

Lynchburg, VA 24502

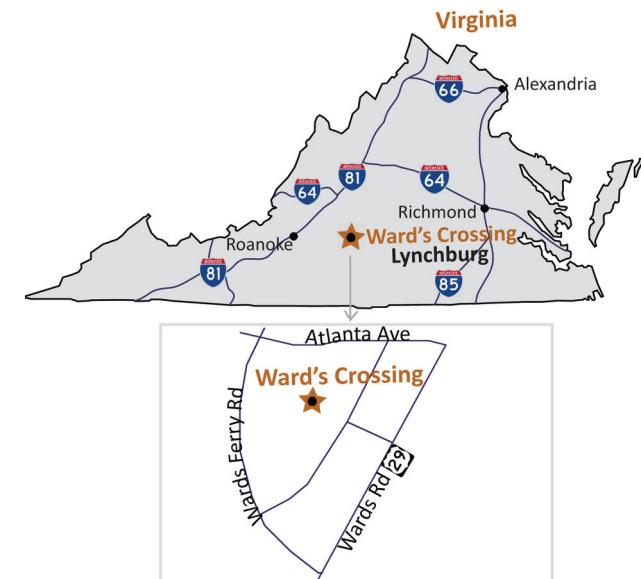
4028 Wards Rd

Wards Crossing

RIVERCREST
REALTY
INVESTORS



- **Anchor:** Target, Michaels, Dick's, Bed Bath & Beyond
- **Key Tenants:** The UPS Store, Blaze Pizza, Five Guys
- **GLA:** 81,064 SF
- **Year Built:** 2001
- **Parking Ratio:** 6.97/1,000 SF
- **Average Daily Traffic:** 41,000 VPD - Wards Rd/Bus 29



Distance	7 Min	10 min	13 Min
Population	19,219	53,001	84,802
Average Household Income	\$71,819	\$72,482	\$75,220

Leasing contact: Alexis Johnson · (919) 926-3112 · ajohnson@rivercrestrealty.com

www.rivercrestrealty.com

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Wards Crossing

Tenants

ATM	Available	
B1	Affordable Dentures & Implants	4,729 SF
B2	Available	4,729 SF
E	Rack Room Shoes	8,071 SF
F	Blaze Pizza	2,506 SF
G	Michaels	23,970 SF
G1	The UPS Store	1,555 SF
G2	Glamour Nails	1,495 SF
H	Five Guys Burgers & Fries	3,340 SF
J	Subway	1,791 SF
K	GameStop	1,630 SF
L	Sally Beauty Supply	1,640 SF
M	Banners Hallmark	4,951 SF
N	Aldi	20,649 SF



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