

FOR LEASE

510 Oliver Hill Way
Richmond, VA 23219



Exclusive Agent:

Clifford B. Porter, CCIM, SIOR
804.521.1442
cliff@porterinc.com

4801 Radford Avenue
P.O. Box 6482
Richmond, VA 23230
804.353.7994
www.porterinc.com

- 20,200 SF
- Includes 2,684 SF office
- 1 Dock
- 2 Drive-ins
- 18' ceilings
- Zoned M-1
- Near I-95 Northbound off Ramp
- Lease: Call for Info

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No warranty or representation is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

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Industrial Property For Lease



OFFERING SUMMARY

Available SF:	20,200 SF
Lease Rate:	Call for Information
Lot Size:	1.44 Acres
Year Built:	1965
Building Size:	20200 SF
Zoning:	M1
Market:	NEQ
Submarket:	RichDownt

PROPERTY HIGHLIGHTS

- 20,200 SF
- Includes 2,684 SF office
- 1 Dock
- 2 Drive-ins
- 18' ceilings
- Zoned M-1
- Lease: Call for Info

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Total Households:	7,544	43,734	93,703
Total Population:	17,690	112,232	226,994
Average HH Income:	\$47,917	\$44,434	\$51,539

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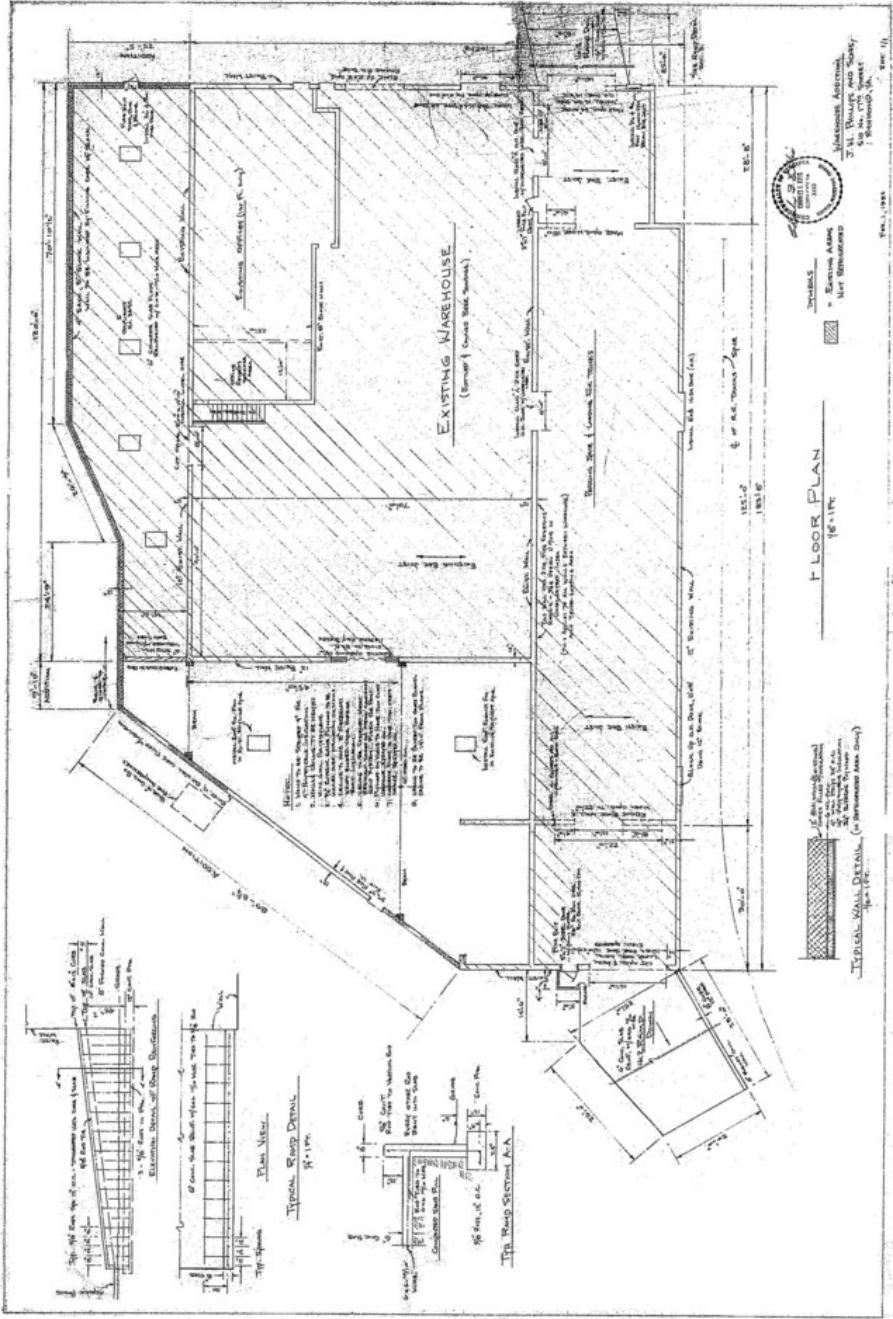


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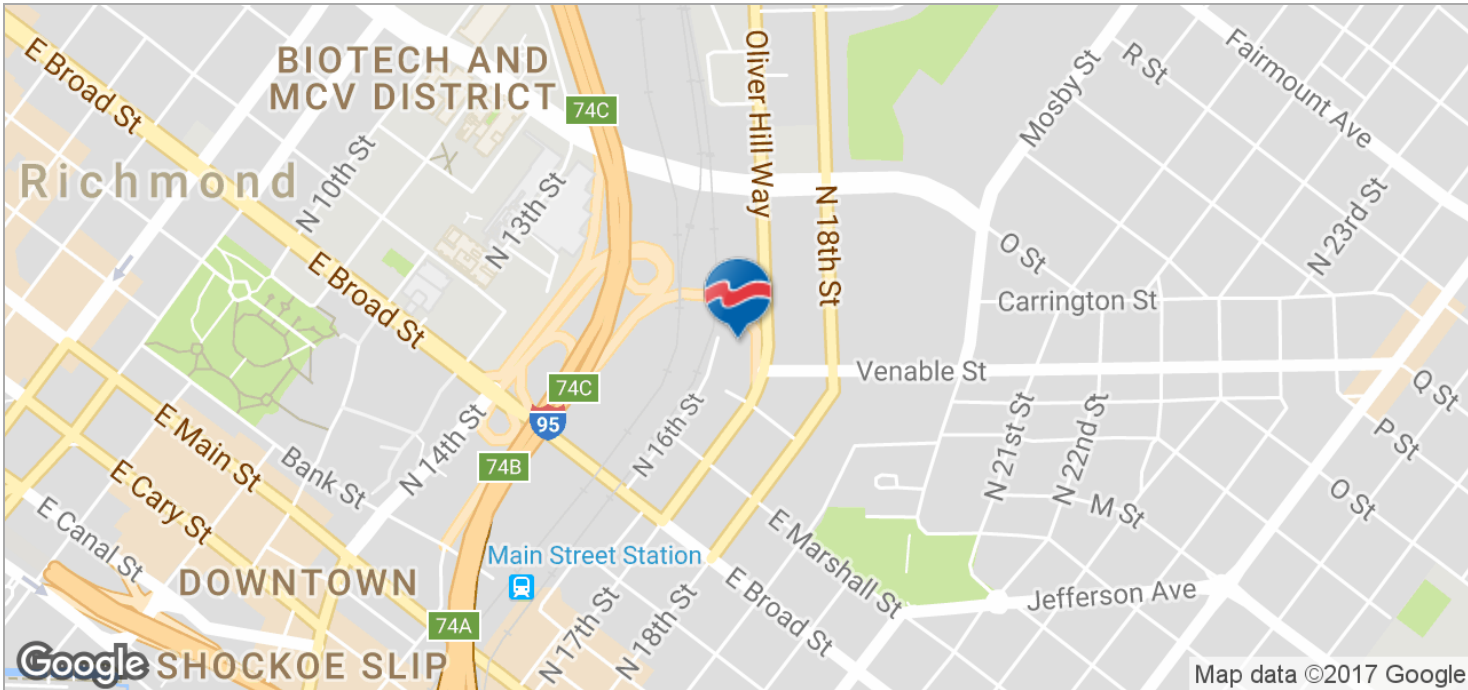


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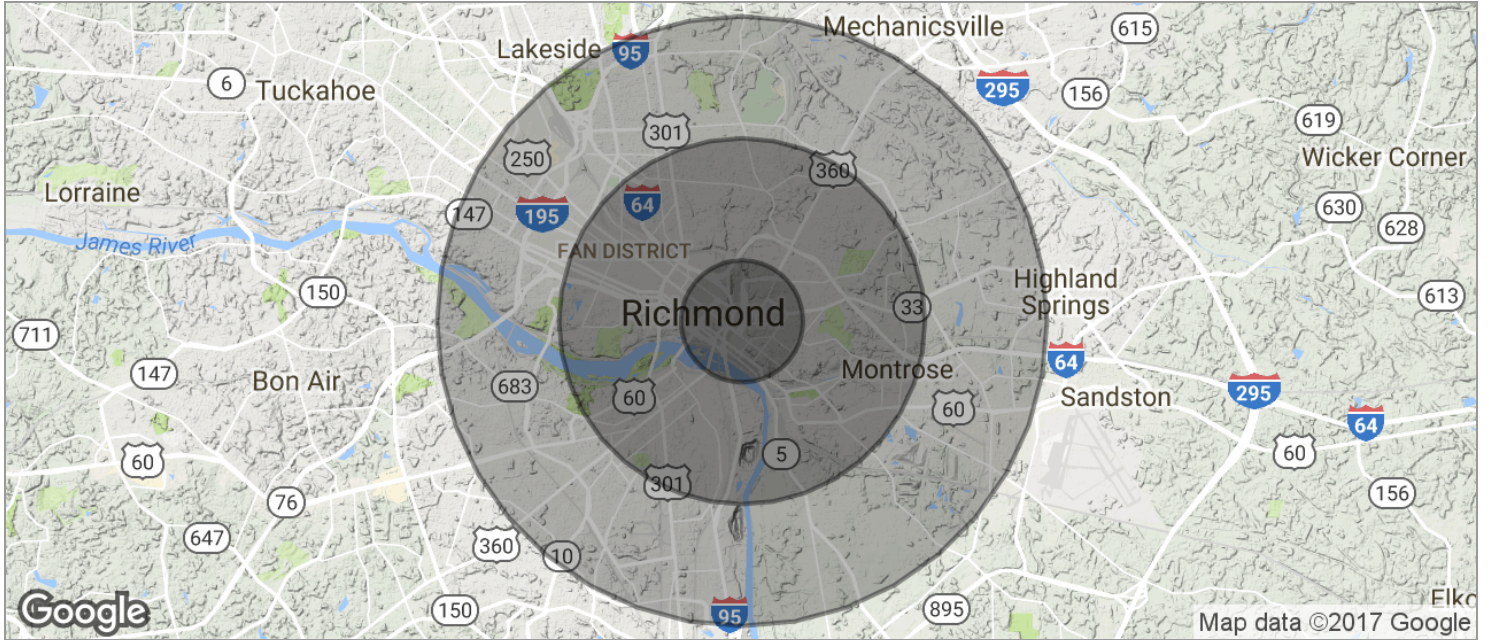


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POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	17,690	112,232	226,994
MEDIAN AGE	28.7	31.6	33.3
MEDIAN AGE (MALE)	28.7	30.4	31.5
MEDIAN AGE (FEMALE)	28.9	32.7	34.7
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	7,544	43,734	93,703
# OF PERSONS PER HH	2.3	2.6	2.4
AVERAGE HH INCOME	\$47,917	\$44,434	\$51,539
AVERAGE HOUSE VALUE	\$205,505	\$186,142	\$225,865

* Demographic data derived from 2010 US Census

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