

An aerial photograph of a modern medical office building (MOB) at St. Mary's Hospital. The building features a prominent curved glass facade and is surrounded by landscaped grounds with trees and a paved area. A circular driveway with a central landscaped island is visible in the foreground. The building is connected to other hospital structures by a skybridge.

St. Mary's Hospital MOB Northwest

1501 Maple Avenue, Richmond, VA

Well-appointed class A medical office building on the campus of Bon Secours St. Mary's Hospital

St. Mary's Hospital MOB Northwest

Convenient access from all points in Richmond's near West End

St. Mary's Hospital MOB Northwest is a well-appointed class A medical office building located on the Bon Secours St. Mary's Hospital campus. The campus includes four medical office buildings and St. Mary's Hospital, an award winning hospital that has been serving Central Virginia since 1966.

The building is visible from Monument Avenue and conveniently located near Libbie Avenue, Patterson Avenue, and West Broad Street. With up to 6,128 SF on the first floor and an 1,806 SF move-in ready suite on the third floor, this property is an opportunity for medical office users to establish a presence on a thriving medical campus.



1501 MAPLE AVENUE,
RICHMOND, VA



88,408 SF,
3 STORY BUILDING



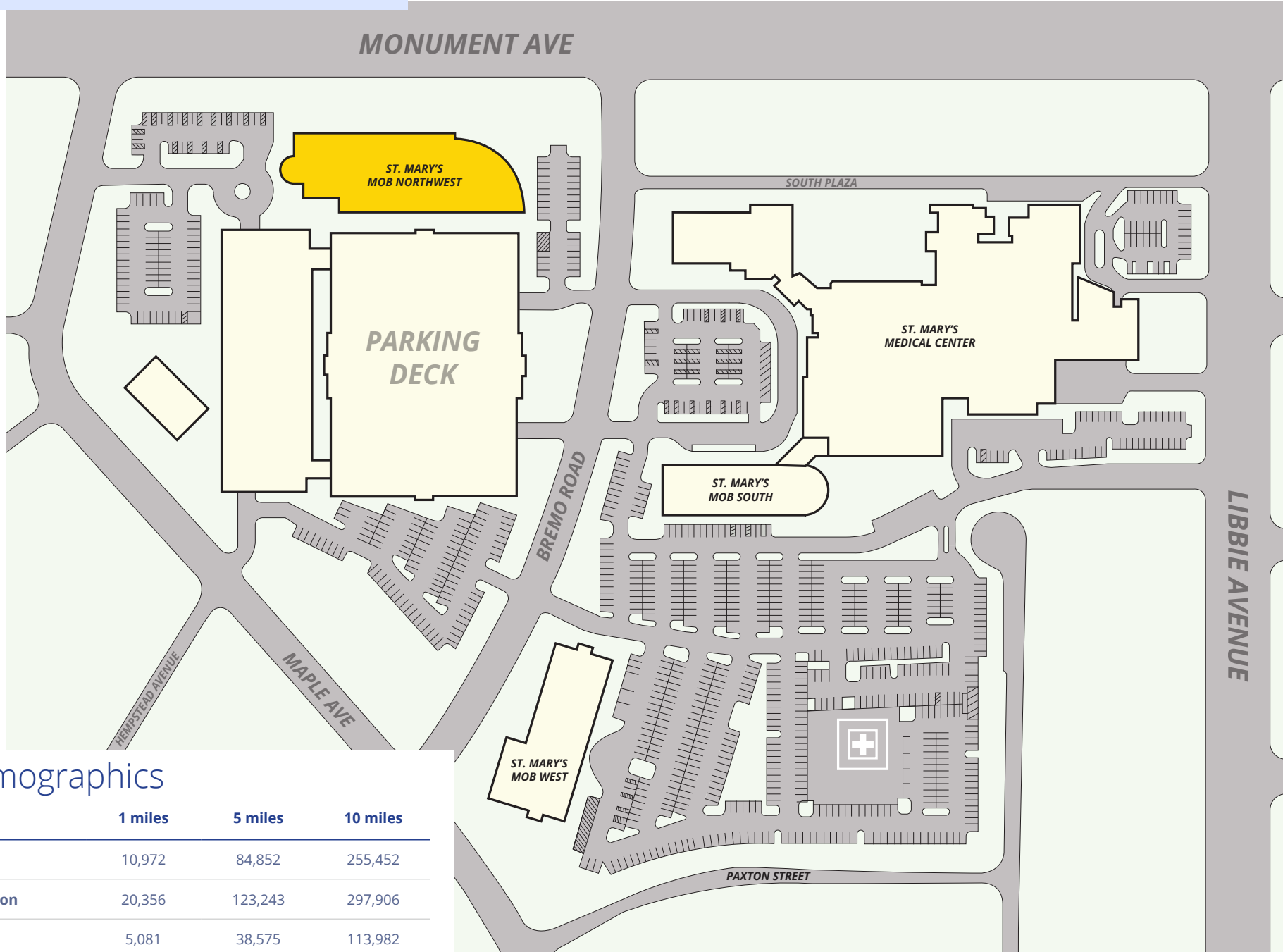
4.1/1,000 SF
PARKING RATIO



LOCATED ON BON SECOURS
ST. MARY'S HOSPITAL CAMPUS



St. Mary's Hospital MOB Northwest



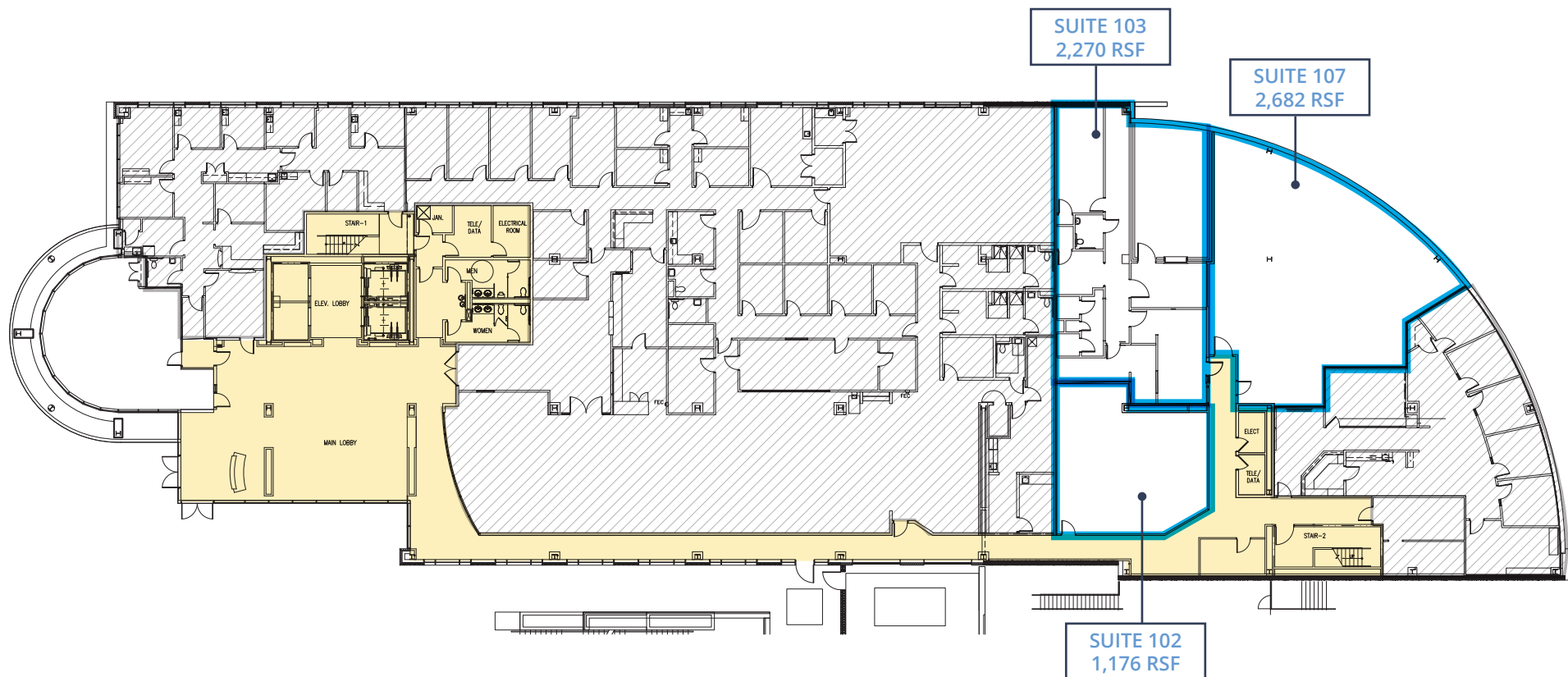
2024 Demographics

	1 miles	5 miles	10 miles
Population	10,972	84,852	255,452
Daytime Population	20,356	123,243	297,906
Households	5,081	38,575	113,982
Average Household Income	\$163,726	\$137,549	\$115,364

St. Mary's Hospital MOB Northwest

FIRST FLOOR

Suites 102, 103 & 107 can be combined for 6,128 RSF



Medical Spaces Available

Suite 102	1,176 RSF*
Suite 103	2,270 RSF*
Suite 107	2,682 RSF*
Suite 305	1,806 RSF**

*Suites 102, 103 & 107 can be combined for 6,128 RSF

**Move-in ready

St. Mary's Hospital MOB Northwest

THIRD FLOOR

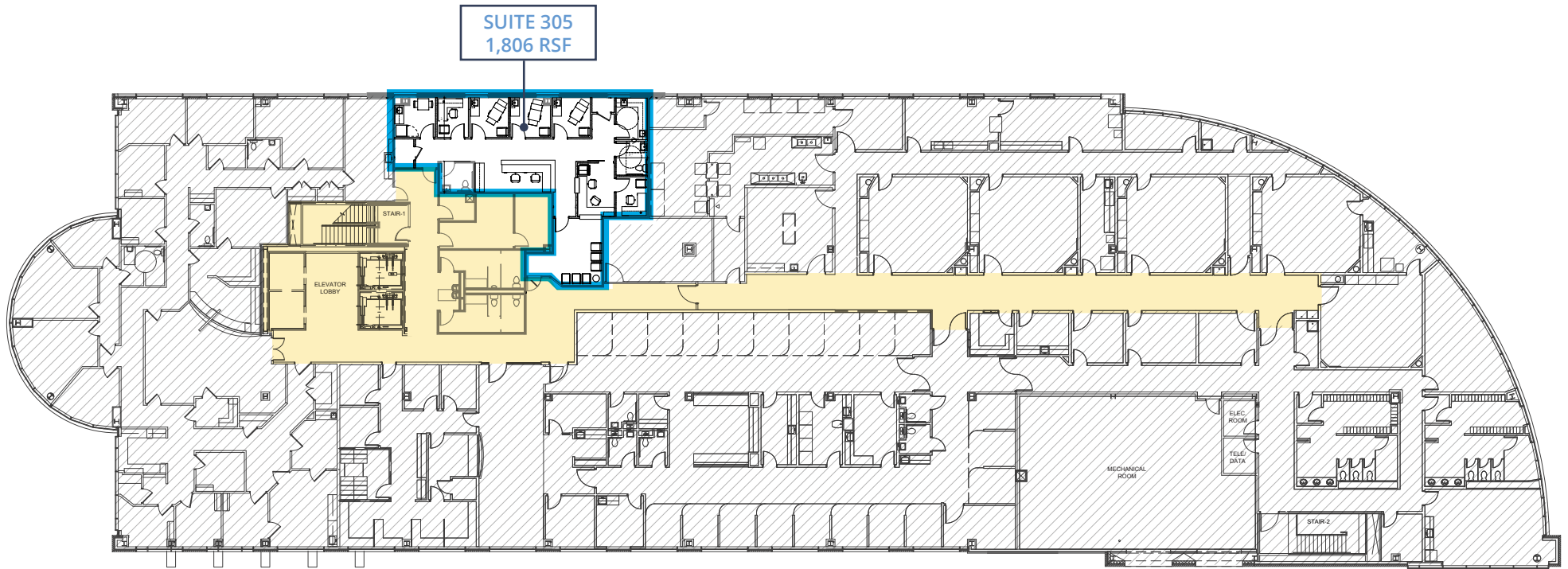
Suites 305: 1,806 RSF (move-in ready)



St. Mary's Hospital MOB Northwest

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**Move-in ready

St. Mary's Hospital MOB Northwest



St. Mary's
Medical Center

St. Mary's
MOB South

St. Mary's
MOB West

Parking Deck

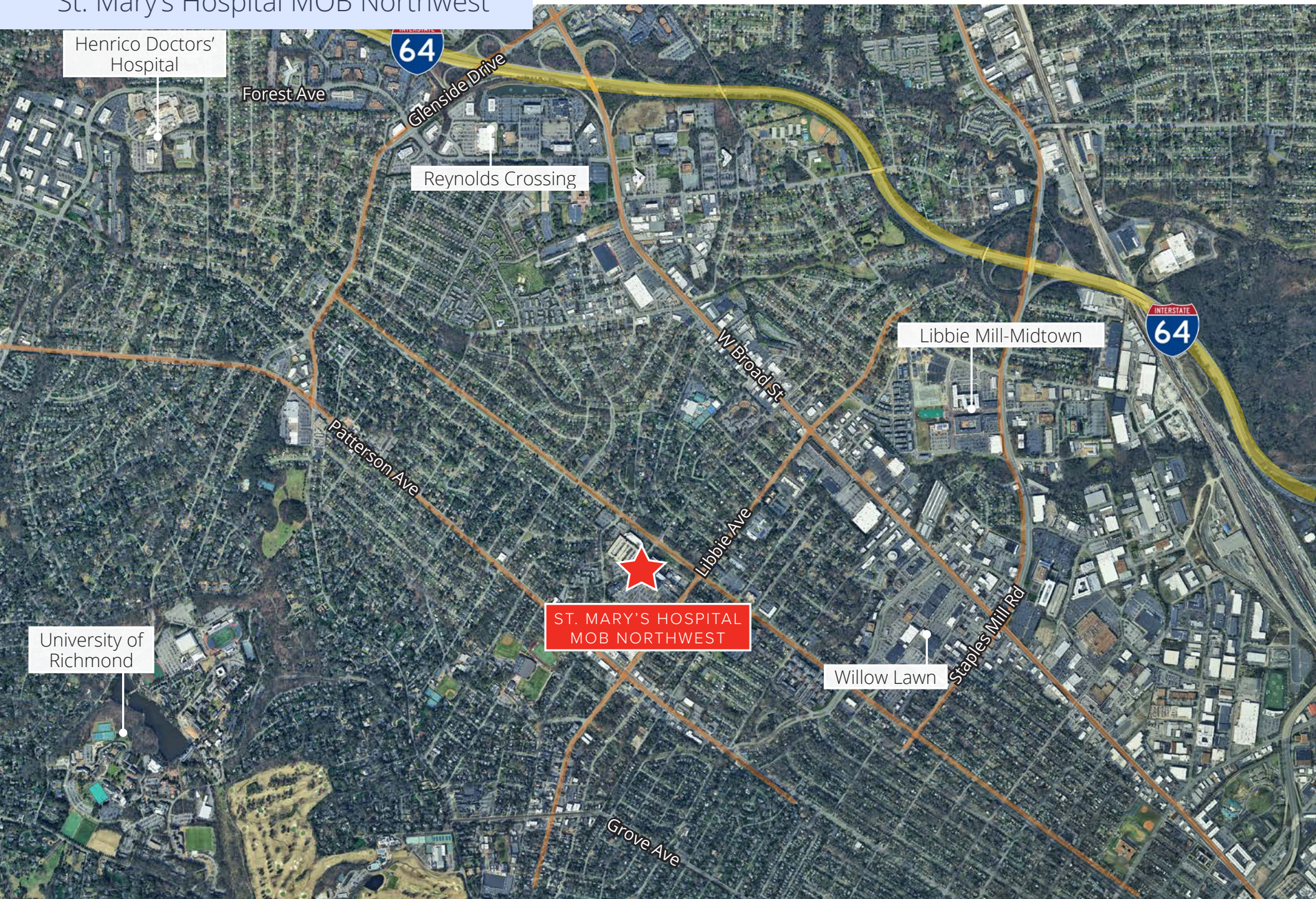
St. Mary's
MOB NW

Bremo Road

Monument Ave

Maple Ave

St. Mary's Hospital MOB Northwest



Henrico Doctors' Hospital

Forest Ave

64

Glenside Drive

Reynolds Crossing

W Broad St

Libbie Mill-Midtown

INTERSTATE 64

Patterson Ave

Libbie Ave

ST. MARY'S HOSPITAL MOB NORTHWEST

Stables Mill Rd

Willow Lawn

University of Richmond

Grove Ave



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