



Town of
WARSAW
Heart of Virginia's Northern Neck

Potential New Branch Location: Warsaw, Va

Justin Sumiel



Proximity

- Warsaw is the connector of the NNK, being the bridge between several other local counties
 - Richmond County
 - Westmoreland County
 - Northumberland County
 - Lancaster County
 - Essex County



Proximity

- Warsaw - Kilmarnock branch (37 mins/ 30.4 miles)
 - Nearby Financial Institutes: (Atl Union, Woodforest, Blue ridge, Primis)
- Warsaw - Irvington (42 mins/34.6 miles)
 - Nearby Financial Institutes:: (Atl Union, Woodforest, Blue ridge, Primis)
- Warsaw - Lively (24 mins/ 20.6 miles)
 - Nearby Financial Institutes: (Atl Union, Primis, Blue Ridge)
- Warsaw - Gloucester (1 hr/ 53.6 miles)
 - Nearby Financial Institutes: (Atl Union, Woodforest, Bayport, Truist, Primis, PNC, etc)
- Other banks in warsaw (Atl Union , C&F Bank , Blue Ridge Bank)



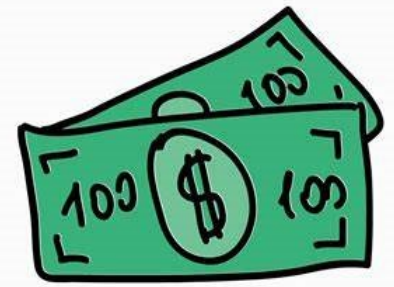
Population

- Current Population: 2368
- Growth Rate: 29.8% increase since 2020
- Age breakdown:
 - 9 years or younger: 14%
 - 10-19: 7%
 - 20-29: 10%
 - 30-39: 18%
 - 40-49: 11%
 - 50-59: 11%
 - 60-69: 13%
 - 70-79: 10%
 - 80+: 6%

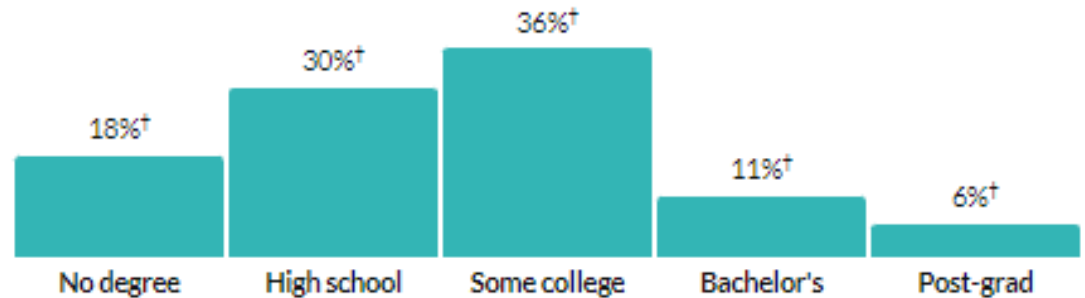


Education

- Non High School Graduate 18%
- High School Graduate 30%
- Some college experience (370) 36%
- Bachelor's Degree 11%
- Graduate Degree 5.9%



Population by highest level of education



* Universe: Population 25 years and over

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Economics and Real Estate

- Average Household Income: \$57,150
- Poverty rate: 8.69%
- Homeowners with Mortgages 64.5%
- Residential Sales (Past 2 years) 105
- Median Home Value: \$165,900
- Two apartment complexes



Midtowne Crossing Apartments

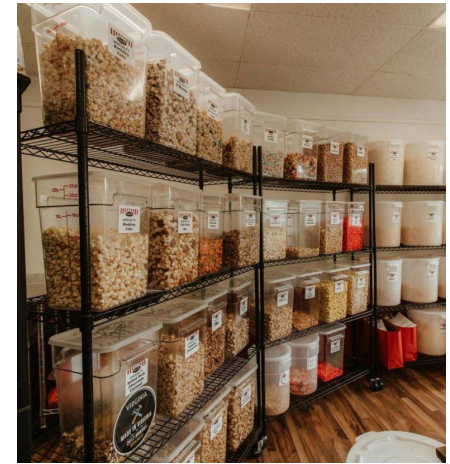
Areas of Attraction



Menokin Landmark



Richmond County YMCA



Northern Neck Popcorn Bag



Northern Neck Technical Center



Rappahannock Community College



Relish: Restaurant & Wine Bar

Where would we put it?

4860 Richmond Rd



4900 Richmond Rd



Business Incentive Renovation



74 Main St

84 Main St



5020 US-360

Synopsis

- Lack of financial competition in the area
- Beautiful community with a decent sized population
- Area with distinct community values
- Plenty of traffic and attractive areas
- Business Incentives



A close-up photograph of two hands, palms up, holding a small, rectangular piece of white paper with deckled edges. The paper is centered between the fingers and has the words "THANK YOU" printed on it in a bold, dark brown, sans-serif font. The background is a dark, solid color, and the lighting is soft, highlighting the texture of the skin and the paper.

THANK YOU