

FOR SALE

RETAIL/OFFICE

Rare Opportunity

411 Libbie Avenue | Richmond, VA 23226



COMMONWEALTH
COMMERCIAL
Comprehensive Property Solutions



PROPERTY HIGHLIGHTS

- › Retail/Office multi-tenant property with direct frontage on Libbie Avenue
- › Highly sought-after location between Patterson & Grove Avenues
- › Nearby retailers - Libbie Market, Peter Blair, Continental Westhampton and Taste!
- › Private 15-spot parking lot
- › 100% occupied
- › **2025 Assessment:**
 - Land Value \$1,583,000
 - Improvement Value \$385,000
 - Total Value: \$1,968,000

FOR MORE INFORMATION:

JIM MCVEY

Senior Vice President | Partner

804-433-1824

jmcvey@commonwealthcommercial.com

LIZ GRAY

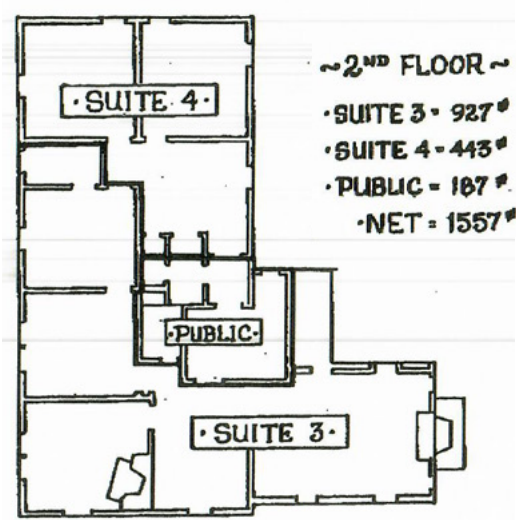
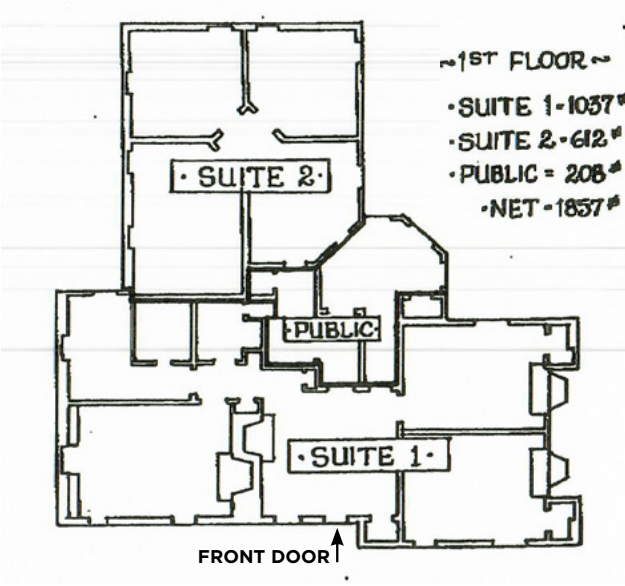
Senior Associate

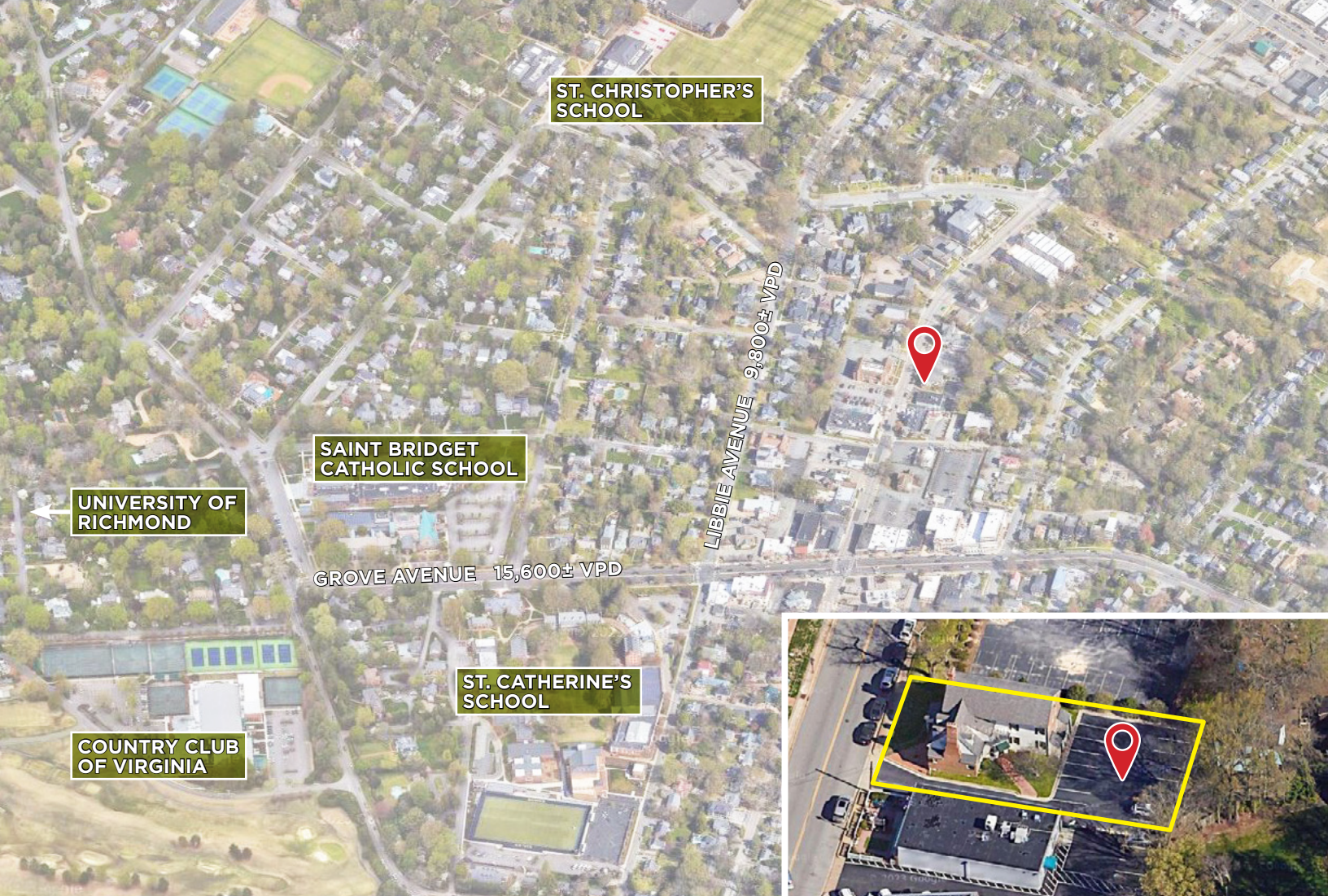
804-433-1814

lgray@commonwealthcommercial.com

Commonwealth Commercial Partners, LLC represents the Owner of this property. Information contained herein is deemed reliable but is not guaranteed.

FLOOR PLAN





LIBBIE AND GROVE

This popular, walkable area offers charming homes with shopping and restaurants galore.



3,890

Total enrollment
(3,164 undergrad, 726 grad students)

Less than a mile to the University of Richmond, The CountryClub of Virginia, St. Catherine's and St. Christopher's schools and St. Mary's Hospital

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	8,969	75,438	250,834
AVERAGE HH INCOME	\$175,767	\$119,030	\$95,601
DAYTIME EMPLOYEES	8,603	72,981	219,430

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