

EXCLUSIVE LISTING

Large Warehouse Space with Mult-Bay Loading Dock near Scotts Addition

Potential Retail and Office Component

FOR LEASE



4100 TOMLYNN ST

RICHMOND, VA 23230

 **\$9 PSF/ NNN +
\$4 PSF/NNN for the mezzanine**

PROPERTY HIGHLIGHTS

- ✓ GREAT PROXIMITY TO I-195 RAMP
- ✓ LARGE WAREHOUSE WITH POTENTIAL RETAIL COMPONENT
- ✓ CONDITIONED AND UNCONDITIONED STORAGE OPTIONS
- ✓ VARIABLE CEILING HEIGHTS THROUGHOUT

KEN CAMPBELL | 804.387.8812

ken,campbell@onesouthcommercial.com

ANN SCHWEITZER RILEY | 804.723.0446

ann.schweitzer@onesouthcommercial.com



QUICK FACTS

ADDRESS | 4100 Tomlynn St,
Richmond, VA 23230

PID | 778-735-7160

ZONING | M-1

GLA | 17,000 SF +
15,000 SF (mezzanine)

LOT SIZE | 12.372 AC

YEAR BUILT | 1957

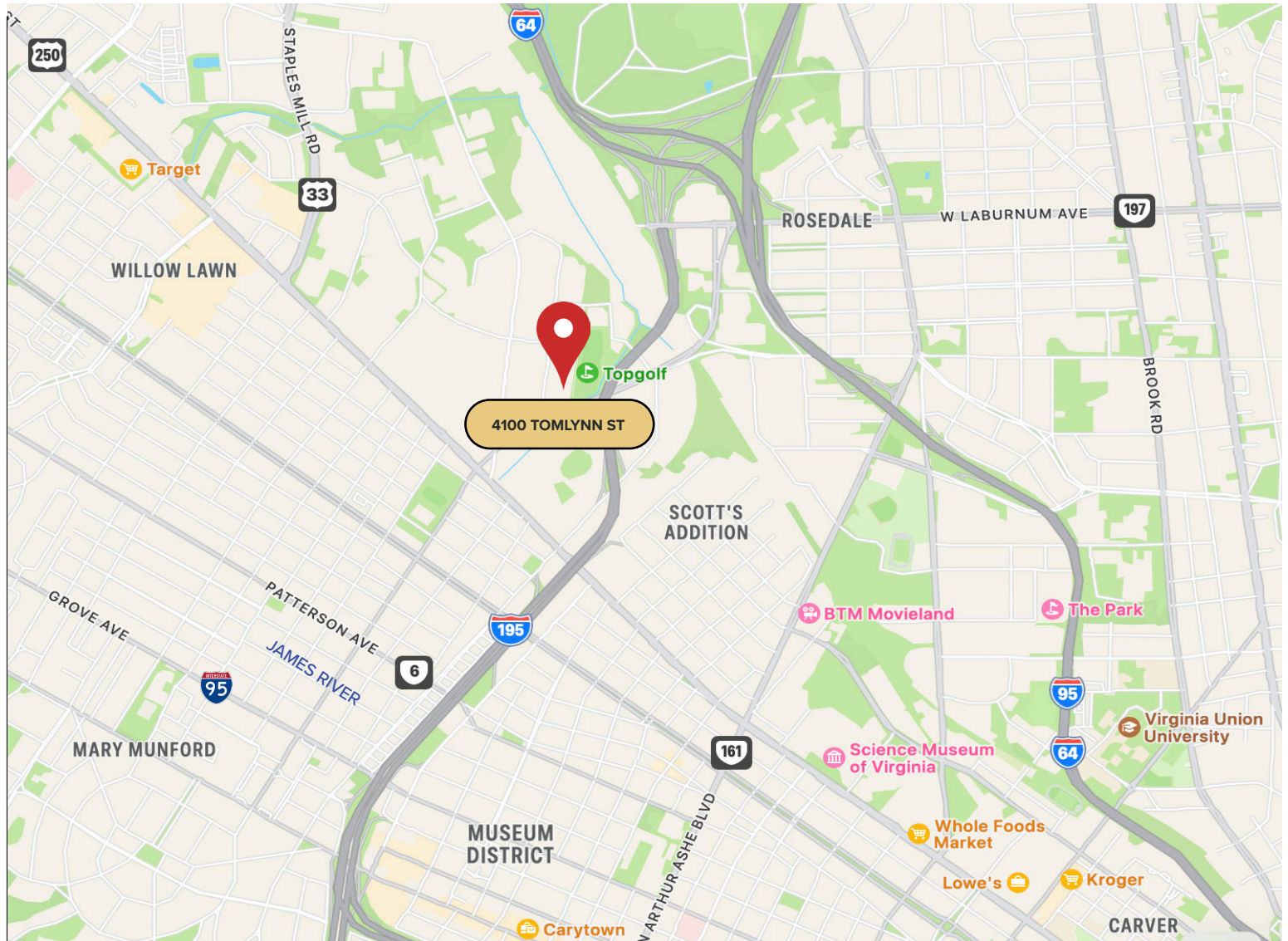
\$9 PSF/ NNN +

SALE PRICE | \$4 PSF/NNN for the
mezzanine









Scotts Addition

Scotts Addition, Richmond's dynamic and evolving neighborhood, blends historic charm with modern innovation. Once an industrial hub, it has transformed into a vibrant area bustling with trendy eateries, unique retail shops, and creative businesses. Its central location offers excellent accessibility and proximity to downtown Richmond, making it an ideal spot for businesses seeking a prime address.

With its rich history and a thriving community spirit, Scotts Addition provides a unique environment where tradition and contemporary flair come together. Explore the potential of this exciting neighborhood and position your business at the heart of Richmond's growth and energy.



ONE SOUTH COMMERCIAL is a CoStar PowerBroker in the Richmond, VA investment sales market. Our reputation among those with local knowledge as the premier investment sales shop in the City of Richmond is built on a wide network of relationships with principals all over the world who trust us and our ability to effectively analyze the economics of any deal and represent them honestly.

MEET YOUR AGENT



KEN CAMPBELL | 804.387.8812
ken.campbell@onesouthcommercial.com



ANN SCHWEITZER RILEY | 804.723.0446
ann.schweitzer@onesouthcommercial.com

