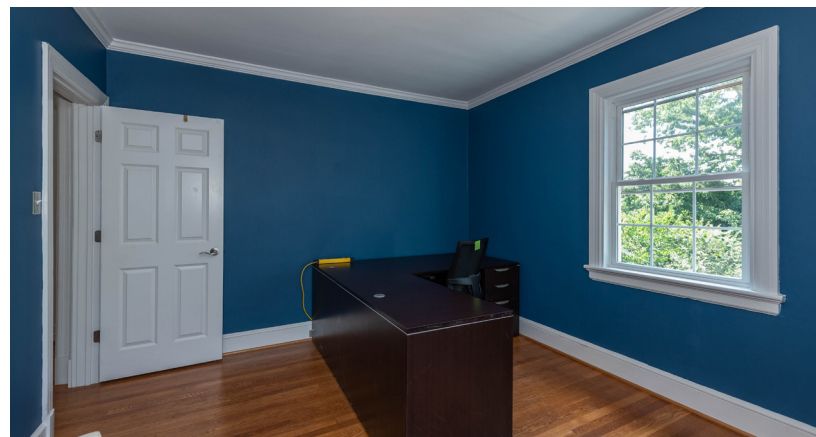


# For Lease: Office Building

1102 Welborne Dr  
Richmond, VA 23229



## PROPERTY HIGHLIGHTS

- Two story with lots of parking
- 1,742 RSF
- Monument signage available
- Zoning 0-2 office
- Great West End location near corner of Parham Rd & Patterson Ave
- Excellent visibility
- Many amenities and services nearby
- Immediate Occupancy
- \$18/sf Gross

## 2024 DEMOGRAPHICS

	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
Est. Population	12,290	76,146	195,644
Average HH Income	\$106,238	\$122,660	\$122,282
Median HH Income	\$73,897	\$90,603	\$91,448



John Jay Schwartz, MCR, RPA  
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www.HaveSiteWillTravel.com

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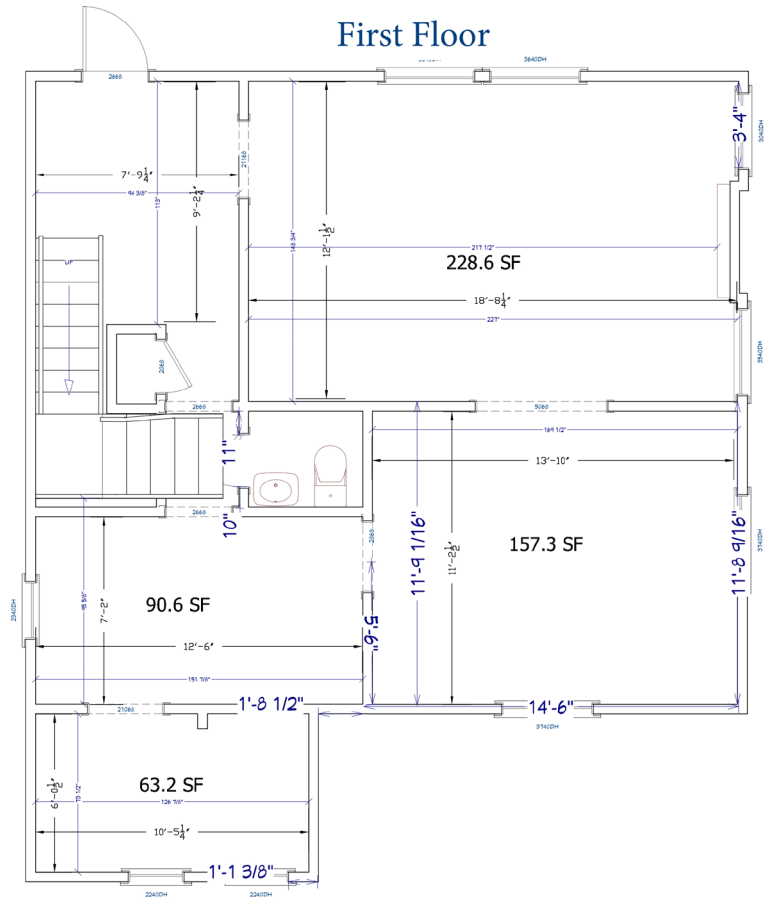


**THE MAN WITH SQUARE FEET**

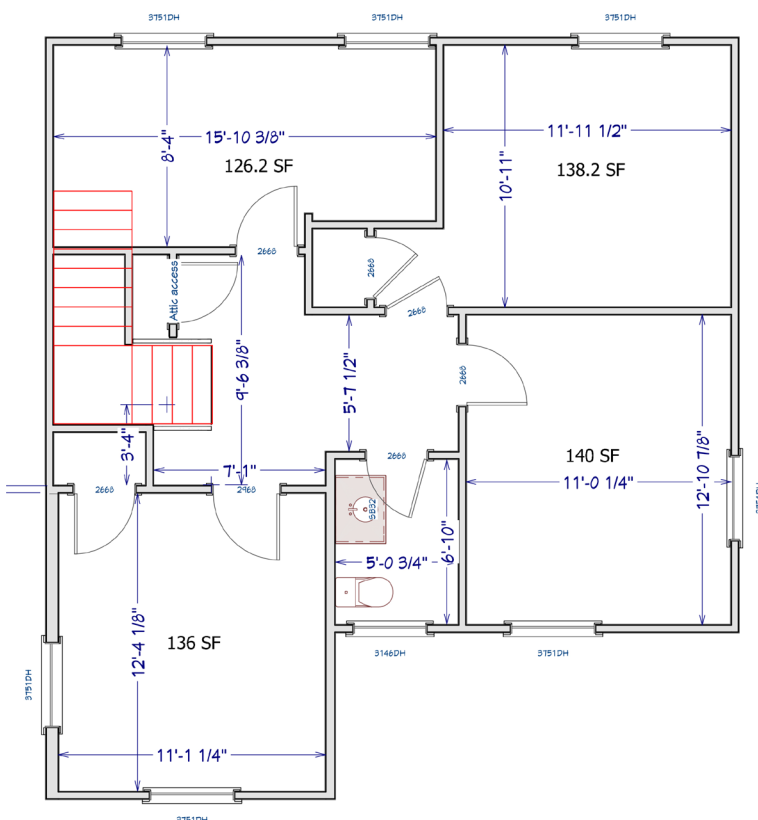
Celebrating 40 years with 40 million sq. ft.



## First Floor



## 1102 Second Floor



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