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Uncover the peak of flexibility and opportunity in our newest mixed-use listing – a fully occupied 4-unit apartment building paired with a 2,109-square-foot office space on West Broad Street. Situated in the heart of Richmond’s bustling urban core, this property is more than just a space; it’s a foundation for business innovation and community living.

Investment Highlights & Property Features

Introducing a unique mixed-use investment opportunity on West Broad Street in the heart of Richmond! This exceptional property features a fully occupied 4-unit apartment complex paired with a vacant 2,109 square foot office space on the ground level. Boasting a prime location with high visibility and foot traffic, this property is perfectly positioned for immediate income generation and additional potential.

Key Features Include:

- Four Fully Occupied Apartment Units: Providing steady cash flow with established tenants.
- Vacant 2,109 SF Office Space: Ideal for a variety of uses, including retail, office, or a boutique shop, allowing for customization to suit business needs.
- Strategic Location on West Broad Street: Situated in a bustling area known for its vibrant community, excellent walkability, and proximity to key attractions.
- Mixed-Use Flexibility: The combination of residential and commercial spaces provides diverse income streams and investment potential.

With its versatile layout, this property offers opportunities for both investors and owner-occupants to maximize value. The residential units generate consistent rental income, while the ground-floor office space presents a blank canvas to create a thriving business or lease to a tenant of your choice.

Desirable Location

- **City of Richmond, Virginia:**
 - This property benefits from its placement in one of the fastest-growing areas in Richmond, offering a dynamic urban environment complemented by a rich cultural history.
- **West Broad Street Hub:**
 - Known for its accessibility and traffic, West Broad Street is a focal point for commerce, dining, and urban living, making it a prime destination for businesses and residents alike.
- **Connectivity:**
 - Excellent access to major transportation routes, public transit, and a diverse demographic profile enhances its appeal for both commercial tenants and residents.

Property Details

Year Built	1918
Number of Buildings	1
Number of Floors	3
Building Size	5,543 SF
Lot Size	0.07
Parcel Number	N000-0140-015
Zoning	B-4



Office Space





