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214-216 E Main Street, Richmond, VA 23219

Prime Mixed-Use Investment Lifestyle Rare Dual income Opportunity in Downtown Richmond, Virginia

This unique exceptionally totally remodeled stunning turnkey property offers a rare dual-income opportunity with two commercial storefronts and two spacious residential apartments above ideal for investors or owner-operators seeking to live and work in the heart of the historic city.

□ □ Commercial Highlights

- ⑩ **Two retail storefronts** significant upscale opportunity Open High-visibility storefronts with excellent foot traffic
- ⑩ Private front and rear entrances for each unit

⑩ □ Residential Features

- ⑩ **Two spacious second-floor luxury apartments**, each with:
 - ⑩ 3 bedrooms 2 bathrooms Full kitchen and family room open layout
 - ⑩ Unique loft-style layouts with historic charm and modern industrial finishes
 - ⑩ Hardwood and ceramic tile flooring ,Stainless steel appliances and in-unit washer/dryer
 - ⑩ Abundant natural light and open-air design Private balcony with city views
 - ⑩ Ideal for students, professionals or short-term rental bachelor/Bachelorette, professionals Nurses, or doctors Luxury lifestyle that comes with **this** fabulous location. Premier short stay Airbnb for downtown special events near MCV
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⑩ Prime Location Perks

- ⑩ Situated in Richmond's Historic Banking District with city view everywhere
- ⑩ Surrendered by top major employers VCU MCV Dominion fine dining and entertainment
- ⑩ Walking distance to Virginia Commonwealth University, MCV Campus, convention center, museums, Main Street Station, Browns Island State Capitol River Front Plaza canal the new Alianz Amphitheater, James River canal, and top employers the Jefferson Hotel and premier dining shopping the Carpenter Center and Interstate 95 & 64 within minutes

□ Additional Features

- ⑩ Multiple parking options Four off-street parking, side street free parking ,metered front
- ⑩ Separate front and rear entrances for all units
- ⑩ Turnkey investment 4 separate electric meters
- ⑩ Recent upgrades with strong upside potential

- ⑩ For private showing contact

- ⑩ Century 21 ALL AMERICAN Dorothy Branch 804-874-7822 or Tom Stewart 804-304-4564