



Retail Opportunity

CONTACT US

George Fox

Executive Vice President
+1 757 651 9380
george.fox@colliers.com

Steve Weinstein

Associate
+1 757 262 7424
steve.weinstein@colliers.com

Colliers

150 West Main Street
Suite 1100
Norfolk, VA 23510
Main: +1 757 490 3300
colliers.com

5231 Monticello Avenue, Williamsburg, VA 23188

Courthouse Commons

Fresh Market Anchored Center in the Heart of Williamsburg

Courthouse Commons stands as a vibrant retail destination, centered around the bustling Fresh Market along with national brands like Starbucks (top performing in the market), AT&T, Pure Barre, Massage Luxe and Great Clips. Positioned near the junction of Route 199 and Monticello Avenue, with a traffic flow of 32,000 vehicles per day, Courthouse Commons is tailored to cater to the region's most affluent households and rapidly expanding population in Hampton Roads. Its strategic location offers convenient access to the esteemed College of William & Mary, a robust daytime office population, and seasonal tourist destinations.

Property Overview

Property Highlights



Anchored
by High
Performing
Fresh Market



2,103 SF
Endcap
Space
Available



Located at
Most Desirable
Intersection in
Williamsburg



High-End
Co-Tenancy
including
Starbucks, Pure
Barre & Massage
Luxe



Highest HH
Incomes in
Williamsburg
& a Strong
Daytime Office
Population



Easily
Accessible to
the College
of William &
Mary

Available Spaces

5231-H 2,103 SF

5227-B 1,500 SF

Demographics	1 Mile	3 Miles	5 Miles
Households	2,624	18,621	32,135
Population	5,579	46,484	79,785
Average HH Income	\$135,202	\$124,025	\$124,496

Join these retailers



AT&T





Site Plan

Unit #	Tenant	Size
5231	Fresh Market	19,413 SF
5231-A	Williamsburg Realty	1,140 SF
5231-B	Pure Barre	1,897 SF
5231-C	Courthouse Cleaners	1,000 SF
5231-E	Dentist	3,121 SF
5231-H	AVAILABLE	2,103 SF
5223-A	Kingsmill Jewelers	1,030 SF
5223-B	Pink Nails	1,011 SF
5223-C	Prescription Shoppe	1,570 SF

Unit #	Tenant	Size
5223-D	Great Clips	1,000 SF
5223-E	Restaurant	2,400 SF
5227-A	Starbucks	1,800 SF
5227-B	AVAILABLE	1,500 SF
5227-C	AT&T	1,674 SF
5227-E	European Wax Center	1,789 SF
5239-A	Massage Luxe	3,294 SF
5239-B	Urgent Care	2,423 SF

Property Aerial

New Town Shoppes

BARNES & NOBLE REGAL
Panera BREAD JOANN chico's
LOFT BLAZE PIZZA FirstWatch
The Daytime Cafe

Settlers Market

Walmart COST PLUS WORLD MARKET
ULTA TRADER JOE'S Michaels
CAVA petco HomeGoods

Monticello Marketplace

TARGET TJ-MAXX Publix
RACK ROOM SHOES Chick-fil-A

Windsor Meade Market Place

belk MOE'S LONGHORN STEAKHOUSE
PETSMART Office DEPOT

Courthouse Commons

THE FRESH MARKET Starbucks AT&T
EUROPEAN WAX CENTER MASSAGE LUXE
pure barre

MONTICELLO AVE - 32,000 VPD
INTERSTATE 64
47,000 ADT

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