

# For Sale / Lease

2206 Executive Drive  
Suites A&B  
Hampton, Virginia



**FOR ADDITIONAL INFORMATION, PLEASE CONTACT:**

**Campana Waltz Commercial Real Estate, LLC**

**Ron A. Campana, Jr.**

11832 Fishing Point Drive, Suite 400

Newport News, Virginia 23606

757.327.0333

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*This information was obtained from sources deemed to be reliable but is not warranted.*

*This offer subject to errors and omissions, or withdrawal, without notice.*



**OFFICE CONDOMINIUM  
FOR SALE/LEASE  
2206 Executive Drive, Suites A and B  
Hampton, Virginia**

**Location:** 2206 Executive Drive, Suites A and B, Hampton, Virginia  
Colony Square Office Complex

**Description:** Well appointed, office condominiums which can be leased individually or collectively. Suites to be sold collectively and Suite B can be leased at closing. Suites are ideal for a medical practice or general office. Property is located in close proximity to the Peninsula Towne Center.

**Sizes:** Suite A: 1,050 square feet.  
Suite B: 1,476 square feet

(Total square footage of contiguous space available **2,526 square feet**)

**Sale Price:** **\$287,700.00** (\$113.90/square foot)

**Lease Rate:** **\$12.00/** Square Foot (Lease Rate is inclusive of Condominium Fees)

**Zoning:** C-2

**Location:**

- Close to Sentara Hospital and the Peninsula Towne Center
- Fully functional office space
- Less than 1 mile from Interstate 64, East-West Expressway and Magruder Boulevard
- Easy access to all parts of the Peninsula
- Surrounded by major shopping areas, restaurants, and other medical practices.

**Additional Information:**

- Floor Plans
- Aerial
- Location Map
- Zoning Matrix
- Demographics

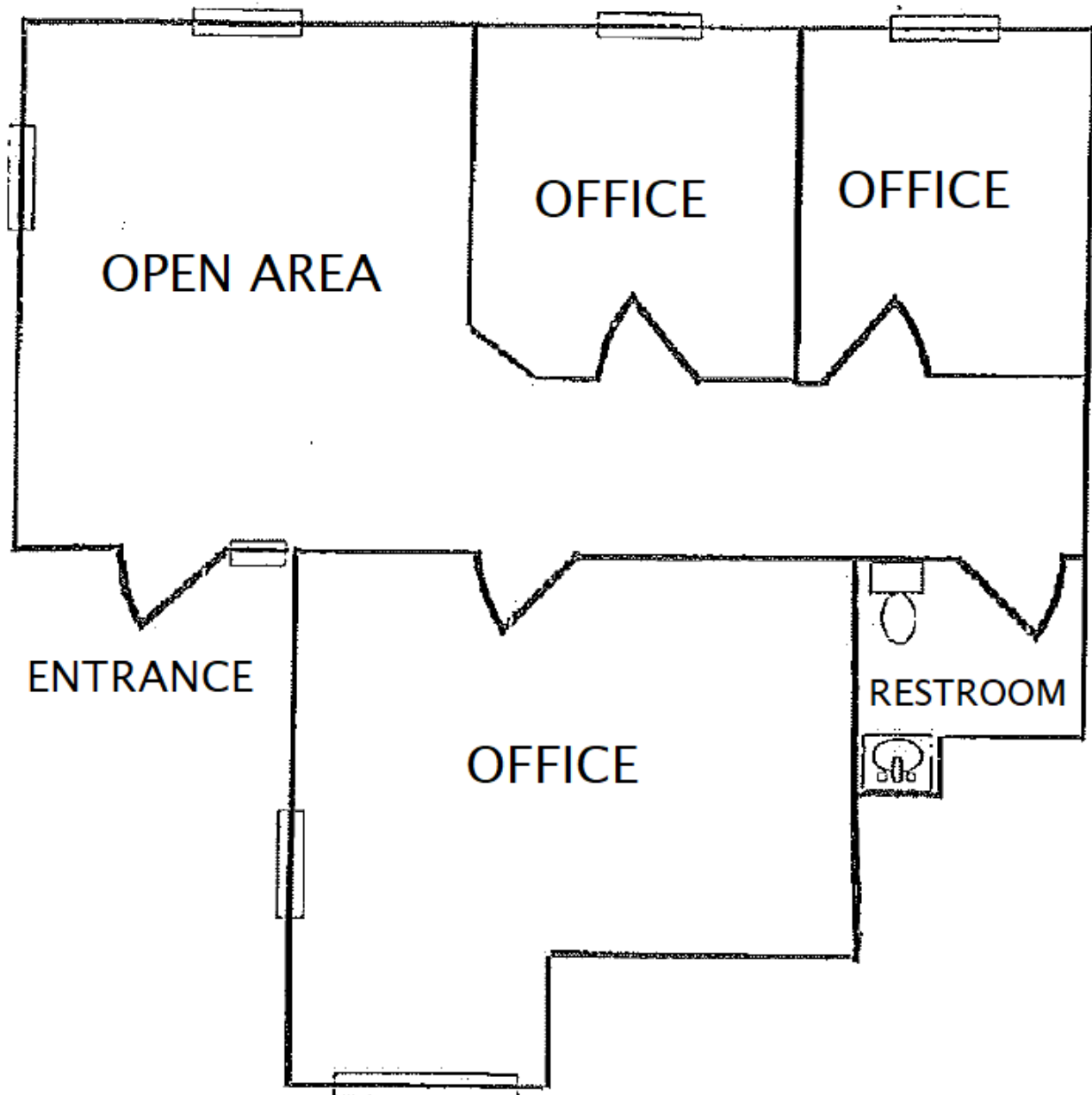
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2206 Executive Drive  
Suite A  
Hampton, Virginia



Suite A:  $\pm$  1,050 square feet  
Not to scale.  
For illustration purposes only.

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Waltz**  
Commercial Real Estate, LLC

## 2206 Executive Drive, Suite A Hampton, Virginia



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**Campana  
Waltz**  
Commercial Real Estate, LLC

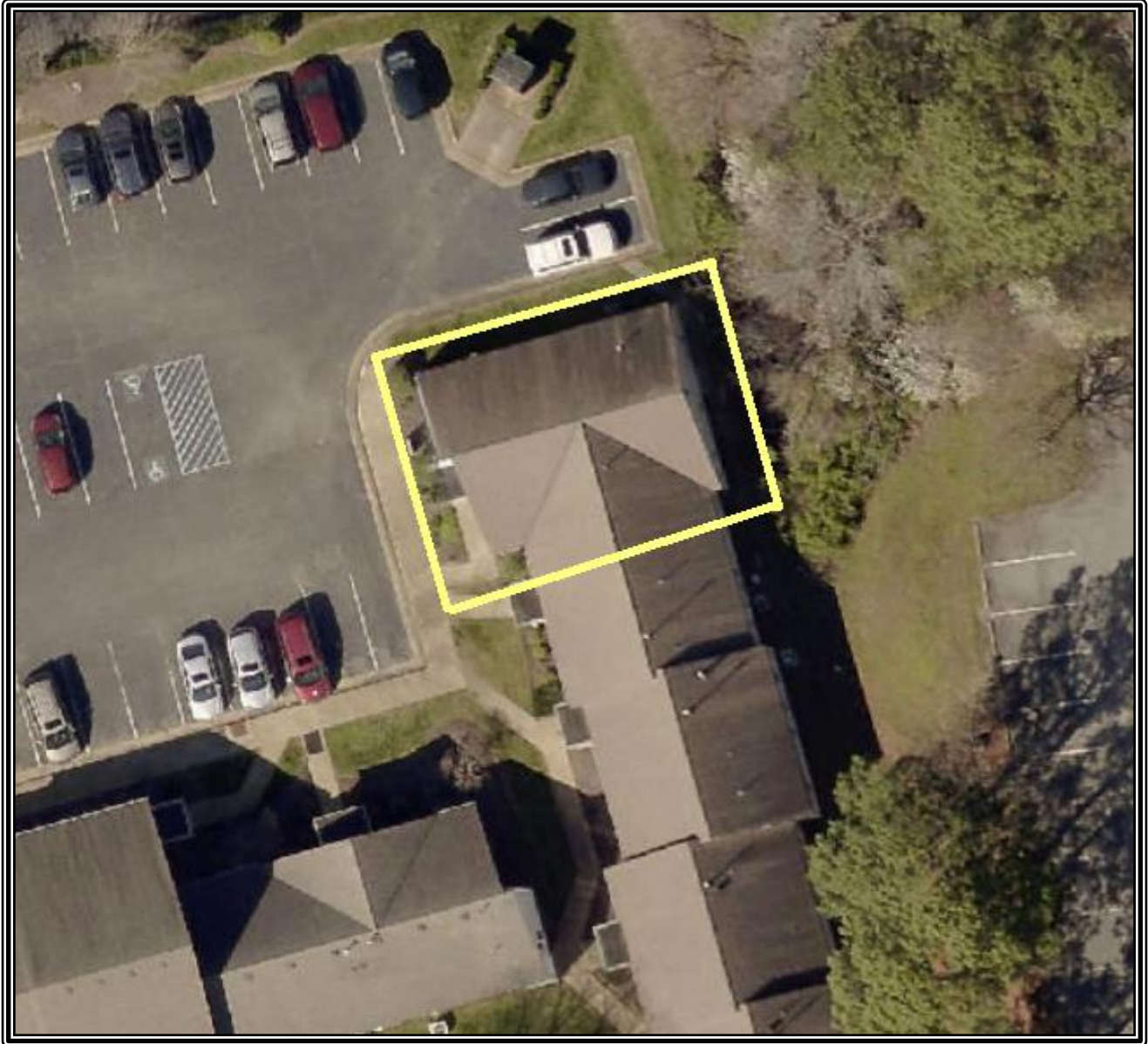


2206 Executive Drive, Suite A  
Hampton, Virginia



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**For Sale / Lease**  
**2206 Executive Drive, Suites A&B**  
**Hampton, Virginia**



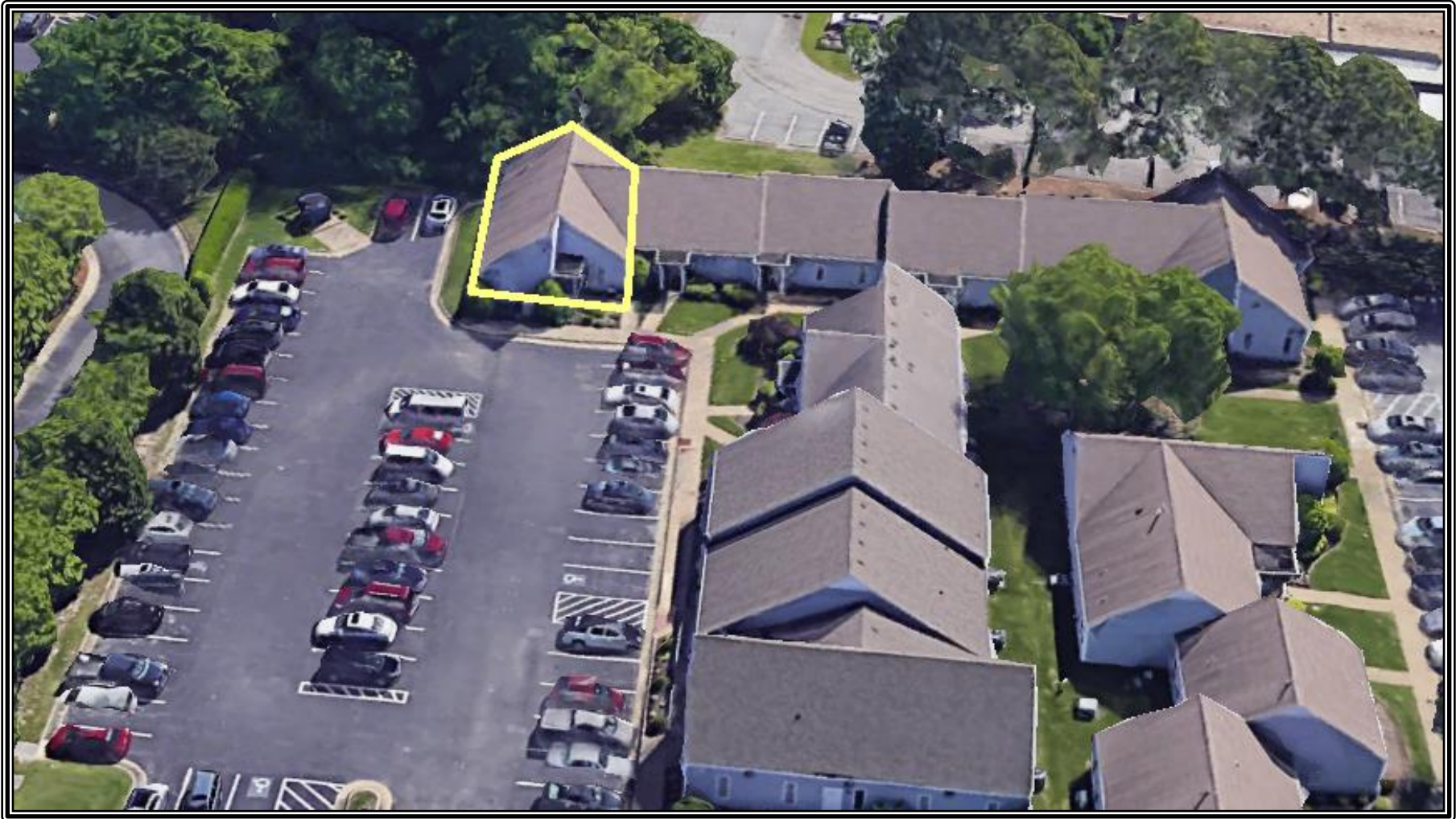
The property is outlined in yellow.  
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Commercial Real Estate, LLC



## 2206 Executive Drive, Suites A&B, Hampton, Virginia



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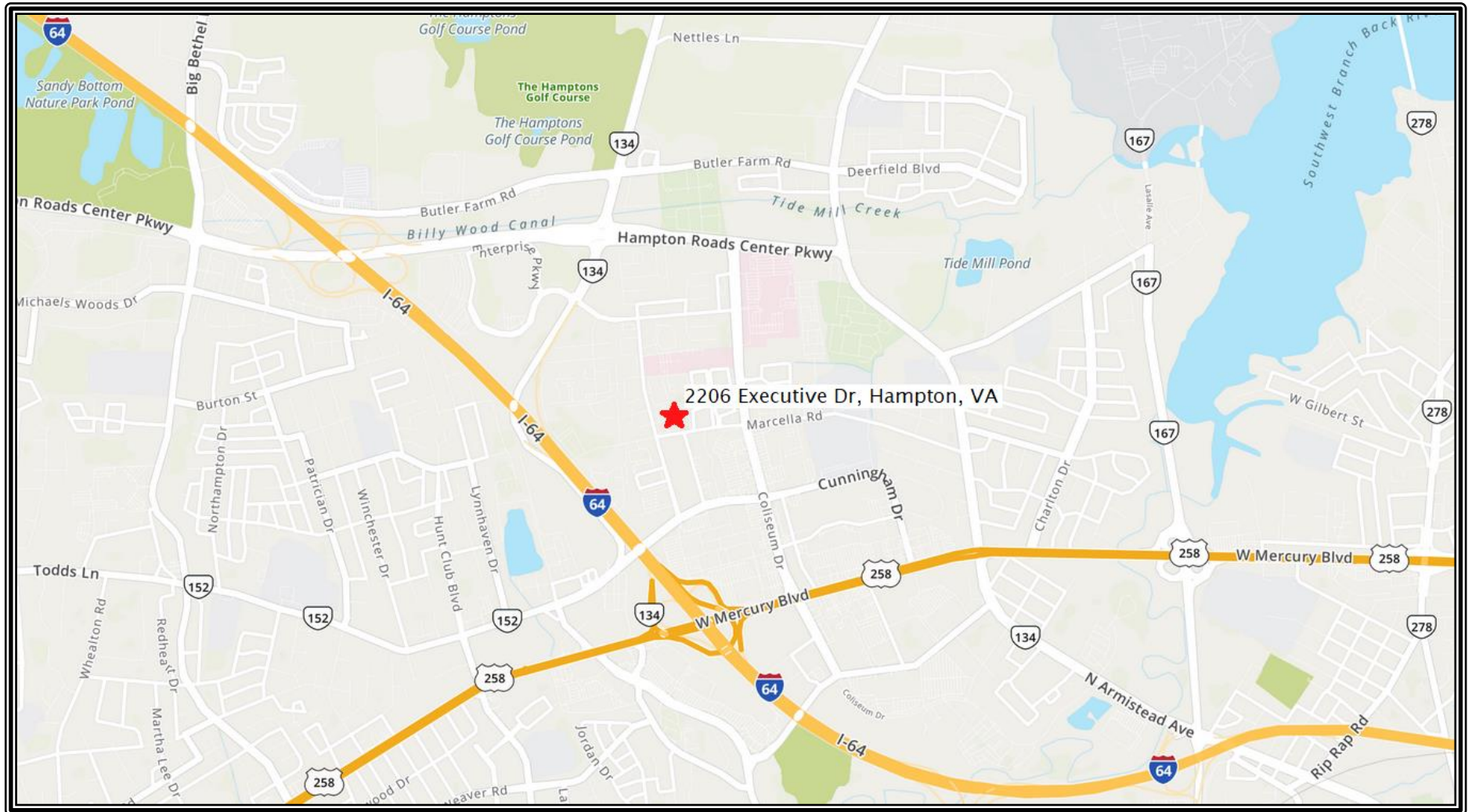
## 2206 Executive Drive, Suites A&B, Hampton, Virginia



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## 2206 Executive Drive, Suites A&B, Hampton, Virginia



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## Traffic Count Report

2206 Executive Dr, Hampton, VA 23666

Building Type: **Class B Office**

Class: **B**

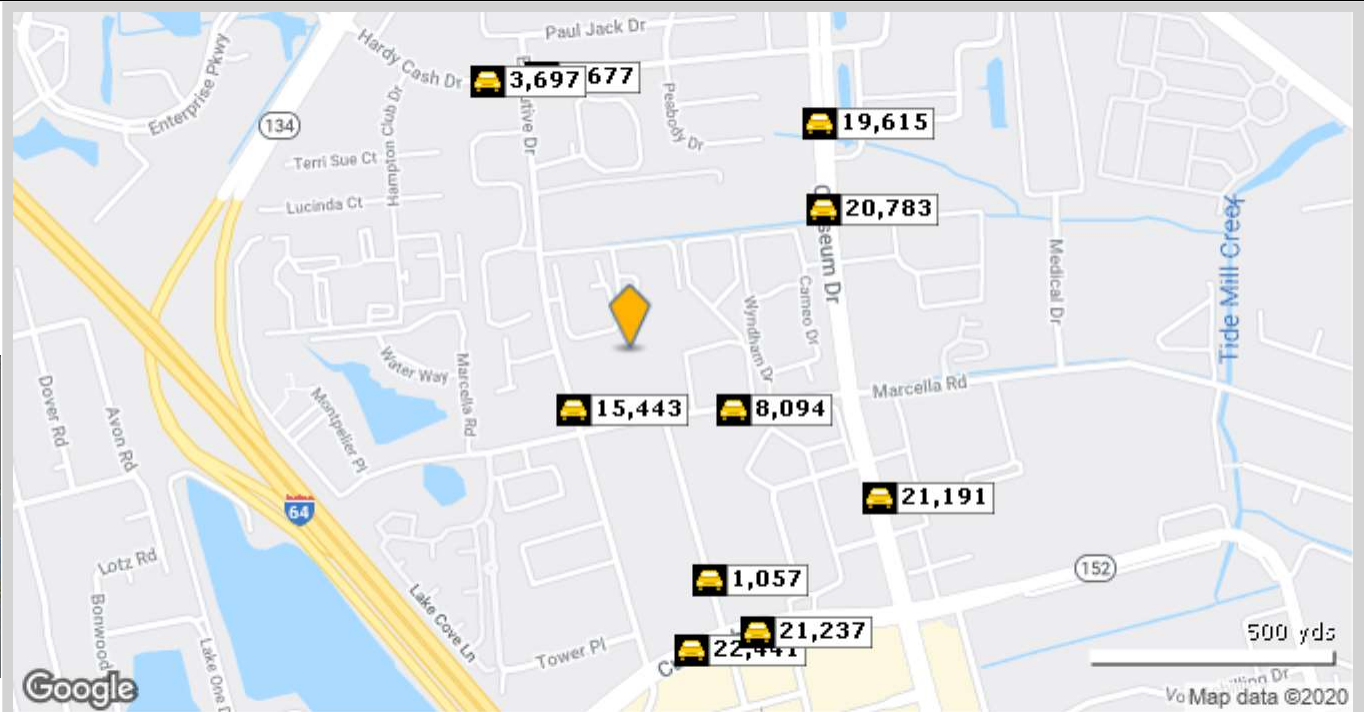
RBA: **8,613 SF**

Typical Floor: **8,613 SF**

Total Available: **0 SF**

% Leased: **100%**

Rent/SF/Yr: **-**



	Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1	Executive Dr	Marcella Rd	0.03 S	2018	15,443	MPSI	.09
2	Marcella Rd	Wyndham Dr	0.04 E	2018	8,094	MPSI	.14
3	Hartford Rd	Cunningham Dr	0.07 S	2018	1,057	MPSI	.28
4	Coliseum Dr	Signature Way	0.07 S	2018	20,783	MPSI	.29
5	Coliseum Dr	Marcella Rd	0.12 N	2018	21,191	MPSI	.34
6	Hardy Cash Dr	Executive Dr	0.02 W	2018	6,677	MPSI	.34
7	Coliseum Dr	Hardy Cash Dr	0.08 N	2018	19,615	MPSI	.35
8	Cunningham Dr	Hartford Rd	0.04 NE	2018	22,441	MPSI	.36
9	Hardy Cash Dr	Executive Dr	0.04 E	2018	3,697	MPSI	.36
10	Cunningham Dr	Hartford Rd	0.04 W	2018	21,237	MPSI	.36



# Demographic Trend Report

1 Mile Radius

2206 Executive Dr, Hampton, VA 23666

Building Type: **Class B Office**

Total Available: **0 SF**

Class: **B**

% Leased: **100%**

RBA: **8,613 SF**

Rent/SF/Yr: **-**

Typical Floor: **8,613 SF**



Description	2010		2020		2025	
Population	10,405		10,747		10,720	
Age 0 - 4	737	7.08%	811	7.55%	828	7.72%
Age 5 - 9	547	5.26%	701	6.52%	765	7.14%
Age 10 - 14	528	5.07%	603	5.61%	671	6.26%
Age 15 - 19	566	5.44%	581	5.41%	599	5.59%
Age 20 - 24	1,622	15.59%	916	8.52%	671	6.26%
Age 25 - 29	1,302	12.51%	1,168	10.87%	874	8.15%
Age 30 - 34	791	7.60%	1,089	10.13%	1,012	9.44%
Age 35 - 39	552	5.31%	885	8.23%	979	9.13%
Age 40 - 44	543	5.22%	580	5.40%	799	7.45%
Age 45 - 49	639	6.14%	491	4.57%	604	5.63%
Age 50 - 54	570	5.48%	495	4.61%	496	4.63%
Age 55 - 59	523	5.03%	563	5.24%	480	4.48%
Age 60 - 64	367	3.53%	509	4.74%	479	4.47%
Age 65 - 69	288	2.77%	379	3.53%	425	3.96%
Age 70 - 74	218	2.10%	298	2.77%	339	3.16%
Age 75 - 79	188	1.81%	218	2.03%	252	2.35%
Age 80 - 84	181	1.74%	176	1.64%	181	1.69%
Age 85+	244	2.35%	282	2.62%	266	2.48%
<b>Age 15+</b>	<b>8,594</b>	<b>82.59%</b>	<b>8,630</b>	<b>80.30%</b>	<b>8,456</b>	<b>78.88%</b>
<b>Age 20+</b>	<b>8,028</b>	<b>77.16%</b>	<b>8,049</b>	<b>74.90%</b>	<b>7,857</b>	<b>73.29%</b>
<b>Age 65+</b>	<b>1,119</b>	<b>10.75%</b>	<b>1,353</b>	<b>12.59%</b>	<b>1,463</b>	<b>13.65%</b>
<b>Median Age</b>	<b>30</b>		<b>33</b>		<b>35</b>	
<b>Average Age</b>	<b>34.50</b>		<b>35.70</b>		<b>36.20</b>	
Population By Race	10,405		10,747		10,720	
White	3,745	35.99%	3,765	35.03%	3,639	33.95%
Black	5,985	57.52%	6,185	57.55%	6,248	58.28%
Am. Indian & Alaskan	46	0.44%	52	0.48%	56	0.52%
Asian	228	2.19%	265	2.47%	269	2.51%
Hawaiian & Pacific Islander	14	0.13%	18	0.17%	22	0.21%
Other	381	3.66%	461	4.29%	486	4.53%

# Demographic Trend Report

1 Mile Radius

2206 Executive Dr, Hampton, VA 23666

Description	2010	2020	2025
<b>Population by Race (Hispanic)</b>	<b>619</b>	<b>853</b>	<b>949</b>
White	347 56.06%	534 62.60%	598 63.01%
Black	201 32.47%	227 26.61%	243 25.61%
Am. Indian & Alaskan	14 2.26%	22 2.58%	26 2.74%
Asian	6 0.97%	12 1.41%	18 1.90%
Hawaiian & Pacific Islander	1 0.16%	2 0.23%	2 0.21%
Other	50 8.08%	56 6.57%	62 6.53%
<b>Household by Household Income</b>	<b>5,068</b>	<b>5,166</b>	<b>5,142</b>
<\$25,000	1,228 24.23%	1,270 24.58%	1,268 24.66%
\$25,000 - \$50,000	1,686 33.27%	1,621 31.38%	1,601 31.14%
\$50,000 - \$75,000	1,261 24.88%	961 18.60%	912 17.74%
\$75,000 - \$100,000	395 7.79%	631 12.21%	659 12.82%
\$100,000 - \$125,000	348 6.87%	404 7.82%	406 7.90%
\$125,000 - \$150,000	56 1.10%	106 2.05%	111 2.16%
\$150,000 - \$200,000	93 1.84%	107 2.07%	109 2.12%
\$200,000+	1 0.02%	66 1.28%	76 1.48%
<b>Average Household Income</b>	<b>\$50,221</b>	<b>\$56,898</b>	<b>\$57,835</b>
<b>Median Household Income</b>	<b>\$42,696</b>	<b>\$47,205</b>	<b>\$47,474</b>



# Demographic Summary Report

2206 Executive Dr, Hampton, VA 23666

Building Type: **Class B Office**  
 Class: **B**  
 RBA: **8,613 SF**  
 Typical Floor: **8,613 SF**

Total Available: **0 SF**  
 % Leased: **100%**  
 Rent/SF/Yr: **-**



Radius	1 Mile		3 Mile		5 Mile	
Population						
2025 Projection	10,720		71,719		196,738	
2020 Estimate	10,747		72,573		198,809	
2010 Census	10,405		73,735		201,000	
Growth 2020 - 2025	-0.25%		-1.18%		-1.04%	
Growth 2010 - 2020	3.29%		-1.58%		-1.09%	
2020 Population by Hispanic Origin	853		4,336		12,753	
2020 Population	10,747		72,573		198,809	
White	3,765	35.03%	25,246	34.79%	85,017	42.76%
Black	6,185	57.55%	41,866	57.69%	98,326	49.46%
Am. Indian & Alaskan	52	0.48%	384	0.53%	1,096	0.55%
Asian	265	2.47%	2,022	2.79%	5,814	2.92%
Hawaiian & Pacific Island	18	0.17%	126	0.17%	386	0.19%
Other	461	4.29%	2,929	4.04%	8,169	4.11%
U.S. Armed Forces	395		1,668		5,793	
Households						
2025 Projection	5,142		30,101		78,325	
2020 Estimate	5,166		30,460		79,215	
2010 Census	5,067		30,981		80,578	
Growth 2020 - 2025	-0.46%		-1.18%		-1.12%	
Growth 2010 - 2020	1.95%		-1.68%		-1.69%	
Owner Occupied	1,261	24.41%	15,762	51.75%	42,655	53.85%
Renter Occupied	3,905	75.59%	14,697	48.25%	36,561	46.15%
2020 Households by HH Income	5,166		30,457		79,215	
Income: <\$25,000	1,270	24.58%	6,985	22.93%	17,986	22.71%
Income: \$25,000 - \$50,000	1,621	31.38%	7,671	25.19%	19,227	24.27%
Income: \$50,000 - \$75,000	961	18.60%	6,802	22.33%	16,727	21.12%
Income: \$75,000 - \$100,000	631	12.21%	3,743	12.29%	9,871	12.46%
Income: \$100,000 - \$125,000	404	7.82%	2,364	7.76%	6,151	7.76%
Income: \$125,000 - \$150,000	106	2.05%	971	3.19%	2,740	3.46%
Income: \$150,000 - \$200,000	107	2.07%	1,238	4.06%	4,064	5.13%
Income: \$200,000+	66	1.28%	683	2.24%	2,449	3.09%
2020 Avg Household Income	\$56,898		\$64,502		\$68,351	
2020 Med Household Income	\$47,205		\$52,062		\$53,514	

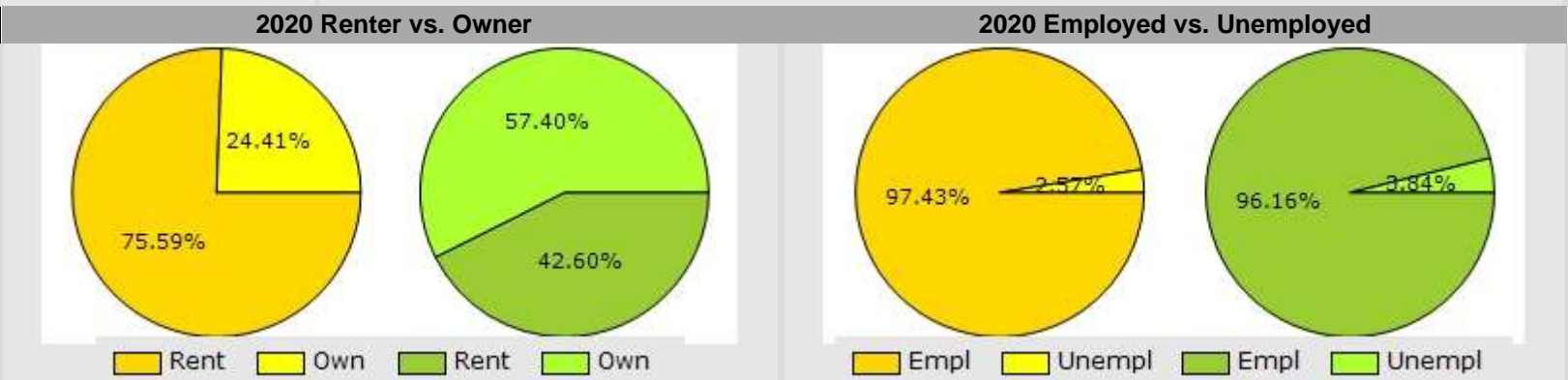
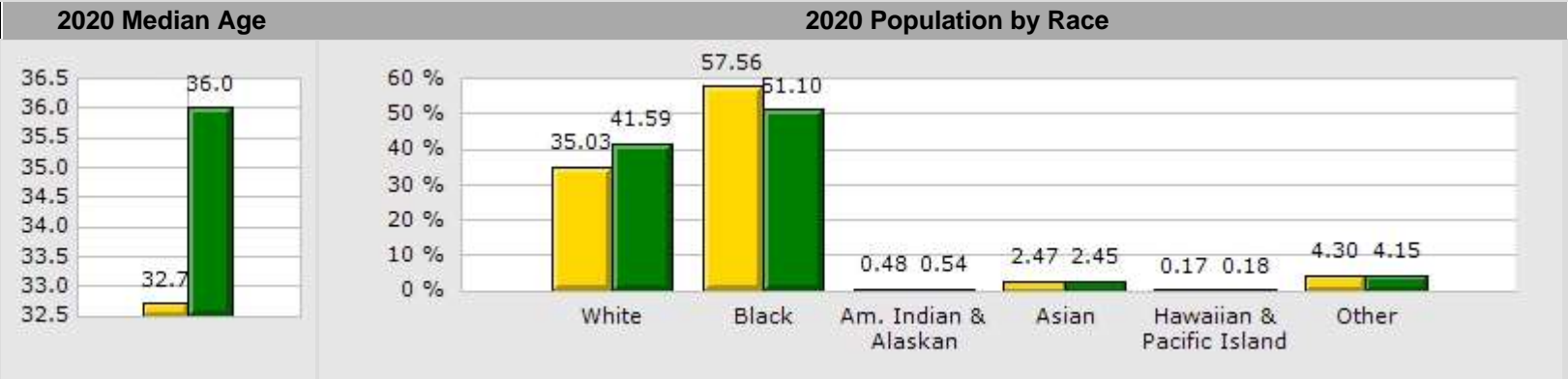
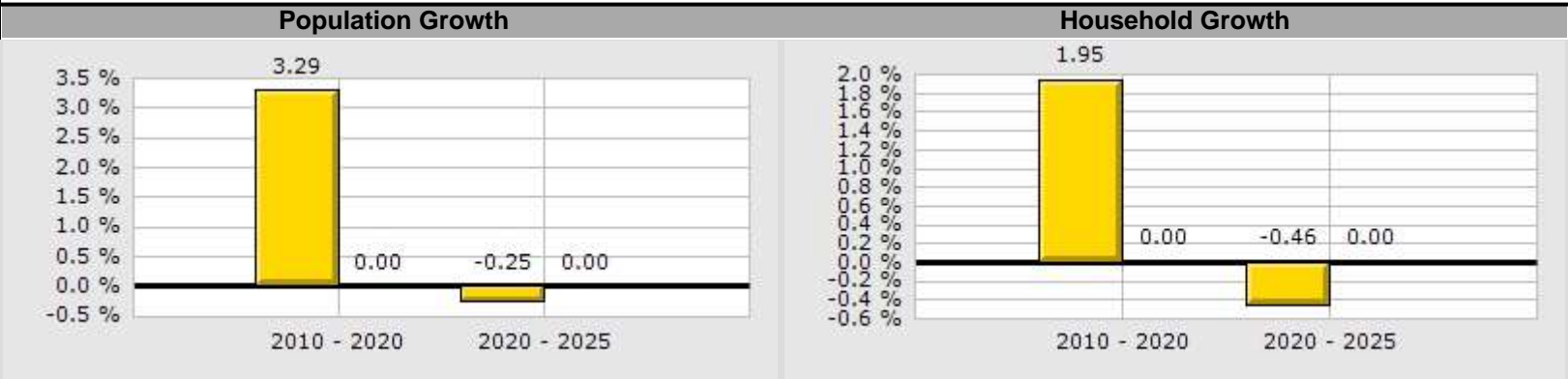
Demographic Market Comparison Report

1 mile radius

2206 Executive Dr, Hampton, VA 23666

Type: **Class B Office**  
County: **Hampton City**

1 Mile  
County





# Demographic Market Comparison Report

1 mile radius

2206 Executive Dr, Hampton, VA 23666					
Type:	Class B Office				
County:	Hampton City				
	1 Mile			County	
Population Growth					
Growth 2010 - 2020	3.29%		0.00%		
Growth 2020 - 2025	-0.25%		0.00%		
Empl	5,683	97.43%	63,828	96.16%	
Unempl	150	2.57%	2,549	3.84%	
2020 Population by Race		10,746	133,674		
White	3,764	35.03%	55,593	41.59%	
Black	6,185	57.56%	68,309	51.10%	
Am. Indian & Alaskan	52	0.48%	717	0.54%	
Asian	265	2.47%	3,272	2.45%	
Hawaiian & Pacific Island	18	0.17%	236	0.18%	
Other	462	4.30%	5,547	4.15%	
Household Growth					
Growth 2010 - 2020	1.95%		0.00%		
Growth 2020 - 2025	-0.46%		0.00%		
Renter Occupied	3,905	75.59%	22,673	42.60%	
Owner Occupied	1,261	24.41%	30,555	57.40%	
2020 Households by Household Income		5,166	53,228		
Income <\$25K	1,270	24.58%	11,085	20.83%	
Income \$25K - \$50K	1,621	31.38%	12,222	22.96%	
Income \$50K - \$75K	961	18.60%	11,765	22.10%	
Income \$75K - \$100K	631	12.21%	7,188	13.50%	
Income \$100K - \$125K	404	7.82%	4,446	8.35%	
Income \$125K - \$150K	106	2.05%	1,867	3.51%	
Income \$150K - \$200K	107	2.07%	2,785	5.23%	
Income \$200K+	66	1.28%	1,870	3.51%	
2020 Med Household Inc	\$47,205		\$56,828		
2020 Median Age	32.70		36.00		

# Demographic Detail Report

2206 Executive Dr, Hampton, VA 23666

Building Type: **Class B Office**  
 Class: **B**  
 RBA: **8,613 SF**  
 Typical Floor: **8,613 SF**

Total Available: **0 SF**  
 % Leased: **100%**  
 Rent/SF/Yr: **-**



Radius	1 Mile		3 Mile		5 Mile	
<b>Population</b>						
2025 Projection	10,720		71,719		196,738	
2020 Estimate	10,747		72,573		198,809	
2010 Census	10,405		73,735		201,000	
Growth 2020 - 2025	-0.25%		-1.18%		-1.04%	
Growth 2010 - 2020	3.29%		-1.58%		-1.09%	
<b>2020 Population by Age</b>	<b>10,747</b>		<b>72,573</b>		<b>198,809</b>	
Age 0 - 4	811	7.55%	4,455	6.14%	12,661	6.37%
Age 5 - 9	701	6.52%	4,292	5.91%	12,235	6.15%
Age 10 - 14	603	5.61%	4,299	5.92%	12,111	6.09%
Age 15 - 19	581	5.41%	4,695	6.47%	13,368	6.72%
Age 20 - 24	916	8.52%	6,036	8.32%	16,376	8.24%
Age 25 - 29	1,168	10.87%	6,111	8.42%	16,435	8.27%
Age 30 - 34	1,089	10.13%	5,370	7.40%	14,435	7.26%
Age 35 - 39	885	8.23%	4,722	6.51%	12,972	6.52%
Age 40 - 44	580	5.40%	3,718	5.12%	10,467	5.26%
Age 45 - 49	491	4.57%	3,806	5.24%	10,653	5.36%
Age 50 - 54	495	4.61%	4,284	5.90%	11,949	6.01%
Age 55 - 59	563	5.24%	5,053	6.96%	13,881	6.98%
Age 60 - 64	509	4.74%	4,603	6.34%	12,368	6.22%
Age 65 - 69	379	3.53%	3,546	4.89%	9,354	4.71%
Age 70 - 74	298	2.77%	2,817	3.88%	7,380	3.71%
Age 75 - 79	218	2.03%	1,993	2.75%	5,127	2.58%
Age 80 - 84	176	1.64%	1,384	1.91%	3,527	1.77%
Age 85+	282	2.62%	1,390	1.92%	3,509	1.77%
Age 65+	1,353	12.59%	11,130	15.34%	28,897	14.54%
<b>Median Age</b>	<b>32.70</b>		<b>36.10</b>		<b>35.70</b>	
<b>Average Age</b>	<b>35.70</b>		<b>38.30</b>		<b>37.80</b>	



## Demographic Detail Report

2206 Executive Dr, Hampton, VA 23666

Radius	1 Mile	3 Mile	5 Mile
<b>2020 Population By Race</b>	<b>10,747</b>	<b>72,573</b>	<b>198,809</b>
White	3,765 35.03%	25,246 34.79%	85,017 42.76%
Black	6,185 57.55%	41,866 57.69%	98,326 49.46%
Am. Indian & Alaskan	52 0.48%	384 0.53%	1,096 0.55%
Asian	265 2.47%	2,022 2.79%	5,814 2.92%
Hawaiian & Pacific Island	18 0.17%	126 0.17%	386 0.19%
Other	461 4.29%	2,929 4.04%	8,169 4.11%
<b>Population by Hispanic Origin</b>	<b>10,747</b>	<b>72,573</b>	<b>198,809</b>
Non-Hispanic Origin	9,893 92.05%	68,238 94.03%	186,055 93.58%
Hispanic Origin	853 7.94%	4,335 5.97%	12,753 6.41%
<b>2020 Median Age, Male</b>	<b>31.10</b>	<b>33.60</b>	<b>33.60</b>
<b>2020 Average Age, Male</b>	<b>33.30</b>	<b>36.40</b>	<b>36.20</b>
<b>2020 Median Age, Female</b>	<b>34.30</b>	<b>38.50</b>	<b>37.70</b>
<b>2020 Average Age, Female</b>	<b>37.70</b>	<b>40.00</b>	<b>39.20</b>
<b>2020 Population by Occupation Classification</b>	<b>8,517</b>	<b>58,593</b>	<b>159,135</b>
Civilian Employed	5,683 66.73%	35,470 60.54%	94,433 59.34%
Civilian Unemployed	150 1.76%	1,538 2.62%	3,757 2.36%
Civilian Non-Labor Force	2,283 26.81%	19,897 33.96%	55,176 34.67%
Armed Forces	401 4.71%	1,688 2.88%	5,769 3.63%
<b>Households by Marital Status</b>			
Married	1,385	11,500	31,613
Married No Children	875	7,247	18,873
Married w/Children	509	4,253	12,740
<b>2020 Population by Education</b>	<b>7,690</b>	<b>51,933</b>	<b>141,474</b>
Some High School, No Diploma	390 5.07%	5,197 10.01%	14,948 10.57%
High School Grad (Incl Equivalency)	2,005 26.07%	13,634 26.25%	36,647 25.90%
Some College, No Degree	3,275 42.59%	19,378 37.31%	49,804 35.20%
Associate Degree	557 7.24%	3,135 6.04%	9,417 6.66%
Bachelor Degree	816 10.61%	6,785 13.06%	18,716 13.23%
Advanced Degree	647 8.41%	3,804 7.32%	11,942 8.44%

## Demographic Detail Report

2206 Executive Dr, Hampton, VA 23666						
Radius	1 Mile		3 Mile		5 Mile	
2020 Population by Occupation	10,573		66,846		177,152	
Real Estate & Finance	289	2.73%	1,999	2.99%	4,534	2.56%
Professional & Management	2,195	20.76%	14,545	21.76%	40,866	23.07%
Public Administration	480	4.54%	3,602	5.39%	9,353	5.28%
Education & Health	1,118	10.57%	8,155	12.20%	20,827	11.76%
Services	1,104	10.44%	6,642	9.94%	18,244	10.30%
Information	198	1.87%	625	0.93%	1,509	0.85%
Sales	1,694	16.02%	9,618	14.39%	23,702	13.38%
Transportation	244	2.31%	1,167	1.75%	3,334	1.88%
Retail	728	6.89%	4,024	6.02%	10,804	6.10%
Wholesale	29	0.27%	666	1.00%	1,763	1.00%
Manufacturing	454	4.29%	4,270	6.39%	11,918	6.73%
Production	808	7.64%	4,460	6.67%	12,046	6.80%
Construction	539	5.10%	3,737	5.59%	9,450	5.33%
Utilities	457	4.32%	1,580	2.36%	4,082	2.30%
Agriculture & Mining	0	0.00%	16	0.02%	266	0.15%
Farming, Fishing, Forestry	0	0.00%	2	0.00%	160	0.09%
Other Services	236	2.23%	1,738	2.60%	4,294	2.42%
2020 Worker Travel Time to Job	6,064		36,298		97,687	
<30 Minutes	4,224	69.66%	26,685	73.52%	71,572	73.27%
30-60 Minutes	1,609	26.53%	8,245	22.71%	21,664	22.18%
60+ Minutes	231	3.81%	1,368	3.77%	4,451	4.56%
2010 Households by HH Size	5,068		30,981		80,578	
1-Person Households	2,174	42.90%	9,756	31.49%	23,876	29.63%
2-Person Households	1,568	30.94%	10,032	32.38%	25,773	31.99%
3-Person Households	735	14.50%	5,366	17.32%	14,217	17.64%
4-Person Households	398	7.85%	3,449	11.13%	9,774	12.13%
5-Person Households	132	2.60%	1,506	4.86%	4,362	5.41%
6-Person Households	40	0.79%	549	1.77%	1,642	2.04%
7 or more Person Households	21	0.41%	323	1.04%	934	1.16%
2020 Average Household Size	2.00		2.30		2.40	
Households						
2025 Projection	5,142		30,101		78,325	
2020 Estimate	5,166		30,460		79,215	
2010 Census	5,067		30,981		80,578	
Growth 2020 - 2025	-0.46%		-1.18%		-1.12%	
Growth 2010 - 2020	1.95%		-1.68%		-1.69%	

# Demographic Detail Report

2206 Executive Dr, Hampton, VA 23666					
Radius	1 Mile		3 Mile		5 Mile
<b>2020 Households by HH Income</b>	<b>5,166</b>		<b>30,457</b>		<b>79,215</b>
<\$25,000	1,270	24.58%	6,985	22.93%	17,986 22.71%
\$25,000 - \$50,000	1,621	31.38%	7,671	25.19%	19,227 24.27%
\$50,000 - \$75,000	961	18.60%	6,802	22.33%	16,727 21.12%
\$75,000 - \$100,000	631	12.21%	3,743	12.29%	9,871 12.46%
\$100,000 - \$125,000	404	7.82%	2,364	7.76%	6,151 7.76%
\$125,000 - \$150,000	106	2.05%	971	3.19%	2,740 3.46%
\$150,000 - \$200,000	107	2.07%	1,238	4.06%	4,064 5.13%
\$200,000+	66	1.28%	683	2.24%	2,449 3.09%
<b>2020 Avg Household Income</b>	<b>\$56,898</b>		<b>\$64,502</b>		<b>\$68,351</b>
<b>2020 Med Household Income</b>	<b>\$47,205</b>		<b>\$52,062</b>		<b>\$53,514</b>
<b>2020 Occupied Housing</b>	<b>5,166</b>		<b>30,459</b>		<b>79,216</b>
Owner Occupied	1,261	24.41%	15,762	51.75%	42,655 53.85%
Renter Occupied	3,905	75.59%	14,697	48.25%	36,561 46.15%
<b>2010 Housing Units</b>	<b>5,860</b>		<b>33,610</b>		<b>87,892</b>
1 Unit	1,890	32.25%	21,081	62.72%	60,222 68.52%
2 - 4 Units	189	3.23%	2,507	7.46%	7,478 8.51%
5 - 19 Units	2,835	48.38%	7,681	22.85%	14,873 16.92%
20+ Units	946	16.14%	2,341	6.97%	5,319 6.05%
<b>2020 Housing Value</b>	<b>1,262</b>		<b>15,762</b>		<b>42,654</b>
<\$100,000	263	20.84%	2,115	13.42%	4,986 11.69%
\$100,000 - \$200,000	547	43.34%	7,272	46.14%	18,318 42.95%
\$200,000 - \$300,000	423	33.52%	4,856	30.81%	12,196 28.59%
\$300,000 - \$400,000	22	1.74%	1,037	6.58%	3,662 8.59%
\$400,000 - \$500,000	3	0.24%	370	2.35%	1,819 4.26%
\$500,000 - \$1,000,000	4	0.32%	112	0.71%	1,259 2.95%
\$1,000,000+	0	0.00%	0	0.00%	414 0.97%
<b>2020 Median Home Value</b>	<b>\$167,275</b>		<b>\$179,290</b>		<b>\$189,206</b>
<b>2020 Housing Units by Yr Built</b>	<b>5,939</b>		<b>34,033</b>		<b>89,055</b>
Built 2010+	419	7.06%	1,006	2.96%	2,199 2.47%
Built 2000 - 2010	1,424	23.98%	3,908	11.48%	7,815 8.78%
Built 1990 - 1999	1,047	17.63%	4,873	14.32%	10,734 12.05%
Built 1980 - 1989	1,566	26.37%	5,585	16.41%	12,184 13.68%
Built 1970 - 1979	566	9.53%	4,655	13.68%	12,398 13.92%
Built 1960 - 1969	485	8.17%	6,720	19.75%	16,829 18.90%
Built 1950 - 1959	330	5.56%	4,885	14.35%	13,666 15.35%
Built <1949	102	1.72%	2,401	7.05%	13,230 14.86%
<b>2020 Median Year Built</b>	<b>1988</b>		<b>1975</b>		<b>1970</b>



## AGENCY DISCLOSURE

In a real estate transaction, when the Agent represents the:

Seller/Landlord:

then an Agent under a listing agreement with a seller acts as the agent for the seller. The listing company and all of its broker/agents, and the selling company and all of its agents as subagents of the seller, would owe their fiduciary duties to the seller. The broker and broker's agents may still provide buyer/tenants, as customers, with information about properties and available financing, may show them properties, and may assist them in preparing an offer to purchase, option or lease a particular property.

Buyer/Tenant:

then an Agent under a contract with a buyer acts as the agent for that buyer only, as a "Buyer/Broker/Agent," and the Agent is not the seller's agent, even if the Purchase Contract provides that the Seller or the Listing Broker will pay the Agent for the services rendered to the buyer/tenant. An Agent acting as the buyer's/tenant's agent must disclaim sub agency if offered and must disclose the Buyer/Tenant Broker/Agent relationship when dealing with the seller's/landlord's Agent or the Seller/Landlord. The Buyer/Tenant Broker/Agent owes its fiduciary duties to the buyer/tenant.

Buyer and Seller (Acting as a Dual Agent):

then an Agent, either acting directly or through one or more of the brokerage firm's other Agents, may be the Agent of both the buyer and the seller, but only if the scope of the agency is limited by a written agreement and only with the express knowledge and written consent of both the buyer and the seller. An Agent representing both the buyer and the seller must disclose all information regarding the agency relationship, including the limitation on the Agent's ability to represent either party fully and exclusively. The Agent must not disclose to either party, without the prior consent of the party adversely affected by the disclosure, any information obtained within the confidentiality and trust of the fiduciary relationship. As an example, the Agent must not tell the buyer that the seller will accept a price lower than the listing price, nor tell the seller that the buyer will pay a price offered, without the prior consent of the party adversely affected by the disclosure.

Campana Waltz Commercial Real Estate, LLC is the \_\_\_\_\_ Listing Broker, \_\_\_\_\_ Buyer Broker, \_\_\_\_\_ Dual Agent for the property submitted in this information package.

Acknowledged by:

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Campana Waltz Commercial Real Estate, LLC