

# 7221 W. Broad Street

## Henrico County, VA

Retail | 2,292 SF Situated on 0.48 Acre | Lease & Ground Lease



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## Property Features

### PROPERTY HIGHLIGHTS

- **2,292 SF SITUATED ON 0.48 ACRE**
- Former freestanding auto repair/used car dealership
- Formerly three bay service garage (bay doors could be installed)
- Frontage on W. Broad Street at signalized intersection
- Pylon signage available
- Zoned M-1



**32,000 VPD**  
VPD - W. Broad St.



96,415  
**POPULATION**



\$109,878  
**AVERAGE  
INCOME**



80,777  
**DAYTIME  
POPULATION**

### DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	10,106	96,415	237,690
Avg. Household Income	\$82,035	\$109,878	\$128,440
Daytime Population	15,333	80,777	158,930



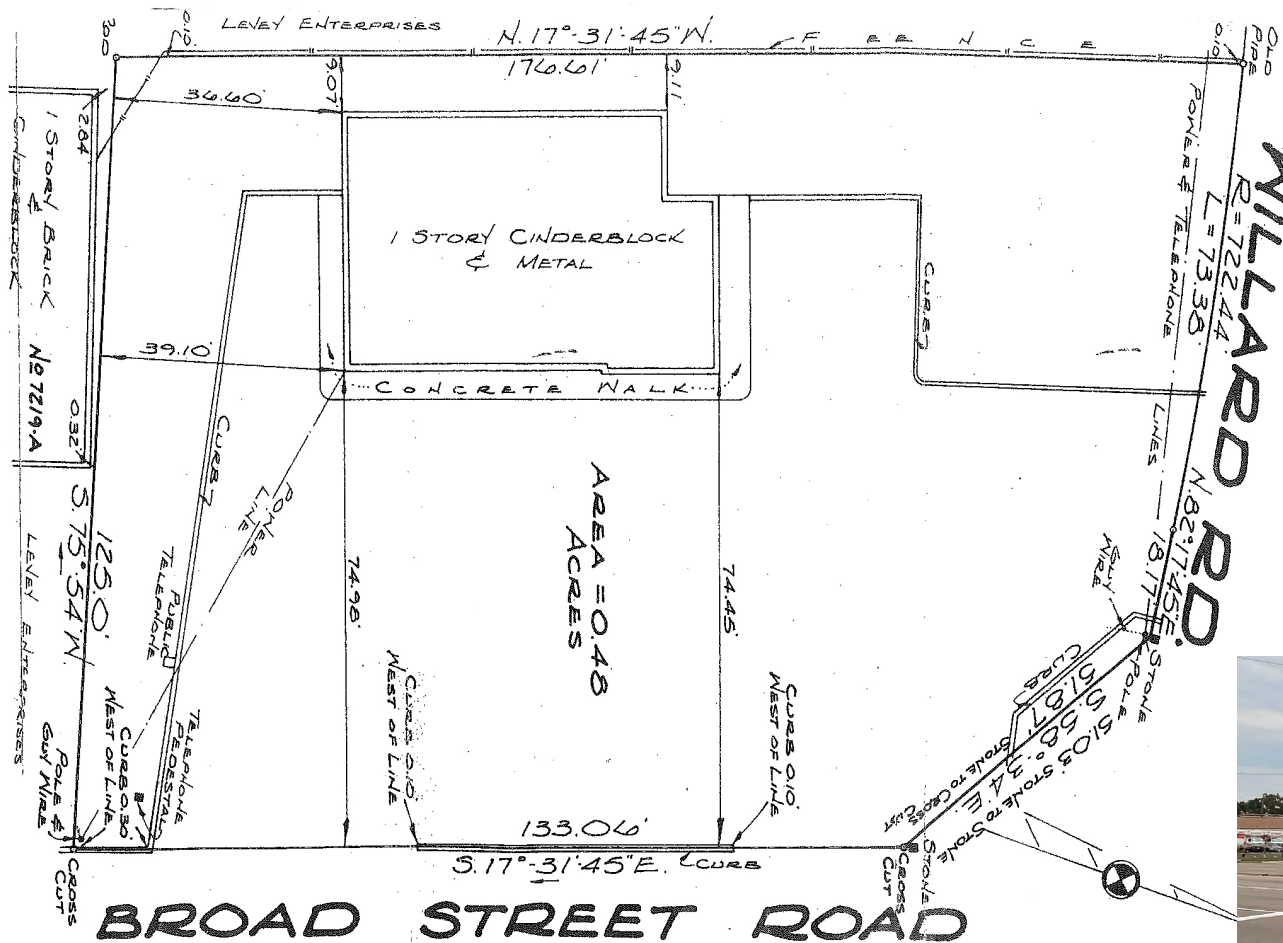


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## Join Retail Neighbors



### PLAT





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For more information, please contact:

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