



**COMMONWEALTH
COMMERCIAL**
Comprehensive Property Solutions

FOR LEASE | Phoenix Business Center

717-725 W. Hundred Road | Chester, VA 23836



FEATURES

- › 6,700± SF available for lease
- › 2,233± SF of office with remaining space warehouse
- › Suitable for Flex or Office tenants
- › Landlord will consider subdividing
- › Each suite contains rear 10' x 12' drive in door, 3-Phase 200 Amp power, 13.5' - 12' clear
- › Nice storefronts
- › Ample parking
- › Lease rate: \$11.00 - \$11.75/SF, net utilities

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	2,216	22,218	64,655
AVERAGE HH INCOME	\$122,703	\$93,366	\$87,125
DAYTIME EMPLOYEES	1,312	13,964	26,037

For More Information Regarding This Property, Please Contact:

BEN BRUNI

804-793-0046

bbruni

@commonwealthcommercial.com

DAVID WILLIAMS, CCIM, SIOR

804-324-7205

dwilliams

@commonwealthcommercial.com

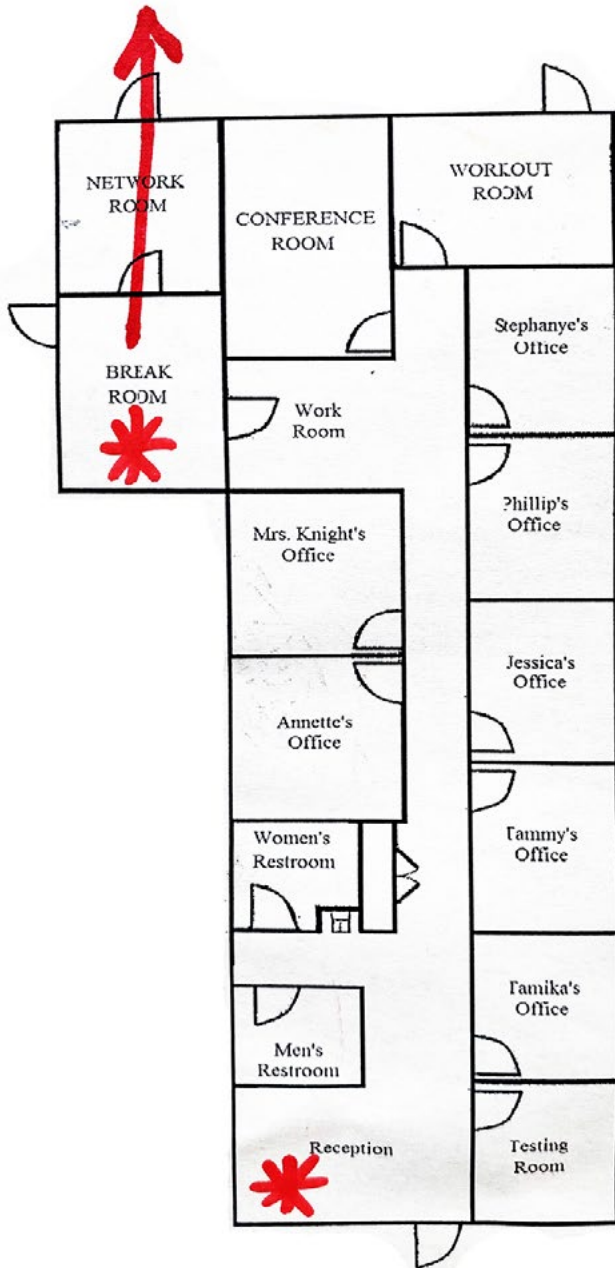
MAIN OFFICE ADDRESS: 4198 Cox Road, Suite 200 | Glen Allen, VA 23060 MAILING ADDRESS: P.O. Box 71150 | Richmond, VA 23255

T 804-346-4966 F 804-346-5901 COMMONWEALTHCOMMERCIAL.COM

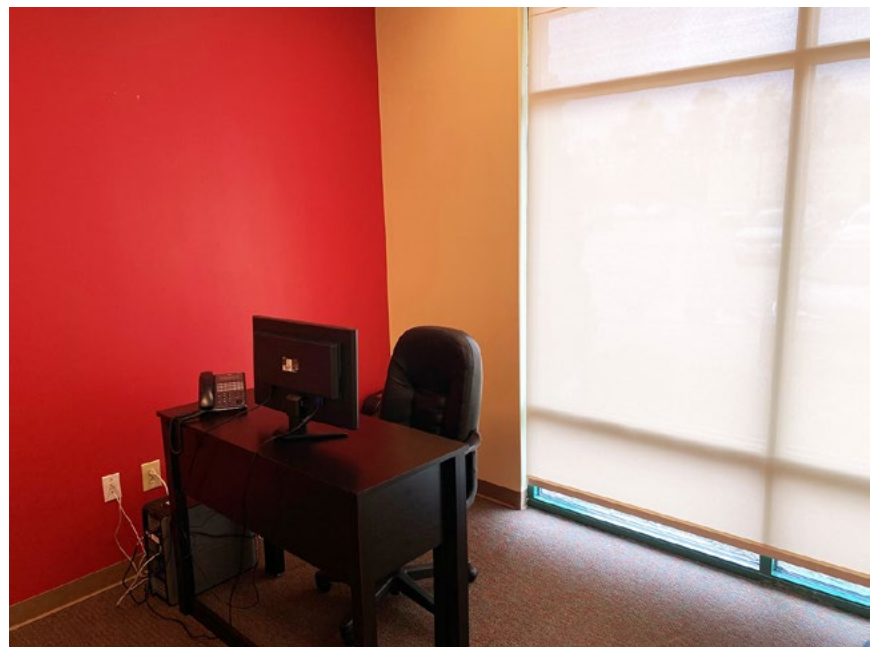


FOR LEASE 717-725 W. Hundred Road | Chester, VA 23836

FLOORPLAN



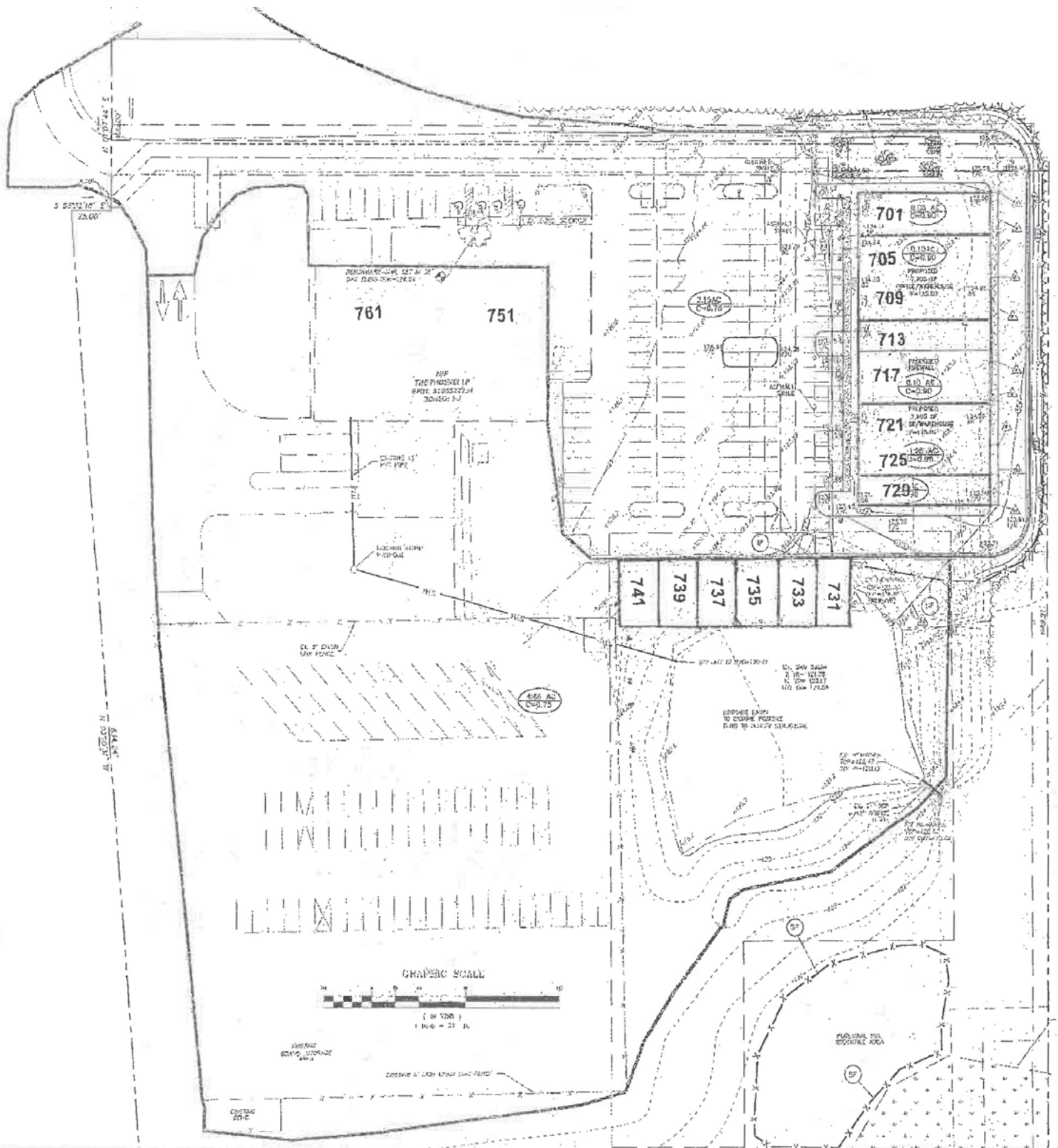
OFFICE PHOTOS





FOR LEASE 717-725 W. Hundred Road | Chester, VA 23836

SITE PLAN





FOR LEASE 717-725 W. Hundred Road | Chester, VA 23836



VICINITY MAP

