

**For Lease**

Ivy Forum

2200 Old Ivy Road, Charlottesville, VA

- Two suites available:
 - 4,365 SF on 1st floor
 - 6,328 RSF on the 2nd floor
- 52 on-site parking spaces
- Located in the highly desirable west side of Charlottesville, beside the Ivy Inn and across the street from the UVA Miller Center
- Nearby amenities include Ivy Provisions, Foods of All Nations, and Shenandoah Joes Coffee
- Professionally managed, well-maintained office building
- \$24.00 PSF, net terms where tenant pays electricity and janitorial

Contact us:

Bart McIntosh

Associate

+1 434 284 4005

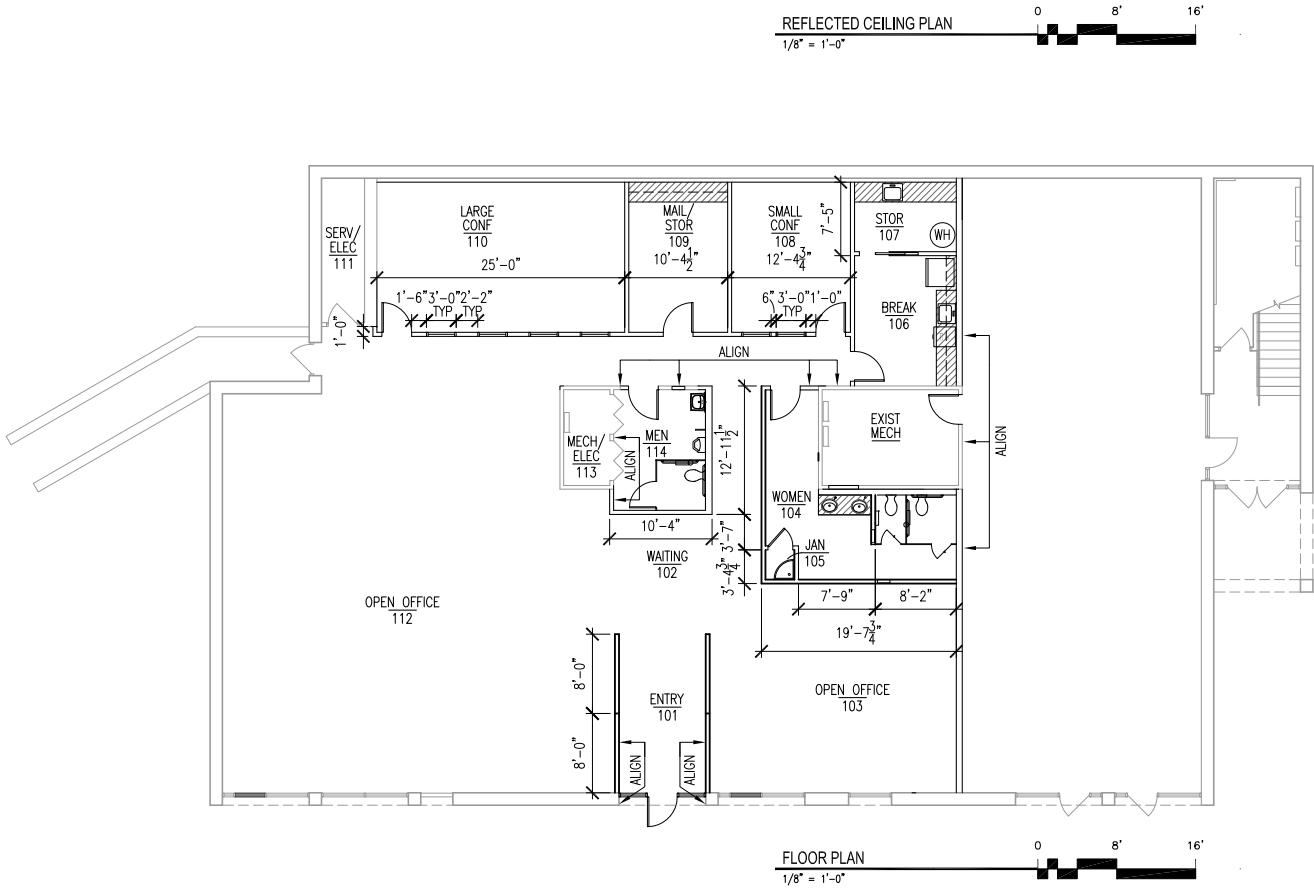
bart.mcintosh@colliers.com**Colliers**

701 E. Water Street, Suite 301

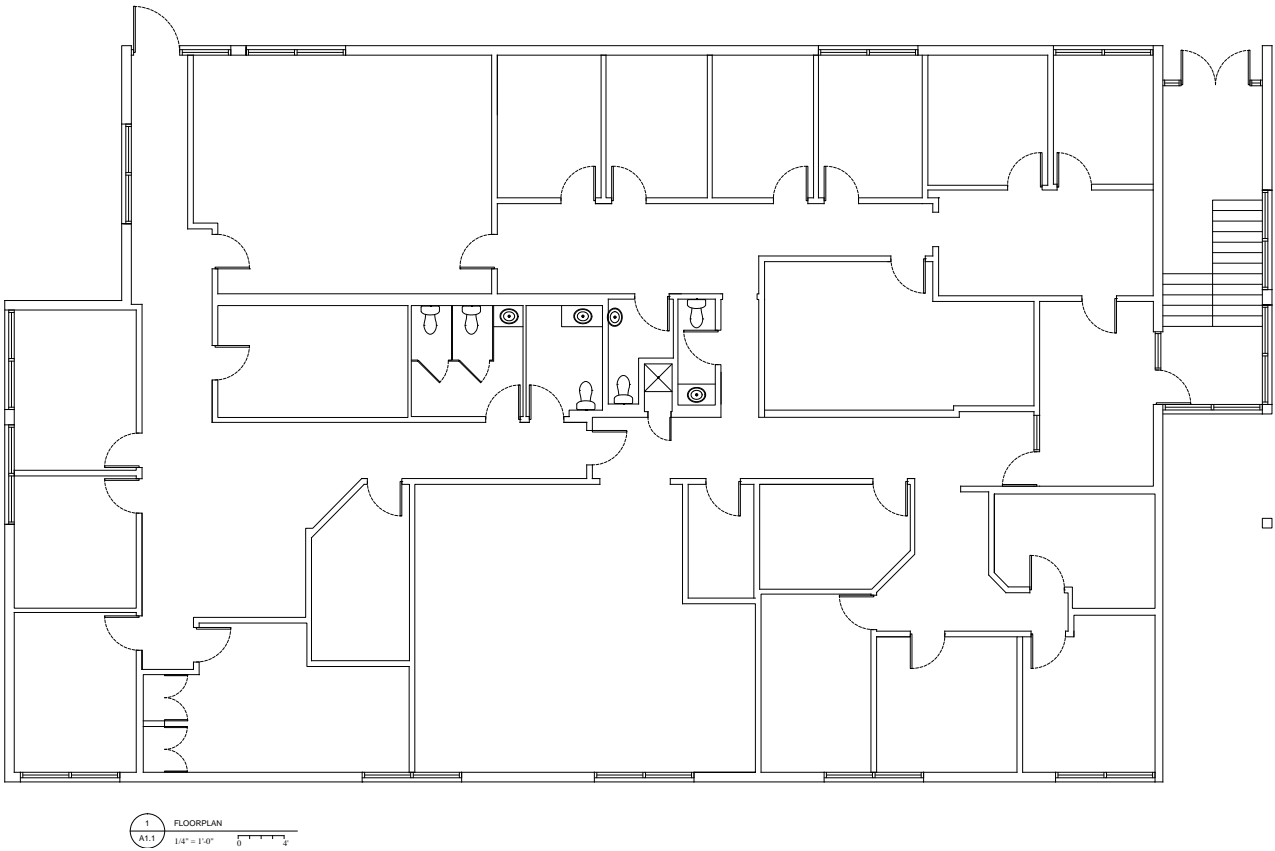
Charlottesville, VA 22902

P: +1 434 974 7377

1ST FLOOR - 4,365 SF



2ND FLOOR - 6,328 SF



Ivy Forum | 2200 Old Ivy Road

Miller Center
of Public Affairs

The Ivy Inn

SITE

Davenport Field

Townside
Shopping Center

University Hall



2022 Demographics



Average Household Income

1 mile	3 miles	5 miles
\$111,405	\$113,308	\$119,889



Daytime Population

1 mile	3 miles	5 miles
17,428	95,754	130,158



Total Population

1 mile	3 miles	5 miles
13,096	72,291	102,175

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