

# Orchard Square Shopping Center

1400 Kempsville Road  
Chesapeake, VA 23320

ORCHARD SQUARE  
SHOPPING CENTER



1400 KEMPSVILLE RD.



FOR LEASE  
BREEDEN REALTY  
486.1000

**Broker Contact:**

Claudine Usonis  
(757) 486.1000 TTY 711





**+ CBD**

**BRONCO MEXICAN GRILL**

**Jojo MUSIC VOICE LESSONS**

**cyber's**



# Why Choose Orchard Square?

**222,900**

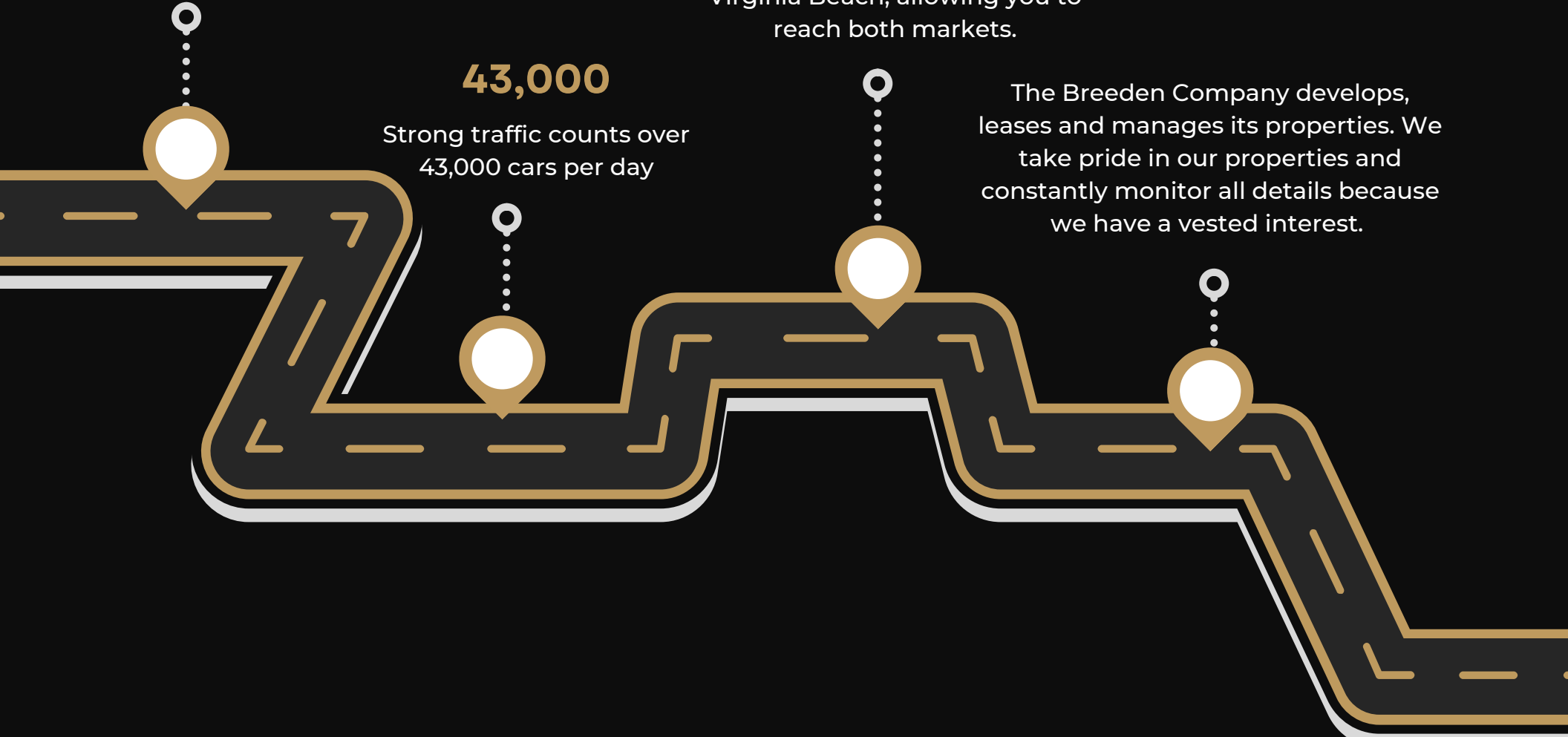
Over 222,900 potential customers residing within a five (5) mile radius.

Perfectly situated between Greenbrier area of Chesapeake and the Kempsville area of Virginia Beach, allowing you to reach both markets.

**43,000**

Strong traffic counts over 43,000 cars per day

The Breeden Company develops, leases and manages its properties. We take pride in our properties and constantly monitor all details because we have a vested interest.







Center Location:  
1400 Kempsville Road  
Chesapeake, VA 23320

Size:  
88,728 Square Feet

Parking:  
489 Spaces

Rental Rate:  
Price Negotiable, Triple Net

Estimated CAM, Tax & Insurance:  
\$3.31 / SF

Space Available :  
Fully Leased

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## MAJOR TENANTS



## OUTPARCELS







icon Nail

STARBUCKS COFFEE



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Kempsville Rd.

Volvo Pkwy.



BREEDEN

# Orchard Square Shopping Center

<b>Suite #</b>	<b>Tenant</b>	<b>Suite #</b>	<b>Tenant</b>
101	America's Best Wings & Gyro	120	Supreme Clientele Barbershop
102-103	Changing Lives Martial Arts Greenbrier	121	Miz Alterations
104	Great Wall Chinese Restaurant	122	Cloud 9 Massage & Foot Spa
105	Jasaron Learning Institute	123	Premier Aquatics
106	Fringe Hair Salon & Spa	124	Sun Flour Cafe
107	Angel Skin Aesthetics	125	Rhoad & Company Real Estate
108	Icon Nail Spa	126	Lifemax Personal Training
109	Harris Teeter	127	Sharetea
110	CBD American Shaman	128	Style Queen Beauty
111-112	Bronco Mexican Grill	129	Albano Cleaners
113	Fox Music	130-131	Ninja Sushi
114-115	Chicho's Pizza	132-133	VA ABC
116-117	Danceland II	134	Southern Flair Pub House
118	Dawn Pilates Studio		
119	Winnies Kitchen		





## **OUR MISSION: Help Others. Live Better.**

“Help Others. Live Better.” is more than just a mission statement; it is the guiding principle that shapes everything The Breeden Company does. We believe that by helping others, we not only improve the lives of our company’s team members but also support more compassionate and caring communities. This mission drives us to actively engage with and uplift the communities we are part of, recognizing that our success is intertwined with the well-being of those who live, work and play there.

Positive impacts on the communities in which we are a part of are crucial to us because they foster a sense of belonging and mutual growth. When we invest in the health, education and prosperity of our communities, we build stronger, more resilient environments where everyone can thrive. Our commitment to making a difference ensures that we contribute to a cycle of continuous improvement, where helping others leads to a better quality of life for all.



## WHY CHOOSE A BREEDEN COMMERCIAL SPACE?

Nationally recognized, with more than 60 years of expertise in every facet of the industry, The Breeden Company is a real estate development company that boasts a portfolio of over 2 million square feet of retail and office that have been designed, developed and managed. We are a collective driven by client relationships. We believe in providing innovative CRE solutions that meet and exceed our clients' needs.

Breeden Realty is the 9th largest CRE firm in Virginia (Virginia Business, October 2022).



CONTACT:

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**BREEDEN**

Nationally Recognized

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