

FOR LEASE

9± USABLE ACRES



COMMONWEALTH
COMMERCIAL
Comprehensive Property Solutions

2,100 - 40,000 SF Warehouse

10 Minutes East of Charlottesville, VA



PROPERTY HIGHLIGHTS

- › Address: 2502 Richmond Road, Troy, VA 22974
- › 2,100 - 40,000± SF warehouses with up to 5 acres of additional drop yard
- › 2,100 - 6,300± SF small bay spaces available with yard storage
- › 9± usable acres of drop yard/Industrial Outdoor Storage
- › Developer will build to suit
- › Q4 2025 Delivery
- › Strategically located in Fluvanna County where Industrial Outdoor Storage is permitted
- › One exit east of Charlottesville and Albemarle County where Industrial Outdoor Storage is prohibited
- › Lease Rate: Contact Agent

FOR MORE INFORMATION:

COLLINS BURLEE

Sales & Leasing Associate

804-630-0024

cburlee@commonwealthcommercial.com

BEN BRUNI, SIOR

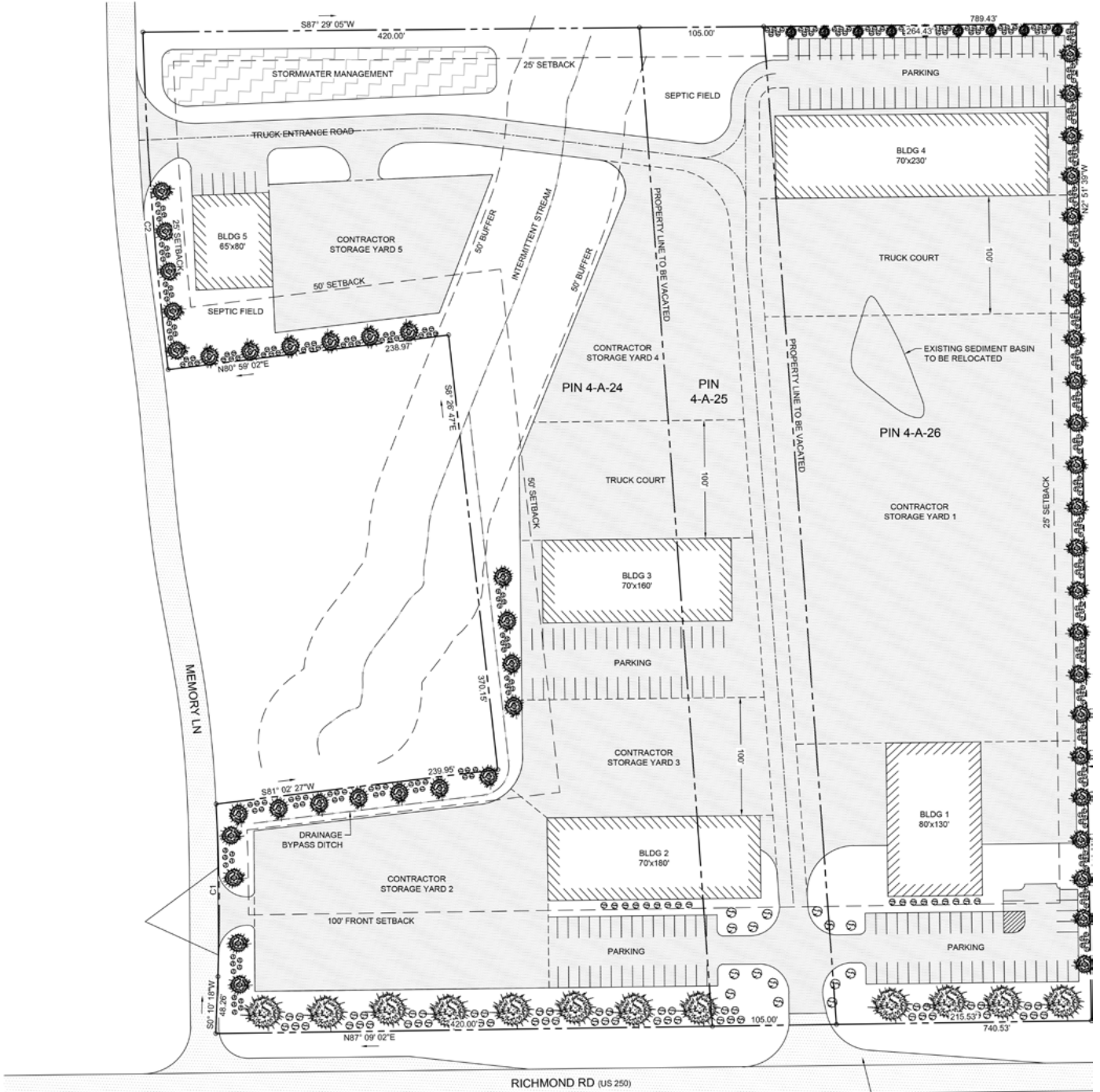
Senior Vice President | Partner

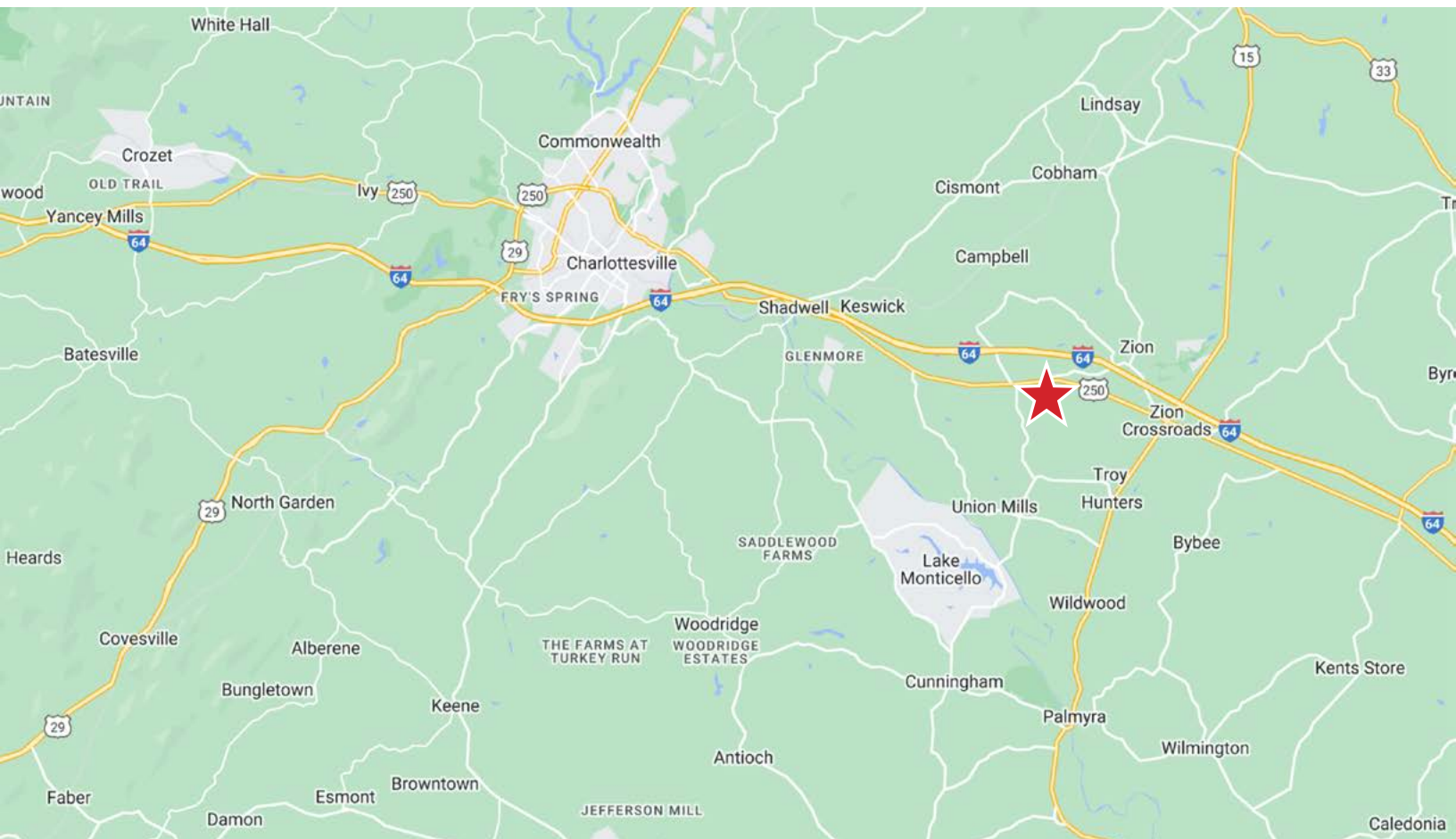
804-793-0046

bbruni@commonwealthcommercial.com

Commonwealth Commercial Partners, LLC represents the Landlord of this property. Information contained herein is deemed reliable but is not guaranteed.

CONCEPT PLAN





FOR LEASE | 2502 RICHMOND ROAD | TROY, VA 22974