

FOR LEASE

POLLARD & BAGBY
REAL ESTATE

6315-6359 Jahnke Road, Richmond, VA 23225



Located In The Parkway Shopping Center. This 73,000 square foot neighborhood center, provides ample parking, signage opportunities on the facade of the building, diverse tenant mix, frontage and ease of accessibility. The property is anchored by Family Dollar & Dollar Tree.

PROPERTY FEATURES:

- Available Suites:
 - 6315-A | 3,814 SF (End Cap; Retail or Office)
 - 6315-B | 7,758 SF (Retail or Office)
 - 6315-C | 6,816 SF (Shell; Retail or Office)
 - 6359 | 645 SF (Drive-Thru Restaurant - To-Go Only)
- Outparcel ground lease opportunity
- Suites can be combined for a total of 18,387 SF
- Contact Agent for pricing
- Potential outparcel opportunities
- Building facade signage opportunity
- NNN Lease

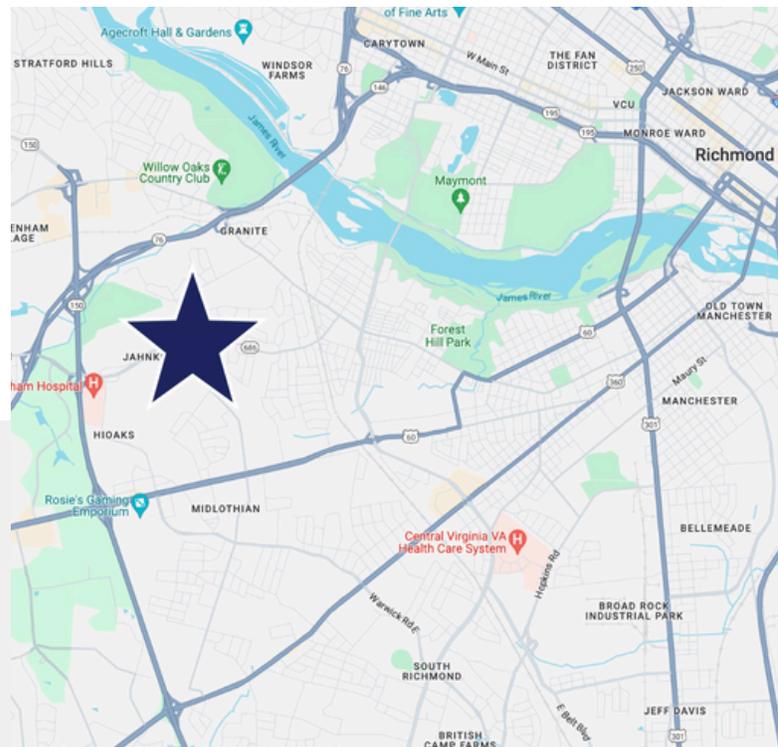
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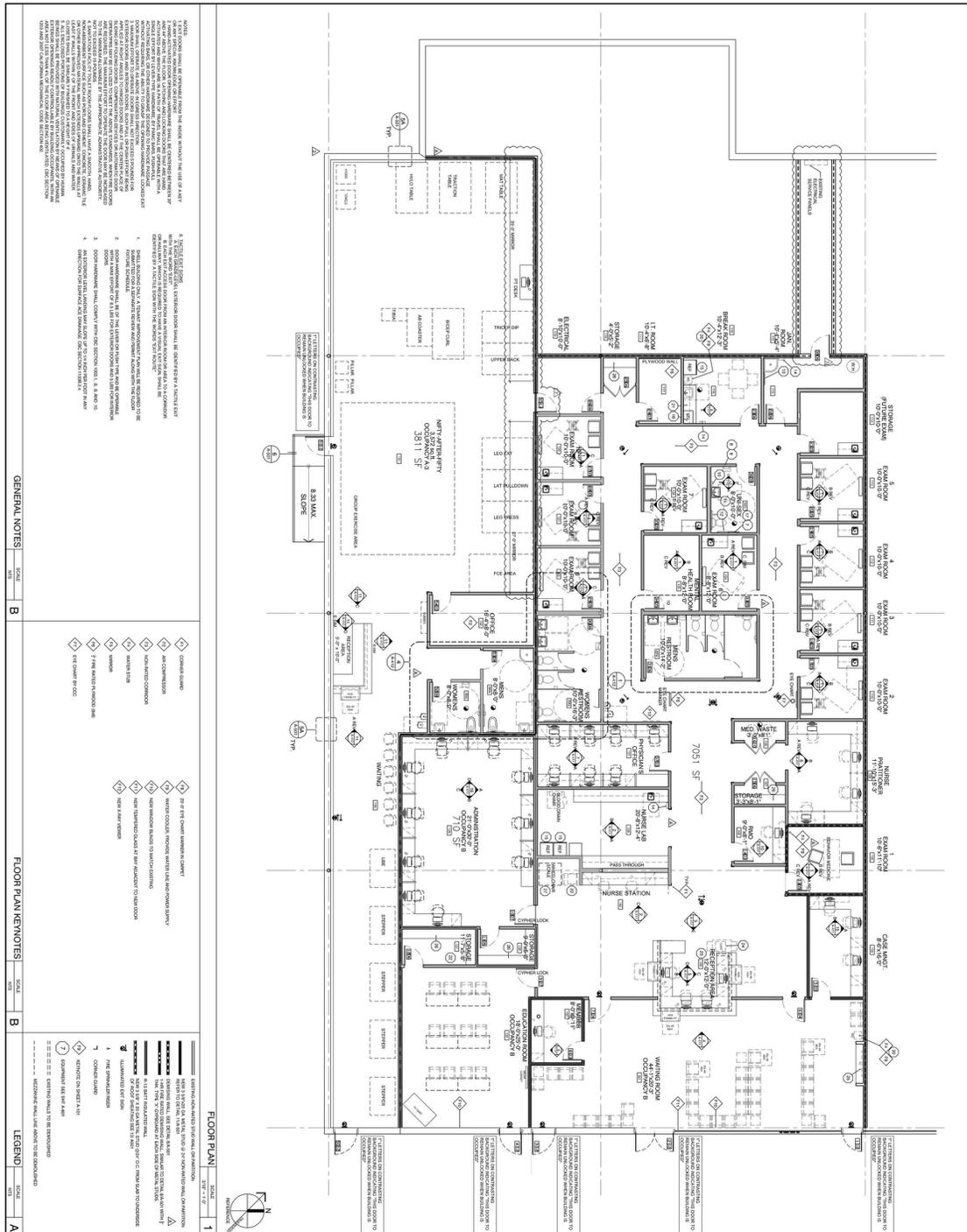
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6315-A/B FLOOR PLAN: [CLICK HERE TO VIEW 6315-B WALKTHROUGH VIDEO](#)



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6315-A INTERIOR:

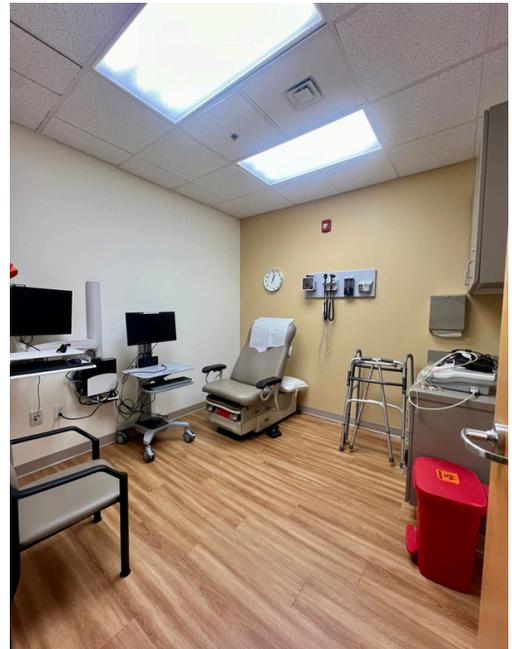


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6315-B INTERIOR:



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DEMOGRAPHICS:

	1 MILE	3 MILE	5 MILE
POPULATION	12,344	70,925	374,117
HOUSEHOLDS	5,888	30,105	156,727
MEDIAN AGE	36.40	38.50	37.50
MEDIAN HH INCOME	\$42,500	\$59,628	\$63,326
DAYTIME EMPLOYEES	4,616	38,428	198,572

TENANT LIST:

	UNIT	SQFT
VACANT	6315-A/B	3,814 / 7,758
VACANT	6315-C	6,816
Family Dollar	6315	9,900
Executive Event Space	6321	4,025
Ho-Wah Chinese	6323	1,730
Ruth Beauty	6325	1,200
Pink Beauty	6327	4,024
Joe's Italian Grille	6329 & 6331	3,725
Soul Bistro	6333	1,380
Soul Bistro	6333-A	1,820
Dollar Tree	6335	8,995
63 Thirsty 5 Restaurant	6335-A	6,165
T&T Nails	6339	725
Tobacco Hut	6341	1,195
Fashion Thrift	6345	1,200
Constant Beauty Salon	6347	675
Dreadhead Studio	6349	750
Pupuseria Zacamil	6359 <small>(Outparcel)</small>	801

Pollard & Bagby, Inc.

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Market Since 1894

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