

FOR LEASE

Westerre III

3900 Westerre Parkway
Glen Allen, VA 23233



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**COMMONWEALTH
COMMERCIAL**

Comprehensive Property Solutions

PROPERTY HIGHLIGHTS

76,128± SF CLASS A, THREE-STORY PREMIERE OFFICE BUILDING LOCATED RIGHT OFF HEAVILY TRAVELED W BROAD STREET

- › Suites ranging from 3,898± SF - 6,046± SF
- › Efficient floor plans
- › Walking distance from numerous restaurants, premiere shopping and hotels
- › Immediate access to I-64, I-95, I-295 and Route 288
- › Abundant parking for tenants and visitors (5 spaces per 1,000 SF)
- › Minutes from amenity-rich Short Pump/Innsbrook area
- › Strong area demographics
- › LEED Certified
- › **Lease rate:** \$24.00 per square foot, full service
- › Professionally managed by Commonwealth Commercial Partners

AVAILABLE	SF
SUITE 100	6,046±
SUITE 301B	3,898±



FLOOR PLAN

FIRST FLOOR

AVAILABLE	SF
SUITE 100	6,046±



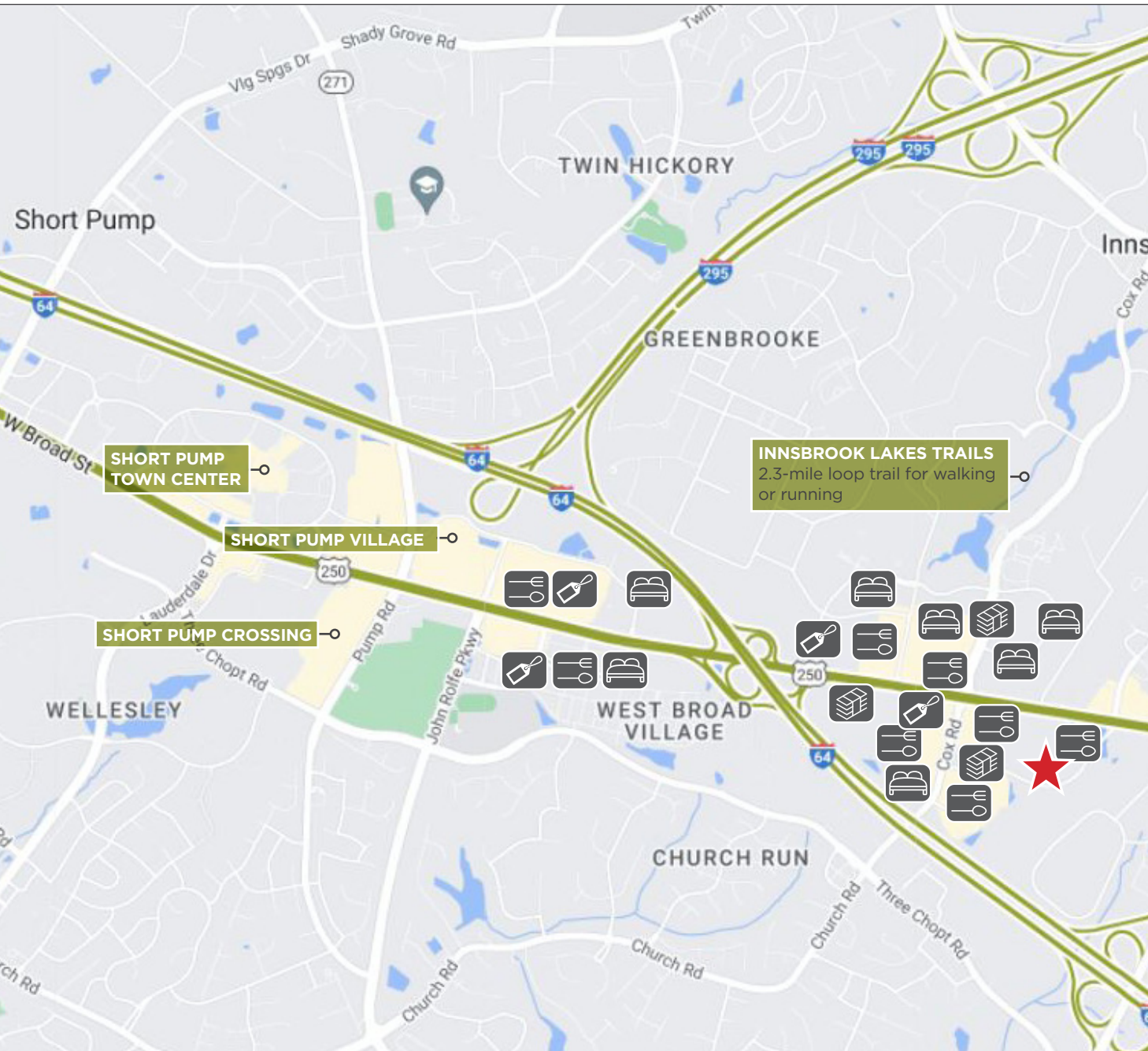
FLOOR PLAN

THIRD FLOOR

AVAILABLE	SF
SUITE 301B	3,898±



INNSBROOK AREA



- 7-Eleven
- Bonefish Grill
- Boychiks Deli
- Burger Bach
- Burgerworks
- Carrabba's
- Capital Ale House
- Chanello's Pizza
- Chicago's Pizza
- Chipotle
- Chopt
- Chuy's
- Corner Bakery
- Dunkin'
- Firehouse Subs
- Five Guys
- Hondos
- Jimmy John's
- Joey's Hot Dogs
- Kokonut Box
- Leonardo's
- LongHorn
- Mama Cucina
- McDonald's
- Moe's Southwest Grill
- Noodles and Co.
- Padow's
- Panda Express
- Panera Bread
- Potbelly
- Taziki's
- Thai Flavor Food
- The Beach House
- Silver Diner
- Starbucks
- Wawa



- Best Buy
- CarMax
- CVS
- Golf Galaxy
- Hobby Lobby
- HomeGoods
- Kohl's
- Marshalls
- Men's Wearhouse
- REI
- Ross
- Shoe Carnival
- Target
- The Home Depot
- Trader Joe's
- Whole Foods



- Atlantic Union Bank
- Fulton Bank
- M&T Bank
- SouthState Bank
- Wells Fargo Bank



- Aloft
- Candlewood Suites
- Comfort Suites Innsbrook
- Drury Plaza Hotel
- Extended Stay America
- Hampton Inn Richmond
- Hilton Garden Inn
- Hyatt Place
- Homewood Suites
- Richmond Marriott