



CRAWFORD SQUARE
REAL ESTATE ADVISORS



THE CREEKS

9830-9992 Brook Road · Glen Allen, VA 23059

FEATURED TENANTS

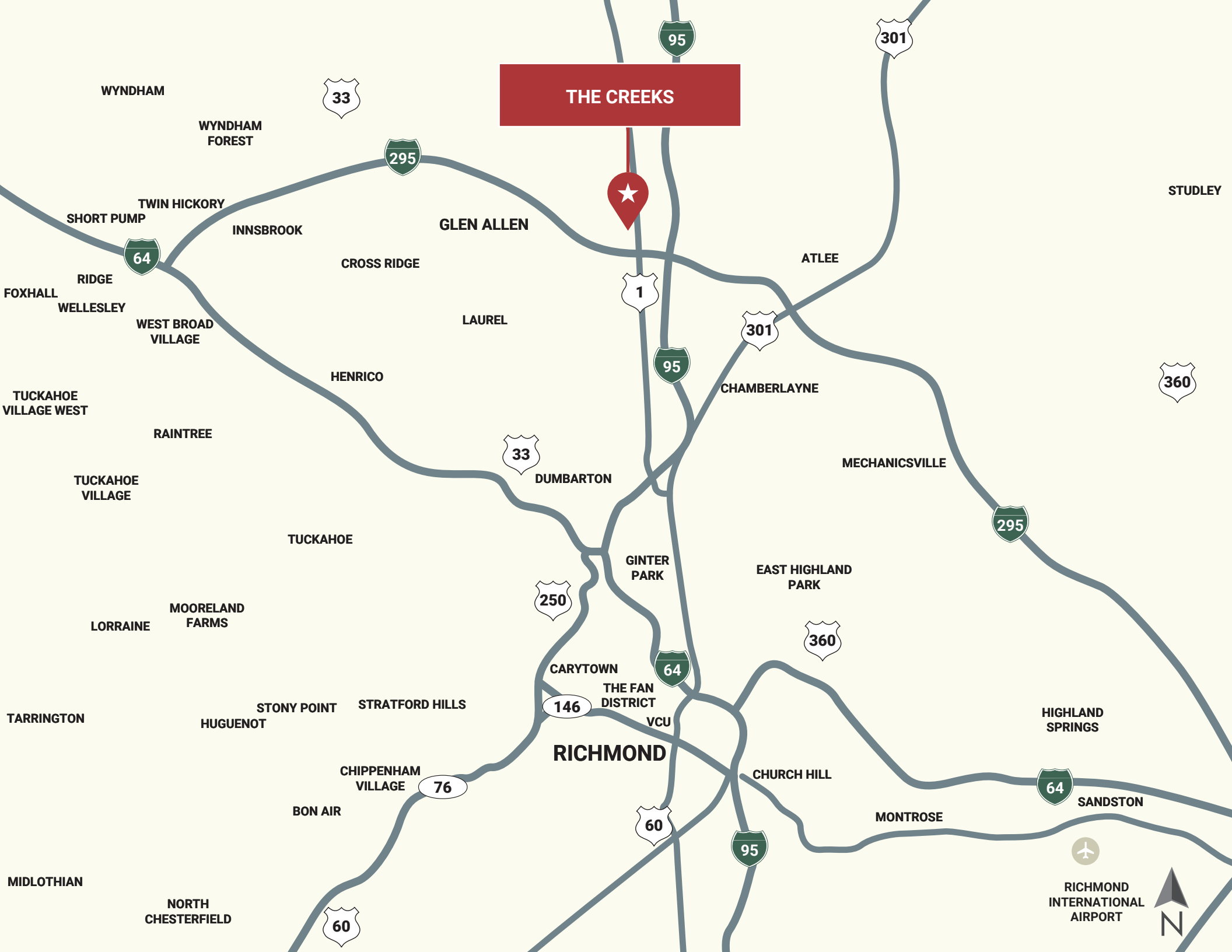
LEASING MANAGER
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PROPERTY HIGHLIGHTS

- 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		DEMOGRAPHICS	AVG HH INCOME (\$)		
3 mile	41,930			3 mile	117,564
5 mile	122,584		5 mile	111,855	
10 mile	490,128		10 mile	119,061	
DAYTIME POPULATION		HOUSEHOLDS	MED HH INCOME (\$)		
3 mile	43,790		3 mile	16,467	3 mile
5 mile	117,974	5 mile	49,287	5 mile	80,856
10 mile	587,883	10 mile	204,812	10 mile	79,668

THE CREEKS



RICHMOND INTERNATIONAL AIRPORT



AREA MAP

Virginia Center Marketplace

TRUIST

Publix

Great Clips

Hanover Square

five BELW SEPHORA **MATTRESSFIRM**

KOHL'S

HOBBY LOBBY

The Creeks

Bath&BodyWorks LENS CRAFTERS *HomeGoods*

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

Michaels **five BELW** SHOE CARNIVAL

Hanover Square South

MATTRESS Warehouse

LANE BRYANT **PETSMART**

DSW

BED BATH & BEYOND

HAVERTYS *Michaels*

White Oak Village

Michaels JCPenney

HIBBETT SPORTS **CAIO** rue21

Bath&BodyWorks **SALLY BEAUTY**

PETSMART **five BELW**

Foot Locker *Rainbow*

UNIVERSITY OF RICHMOND

Students: 3,100+

Willow Lawn Plaza

DSW **CAVA** *Michaels*

Bath&BodyWorks **claire's**

SALLY BEAUTY LENS CRAFTERS

FIVE GUYS

AREA MAP



Virginia Center Marketplace



THE CREEKS



THE CREEKS AT VIRGINIA CENTER – GLEN ALLEN, VA



1 FAMILY & COSMETIC DENTISTRY 2,225 SF

2 BARNES & NOBLE 9,490 SF

3 TJ-MAXX 23,050 SF

4 ROSS DRESS FOR LESS 32,175 SF

5 PET SMART 18,940 SF

6 Shoe Station 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 ULTA BEAUTY 11,933 SF

11 DICK'S SPORTING GOODS 45,000 SF

22 6,000 SF

15 UPS 1,152 SF

Panera BREAD

26 4,200 SF

24 CAVA 2,880 SF

25 AVAILABLE 2,268 SF

AVAILABLE

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 EUROPEAN WAX CENTER 1,200 SF

17 LENS-CRAFTERS 3,450 SF

13 THAI TOP TEN 2,060 SF

14 AVAILABLE 1,250 SF

16 PIVOT PHYSICAL THERAPY 2,665 SF

23 COLD STONE CREAMERY 1,375 SF

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



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