



AVAILABLE FOR SUBLEASE

## North Run III

1512 E Parham Rd, Richmond, VA



### Contact Us:

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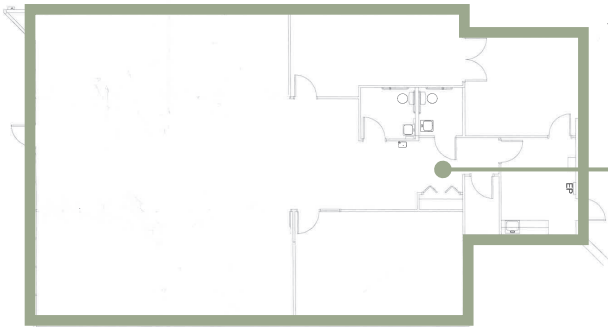
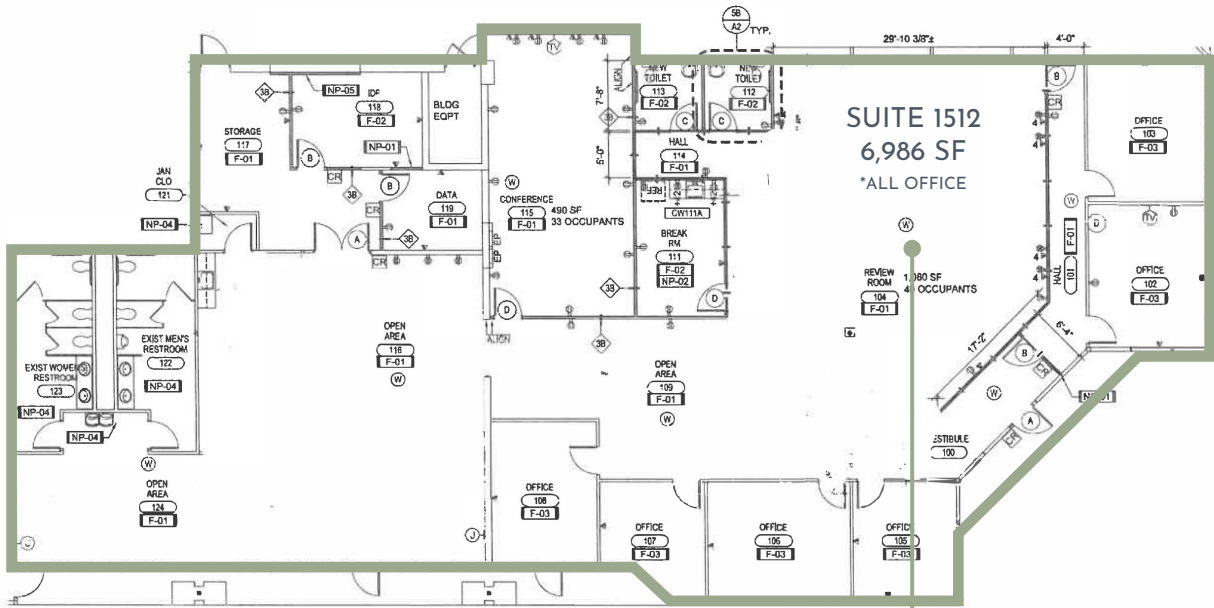
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Richmond, VA 23226

### PROPERTY FEATURES

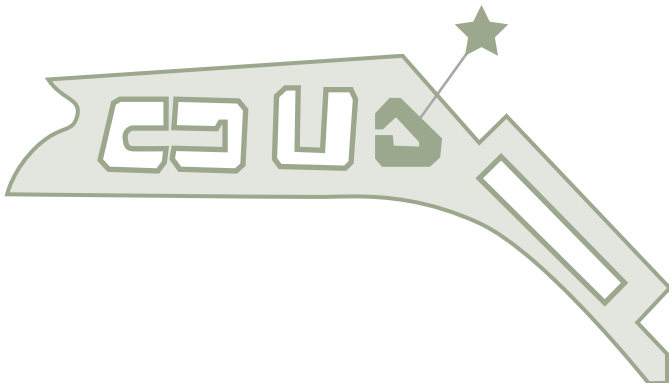
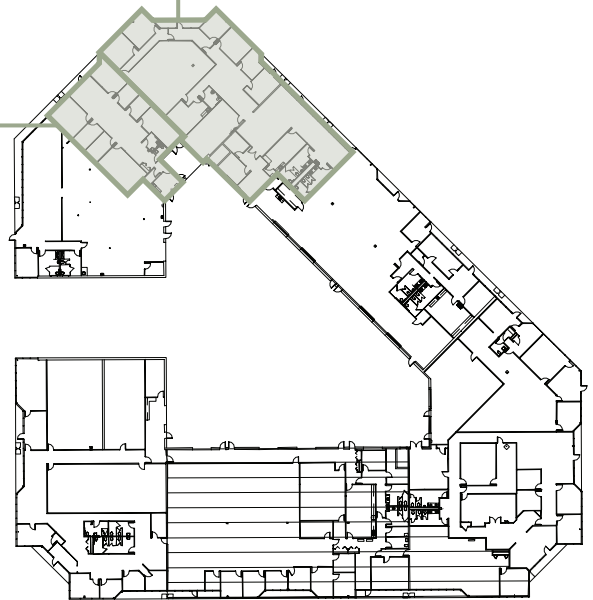
- Suite 1512 - 6,986 SF (Available 6/1/2026)
- 100% office space with high end finishes
- Sublease through 3/31/2028
- Suite 1512 can be expanded to include Suite 1508 for an additional 3,208 SF (10,194 SF total)
- 13'8"-15'4" ceiling height to deck
- 3.3 parking spaces per every 1,000 SF
- Zoned O-S
- Drive-in loading
- Apple Spice Junction, a full service eatery and caterer, on-site
- Conveniently located on Parham Road, just off I-95 with easy access to I-95, I-295 & I-64

FOR SUBLEASE | 1512 E PARHAM RD  
**FLOOR PLAN**



**SUITE 1508 - 3,208 SF**

\*Suite 1512 can be expanded to Suite 1508 for a total of 10,194 SF



FOR SUBLEASE | 1512 E PARHAM RD  
PROPERTY PHOTOS

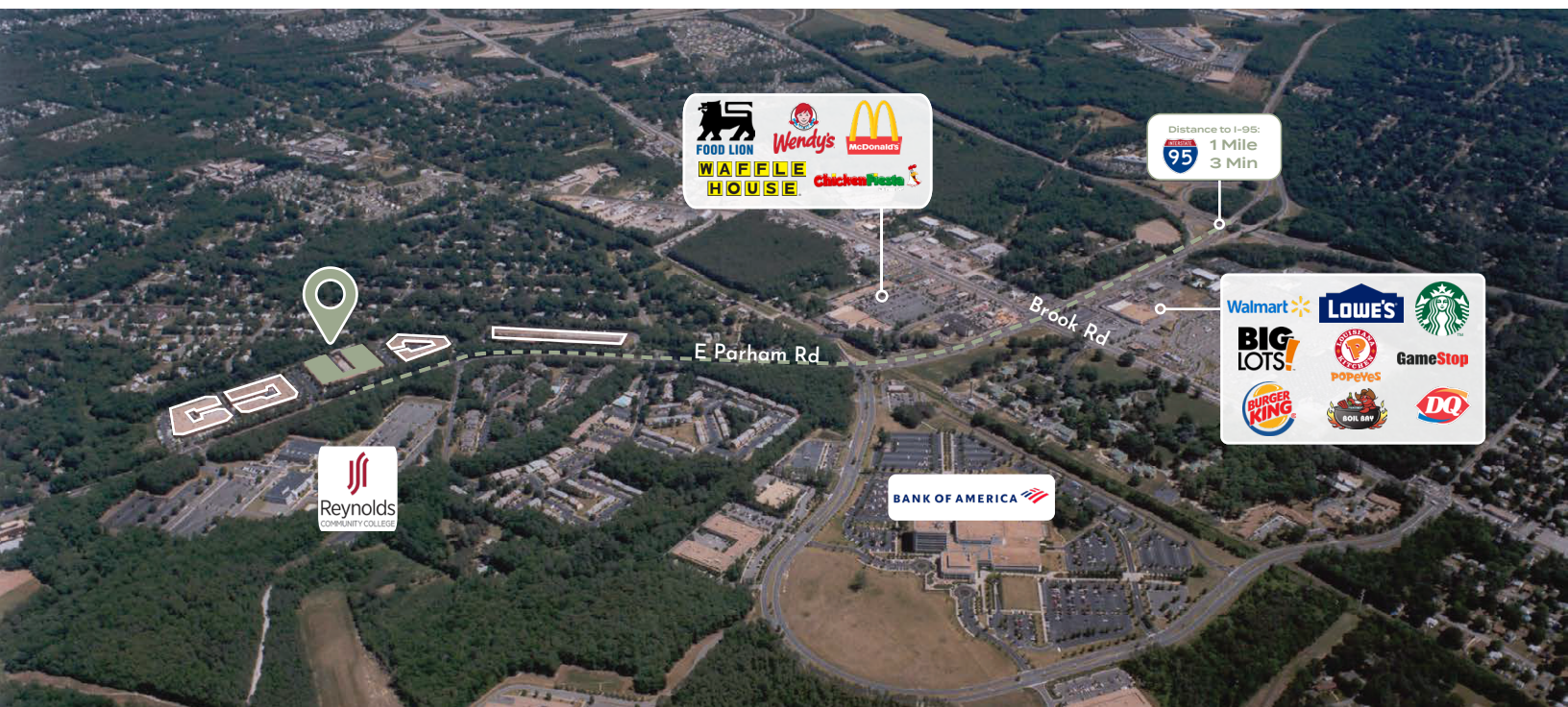


SUITE 1508



SUITE 1508

# FOR SUBLEASE | 1512 E PARHAM RD AREA MAP



## CONVENIENT LOCATION

- Apple Spice Juntion, a full service eatery and caterer, on-site
- Conveniently located on Parham Road, just off I-95 with easy access to I-95, I-295 & I-64

## TRANSPORTATION



### AIRPORT

Richmond International Airport

27 min drive

17.0 mi



### FREIGHT PORT

Virginia Port Authority - Richmond

25 min drive

15.3 mi



### RAILROAD

Transflo - Richmond

11 min drive

6.4 mi



FOR SUBLEASE | 1512 E PARHAM RD  
**DEMOGRAPHICS**

**POPULATION:**

	2 Miles	5 Miles	10 Miles
2024 Population	27,332	173,629	586,949
2029 Population Projection	27,331	176,330	600,731
Annual Growth (2024-2029)	0%	0.3%	0.5%
Median Age	40.6	40	38.4

Source: CoStar

	2 Miles	5 Miles	10 Miles
Density (Population per sq mile)	2,188	2,286	1,720
Current Population	25,950	172,437	586,088
Population (5 Yr. Forecast)	26,778	178,194	607,020
Percent Forecast (5 Yr. Forecast/Current Yr.)	3.18%	3.34%	3.63%
Median Age	43	40	39
Median Household Income	\$70,588	\$84,097	\$87,753
Average Household Income	\$85,983	\$104,341	\$110,378
Households	10,997	73,597	246,131

Source: LandVision

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