

# PLANK ROAD & HARRISON ROAD

Fredericksburg, Virginia

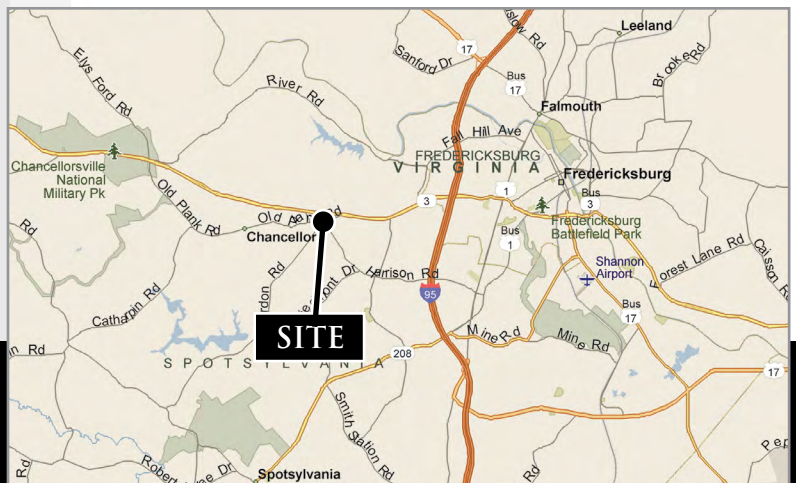


## 3.97 ACRE PAD AVAILABLE AT HARRISON CROSSING

### PROPERTY HIGHLIGHTS:

- ▶ 3.97 +/- Acre Pad Site Available for Sale
- ▶ Adjacent to Goodwill, Walgreens, Wells Fargo, McDonalds, & Neibauer Dental
- ▶ Harrison Crossing is a unique 70-acre development located at the intersection of Harrison & Plank Road in Spotsylvania County
- ▶ This site is located adjacent to Riverbend High School with enrollment of over 1,900 Students.
- ▶ Harrison Crossing is slated to feature over 750,000 SF of nationally recognized retail, restaurant and service businesses
- ▶ C-3 Zoning ([View Zoning Uses](#))

| Demographics             | 1 Mile  | 3 Miles | 5 Miles |
|--------------------------|---------|---------|---------|
| Population               | 4,915   | 40,168  | 91,265  |
| Households               | 1,695   | 13,629  | 32,023  |
| Average Household Income | 117,535 | 107,176 | 109,318 |



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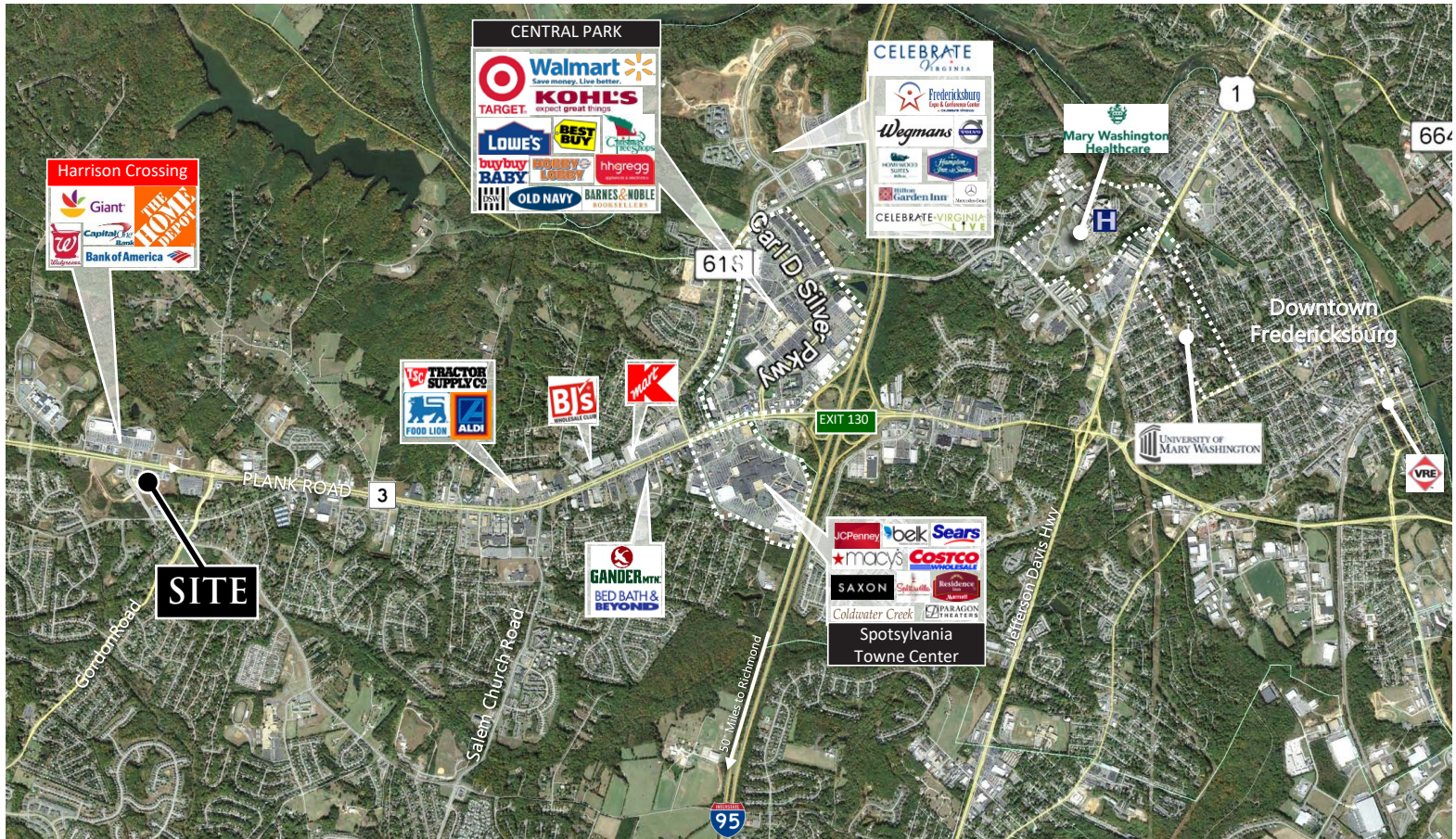
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# PLANK ROAD & HARRISON ROAD

FOR SALE

Fredericksburg, VA



## HARRISON CROSSING



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