESIGNER SHOE WAREHOUSE

BED BATH & BEYOND

HAVERTYS *Michaels*

UNIVERSITY OF RICHMOND

Students: 3,100+

White Oak Village

Michaels JCPenney

HIBBETT SPORTS **CAIO** rue21

Bath&BodyWorks **SALLY BEAUTY**

PETSMART **FIVE BEL'W**

Foot Locker *Rainbow*

Willow Lawn Plaza

DSW DESIGNER SHOE WAREHOUSE **CAVA** *Michaels*

Bath&BodyWorks **claire's**

SALLY BEAUTY LENS CRAFTERS

FIVE GUYS

AREA MAP



THE CREEKS



WOLF SQUARE
REAL ESTATE ADVISORS

THE CREEKS - GELN ALLEN, VA



1 FAMILY & COSMETIC DENTISTRY 2,225 SF

2 AVAILABLE 9,490 SF

3 Available 23,050 SF

4 **ROSS** DRESS FOR LESS® 32,175 SF

5 **PET SMART** 18,940 SF

6 **SHOE CARNIVAL** 12,050 SF

7 Home Goods 23,965 SF

7A Bath & Body Works 6,085 SF

8 **Michaels** 23,728 SF

9 9,441 SF

10 11,933 SF

11 **DICK'S** SPORTING GOODS 45,000 SF

22 **Pepper's** 6,000 SF

15 **UPS** 1,152 SF

26 4,200 SF

24 AVAILABLE 2,880 SF

25 AVAILABLE 2,268 SF

Charleys RESTAURANT - BAR

12 7,000 SF

20 TROPICAL SMOOTHIE CAFE 1,901 SF

21 MEN'S WEARHOUSE 4,800 SF

19 MAY NAILS 1,553 SF

18 AVAILABLE 1,200 SF

17 LENS CRAFTERS 3,450 SF

16 PIVOT PHYSICAL THERAPY 2,665 SF

13 THAI TOP TEN 2,060 SF

14 STATE FARM INSURANCE 1,250 SF

23 COLD STONE CREAMERY 1,375 SF

16A BRAIN BALANCE CENTER OF GLEN ALLEN 3,313 SF

