Coastal Marina Sales

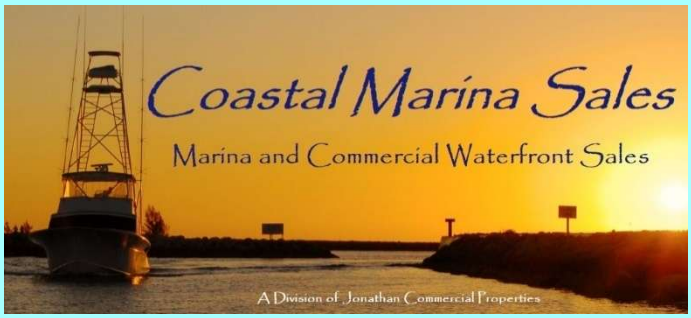
Chesapeake Cove Marina
Deltaville, Virgina







- Family owned and operated boatyard and full-service marina established in 1985
- Forty boat house covered wet slips for up to 45-foot boats
- Four acres of land with multiple shop and operations buildings
- Residential cottage on site, bath house, laundry and pump out station
- Highly skilled mechanics and staff along with huge parts inventory
- Very well-maintained property and excellent service reputation
- Please contact broker for pricing and more details



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VA. Broker is Shimabito Properties 1340 N. Great Neck Road, Suite 1272-120 Virginia Beach, VA 23454

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Strategic Central Location

Deltaville is a scenic, tight-knit community located on the eastern tip of Middlesex County on Virginia's Middle Peninsula. Widely celebrated as the "Boating Capital of the Chesapeake," Deltaville is a premier destination for sailors, anglers, and water sports enthusiasts.

With a central location, Deltaville is only about one hour drive from Williamsburg, one and a half hours from Richmond, two hours from Fredericksburg and barely three hours from Washington D.C.

Deltaville is uniquely positioned, surrounded by water on three sides. It is bordered by the Rappahannock River to the north, the Piankatank River to the south, and the open expanse of the Chesapeake Bay to the east. The area is heavily indented with deep-water creeks which house numerous world-class marinas, boatyards, and yacht clubs. It is famously noted for having more boats than people.



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PROPERTY AND ASSETS DESCRIPTION

Chesapeake Cove Marina 170 Greens Cove Rd, Deltaville, VA

Property Highlights

- Four adjoining parcels totaling 4.06 acres of land
- Marina office and ships store of approximately 6,500 square feet
- Main shop building and other buildings of approximately 13,000 square feet
- Residential cottage
- Forty covered slips in three buildings with 3 additional transient wet slips
- Over 1,200 linear feet of piers and bulkhead

Marina and Waterfront Features

- Accommodates vessels up to 45 feet
- 5-foot mean low water (MLW)
- 30- and 50-AMP electrical service available
- Gas and diesel fueling system
- Bathhouse, laundry, pump-out
- Fish cleaning station





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Chesapeake Cove Marina 170 Greens Cove Rd, Deltaville, VA

Service and Maintenance

- Established service and parts business generating roughly 75% of revenue
- Thousands of parts on-hand
- 30-ton travel lift, overhead crane lift, forklift
- Personnel – 3 mechanics, parts manager and 3 general service
- On site prop shop and inventory

*Current parts inventory not included in sale price

Chesapeake Cove has certified mechanics for Mercruiser (inboard and stern drive), Volvo gas and diesel, Yanmar diesel as well as Crusade and Kohler Generators.



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Property Overview







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