



For Lease

7495 Old Hickory Drive, Mechanicsville, VA 23111

 **JLL** SEE A BRIGHTER WAY

7495 Old Hickory Drive

Mechanicsville, VA

Property Features

- 5,250 SF available immediately
- Ample on site parking
- 1 roll up door
- Available July 1, 2026
- Would be ideal for a gym or small flex/retail user
- Located off Mechanicsville Turnpike, minutes from I-295
- Easy access to restaurants and amenities
- Building signage available

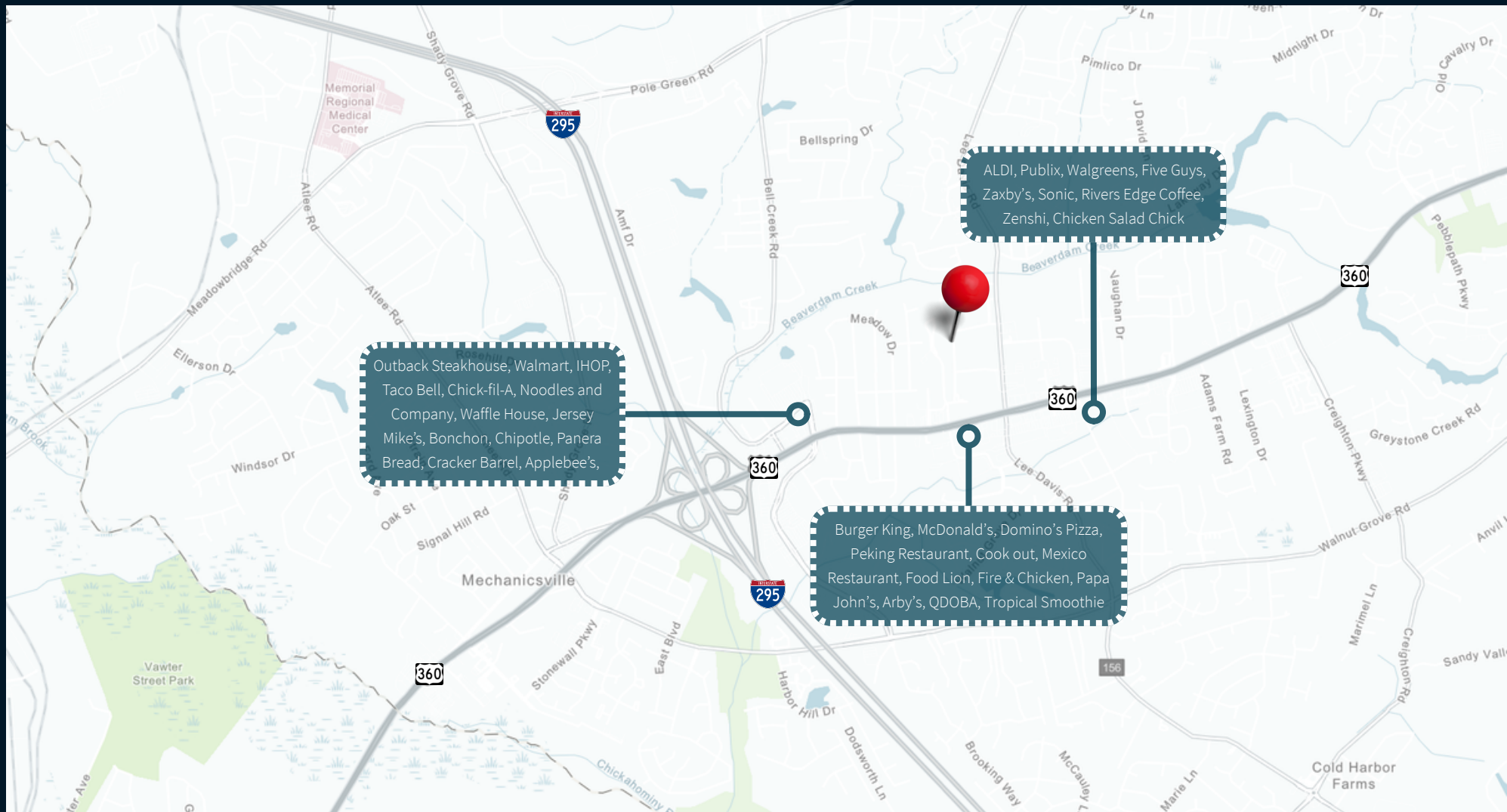


Aerial Overview

7495 Old Hickory Drive

Mechanicsville, VA





Kaylin Farruggio

kaylin.farruggio@jll.com
+1 (804) 802 6125

Adam Lawson

adam.lawson@jll.com
+1 (804) 200 6384