

117,448 RSF  
FOR LEASE

901  
SEMME  
AVENUE

FULL BUILDING  
AVAILABLE

RICHMOND, VA 23230

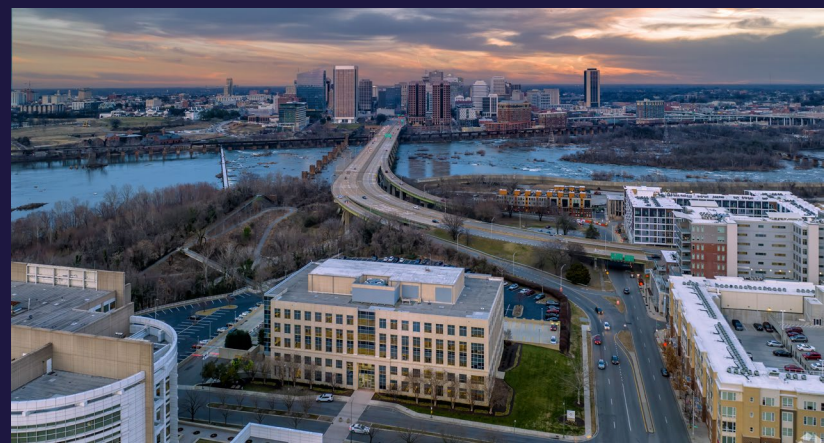
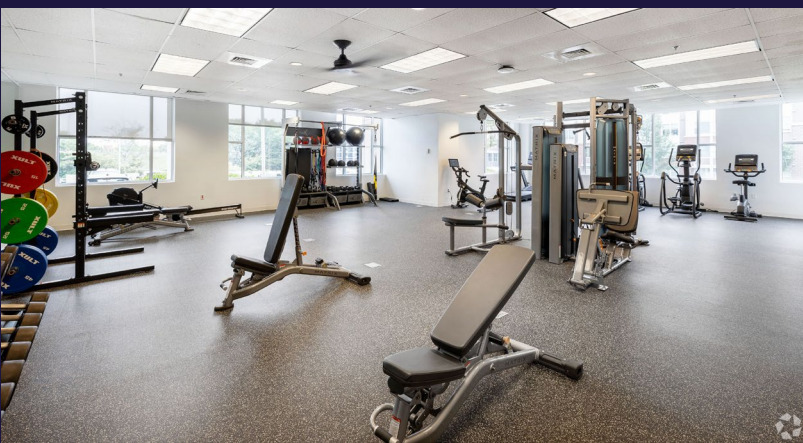


FULLY FURNISHED/READY TO OCCUPY



901  
SEMMES  
AVENUE

SCAN FOR  
VIRTUAL TOUR



## PROPERTY FEATURES

- Full building available
- Renovated in 2022
- Outdoor courtyard with seating
- Furnished with new Miller-Knoll workstations and office furniture
- Full-service kitchen on ground floor
- New fitness facility
- Excellent James River and City Skyline views

## BUILDING HIGHLIGHTS

117,448

TOTAL SF

AVAILABLE

SEPTEMBER 1, 2026

<b>FLOORS</b>	Five (5)
<b>TYPICAL FLOOR</b>	23,490 SF
<b>PARKING</b>	350 On-site spaces
<b>SIGNAGE</b>	Monument signage on Semmes and highly visible top of building digital sign facing Downtown Richmond

# INTERIOR PHOTOS



Conference center seats up to 300 with foldable partitions



Renovated elevator lobbies throughout



Excellent window line, skyline views



Modern furniture available



Executive and standard office sizes

# INTERIOR PHOTOS



Café Seating



Renovated elevator lobbies throughout



Fitness Center



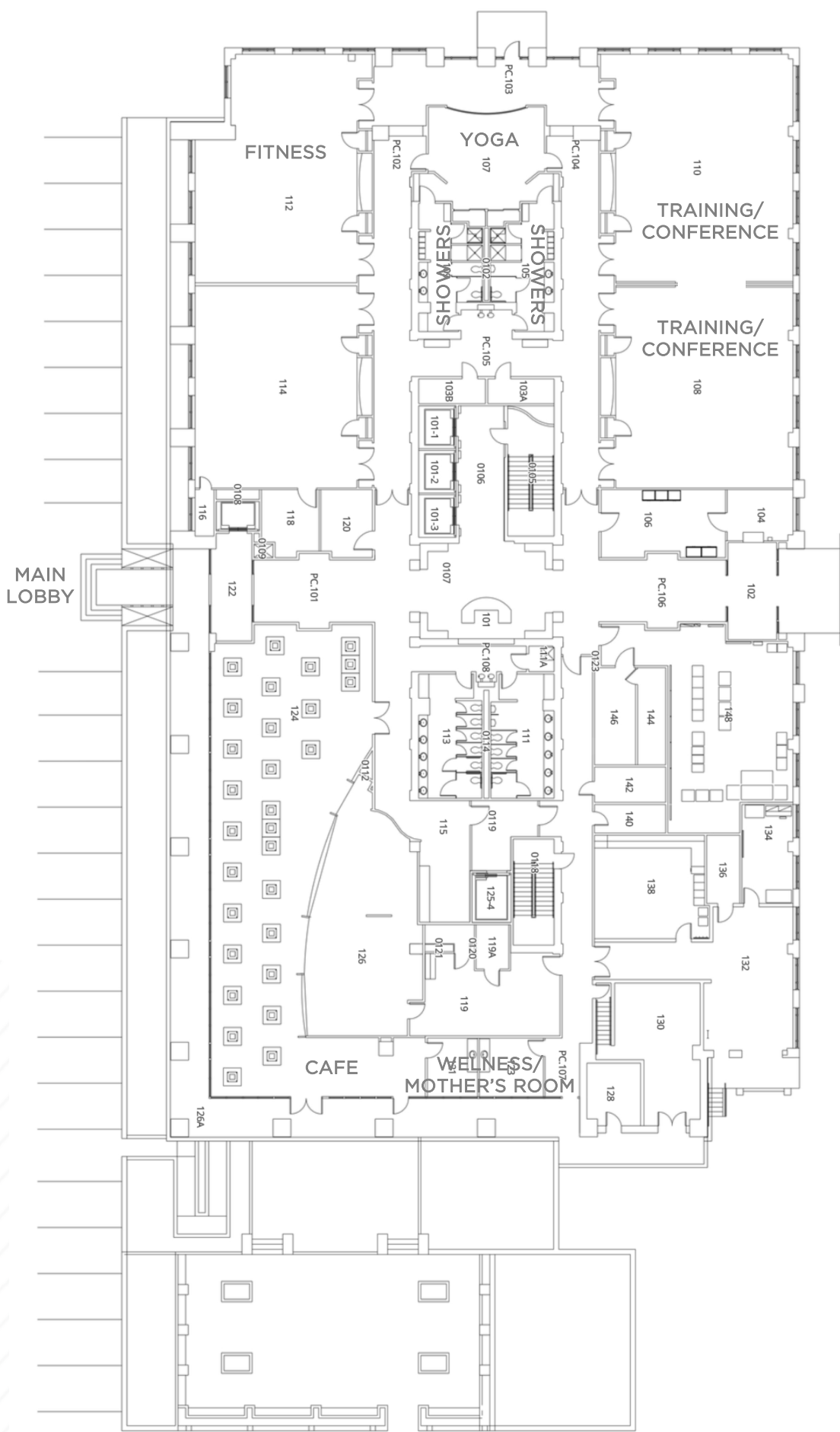
Modern furniture available



Reception

# FIRST FLOOR PLAN

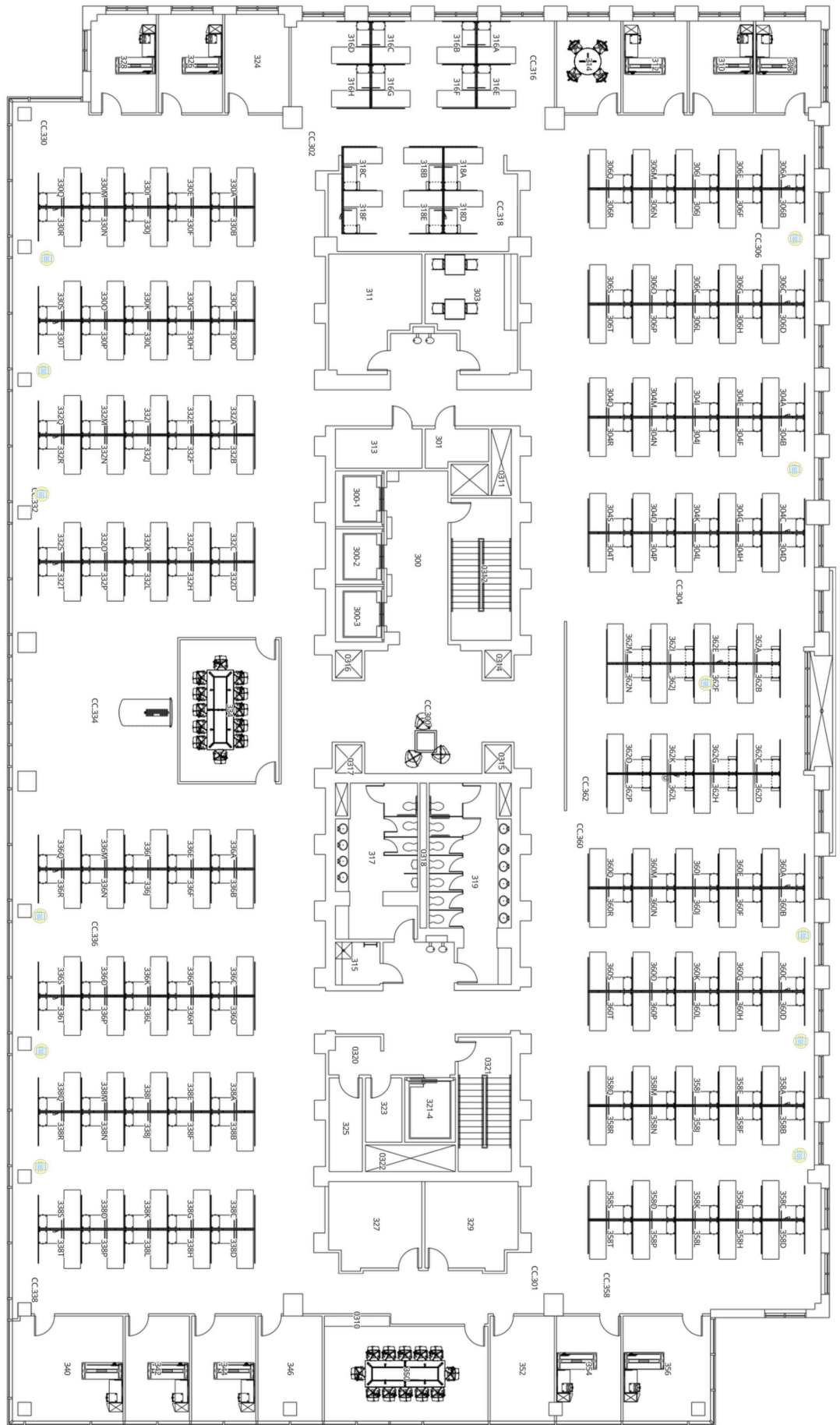
4 CONFERENCE ROOMS





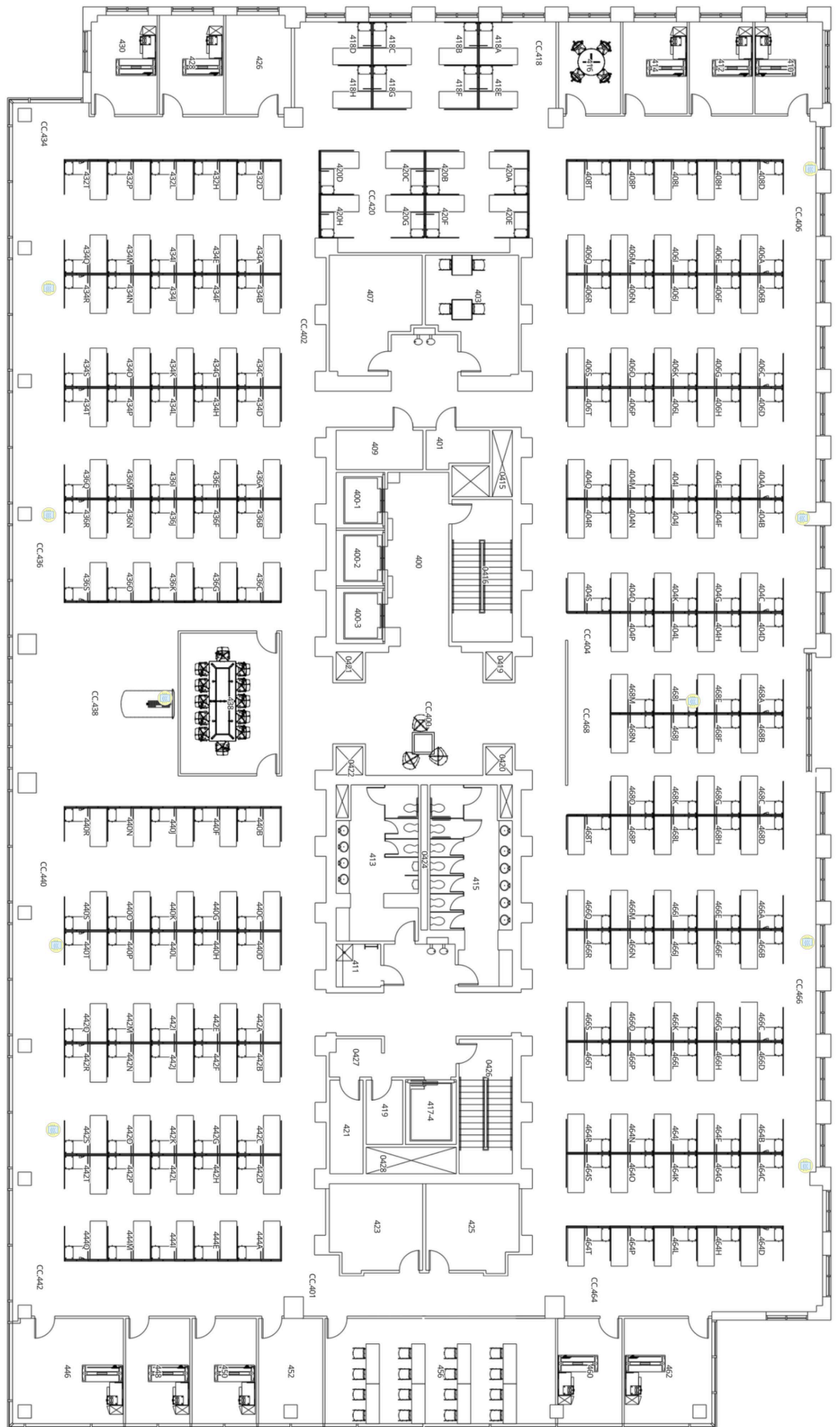
# THIRD FLOOR PLAN

12 OFFICES  
114 WORKSTATIONS  
7 CONFERENCE ROOMS



# FOURTH FLOOR PLAN

10 OFFICES  
108 WORKSTATIONS  
8 CONFERENCE ROOMS





# CBD SUBMARKET



901 SEMMES

NEW ALLIANZ AMPHITHEATER

BROWN'S ISLAND

JAMES RIVER

FLOOD WALL

MAYO ISLAND

BELLE ISLE WALKING TRAILS

S. BELVIDERE ST

TYLER POTTERFIELD BRIDGE

9TH ST

14TH ST

COMMERCE RD

HULL ST

COWARDIN AVE

INTERSTATE 95

INTERSTATE 95

LILLIE & PEARL

Perly's

MARRIOTT

THE HERBERTS HOTEL

AUTERWILE'S PUB

VCUHealth

PENNY PUB

La Grotta

CAPITAL ALE-HOUSE

CHOPT

POIBELLY

CASA BARCO

COURTYARD

MAIN STREET

Addis jew pro

Grace Noodle

BOTTOMS UP

TRUIST

Wagon Wheel

BASIC CITY

EMPIRE WABC

SUBWAY

THE ONE LAB

RED

BENCHTOP

TXTUR

DOLLAR TREE

Scharolinas

McDonald's

PIG & BREW

boost

CROWERS SPOT

café Zata

STELLA'S

Double VEGAN

BodyArc

laDIFF



SCAN FOR  
BUILDING 360



**CUSHMAN & WAKEFIELD** | **THALHIMER**

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