



JOHNSON

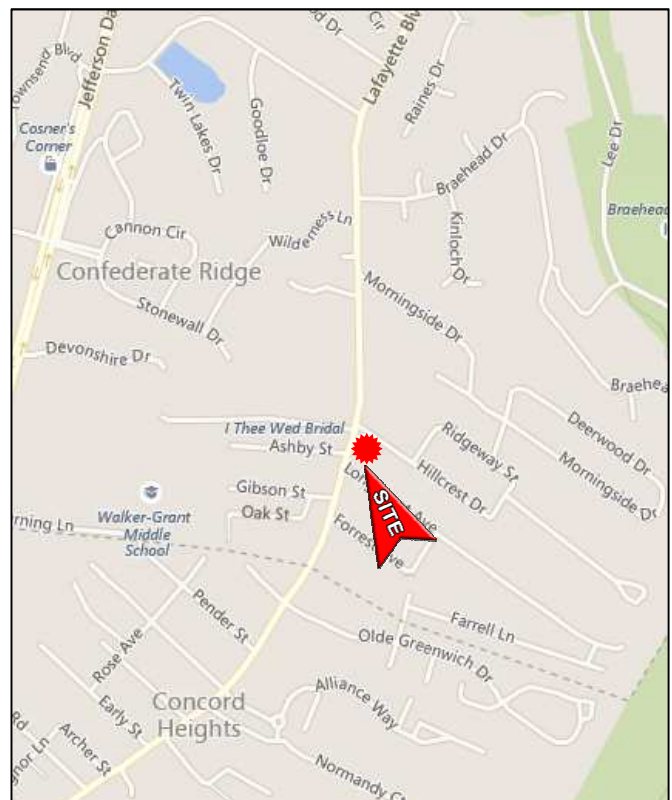
REALTY

ADVISORS

2201 LAFAYETTE BLVD. RETAIL FOR LEASE



- 5,500 SF retail space available in 7,500 SF building
- Large, professionally lit signage for great exposure
- Excellent traffic count (23,000 VPD) and visibility on Lafayette Blvd
- Perfect for furniture, decorating or retail business that needs open showroom area
- Amazing wide open space, zoned CT
- Successful prior business with retiring owner, creates a rare positive opportunity
- Plenty of parking both in front and in rear of building
- Large windows provide ample light to emphasize interior space
- **\$9.00 PSF /YEAR – NNN \$3.00 PSF /YEAR**



FITZ JOHNSON

C. 540.847.6877

O. 540.372.7675

fjohnson@johnsonrealtyadvisors.com

MICHAEL COLANGELO

C. 540.847.7171

O. 540.372.7675

mcolangelo@johnsonrealtyadvisors.com

