

KELTON STATION

COMMERCIAL PARCELS

Williamsburg, VA



HAMNER
Development
Company



Parcel 4: 1.5 ac

350 front ft. Lightfoot Rd.

Parcel 5: .9 ac

257 front ft. Lightfoot Rd.

100 & 101 Kelton Station
Williamsburg, VA 23188
York County

- Zoned EO Economic Opportunity
- Fronts 204 new apartments and 32 new townhomes
- Developed site
- Quick access to I64, Rt 199, Rt 60
- Major retail hub
- Upscale market
- Sale or Build to Suit
- Parcel 4: 1.5 ac \$450,000
- Parcel 5: .9 ac \$270,000



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The Opportunity

The subject parcels front the new Kelton Station development consisting of 204 apartments and 32 townhomes. The original proffers for the project designated these parcels for buildings upwards of 10,000 sf with 6 residential units above each. The County may approve variations to this concept as long as the use is consistent with light intensity commercial.



The EO district is intended to guide a mix of commercial, tourist-related, and limited industrial uses to certain portions of the county identified in the comprehensive plan that have or are projected to have the access and infrastructure necessary to support both capital and employment intensive uses. Development in these locations is expected to be in keeping with that of the surrounding development and sensitive to the natural environment.



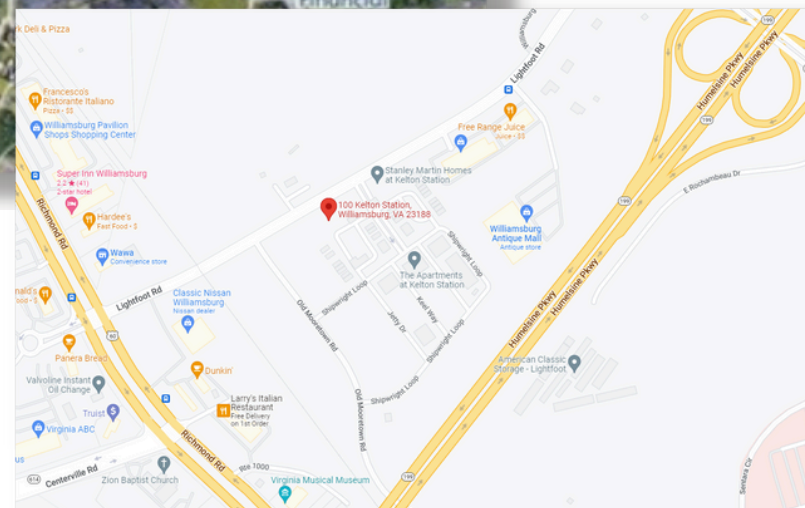
Major crossroads location with direct interstate access





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For additional information please contact:
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