



- | ±2.0 Acre Parcel
- | Zoned I-2
- | Excellent Ingress/Egress
- | Full Median Break for Access

**Contact Broker:**

**Jeff Doxey, CCIM**

804.363.0332

jeffdoxey@naidominion.com



NAI Dominion



Fast & Friendly

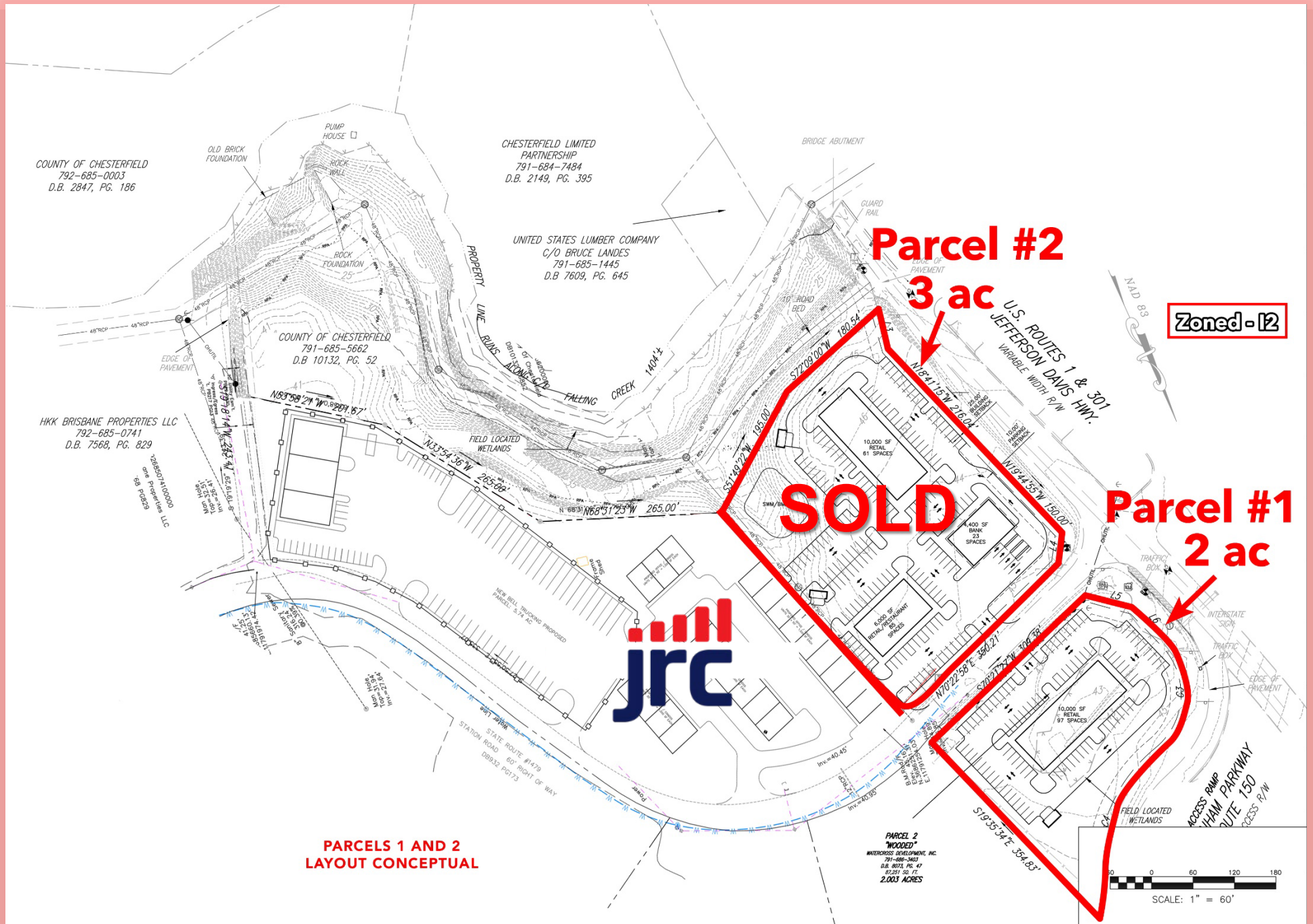
FALLING CREEK IRONWORKS



DEMOGRAPHICS			
	<u>3 MILES</u>	<u>5 MILES</u>	<u>10 MILES</u>
2022 Population	38,949	124,998	507,097
2022 Households	14,431	45,519	202,666
Average HH Income	\$63,341	\$68,415	\$78,483

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# For Sale

2500 Station Rd | Richmond, VA 23234



## PROPERTY DETAILS

Type:	Land
Parcel Sizes:	±2.0 Acres
Zoned:	I-2
Price:	Contact Broker for Pricing
Address:	2500 Station Rd, Richmond, VA
Cross Streets:	Station Rd + US Route 1
County:	Chesterfield County

## PROPERTY HIGHLIGHTS

- | Parcel Size: ±2.0 acres
- | Flexible zoning supports retail on lot per Chesterfield County
- | Property is located at the on-ramp for Chippenham Pkwy/I-95
- | Excellent ingress/egress with full median break for access

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