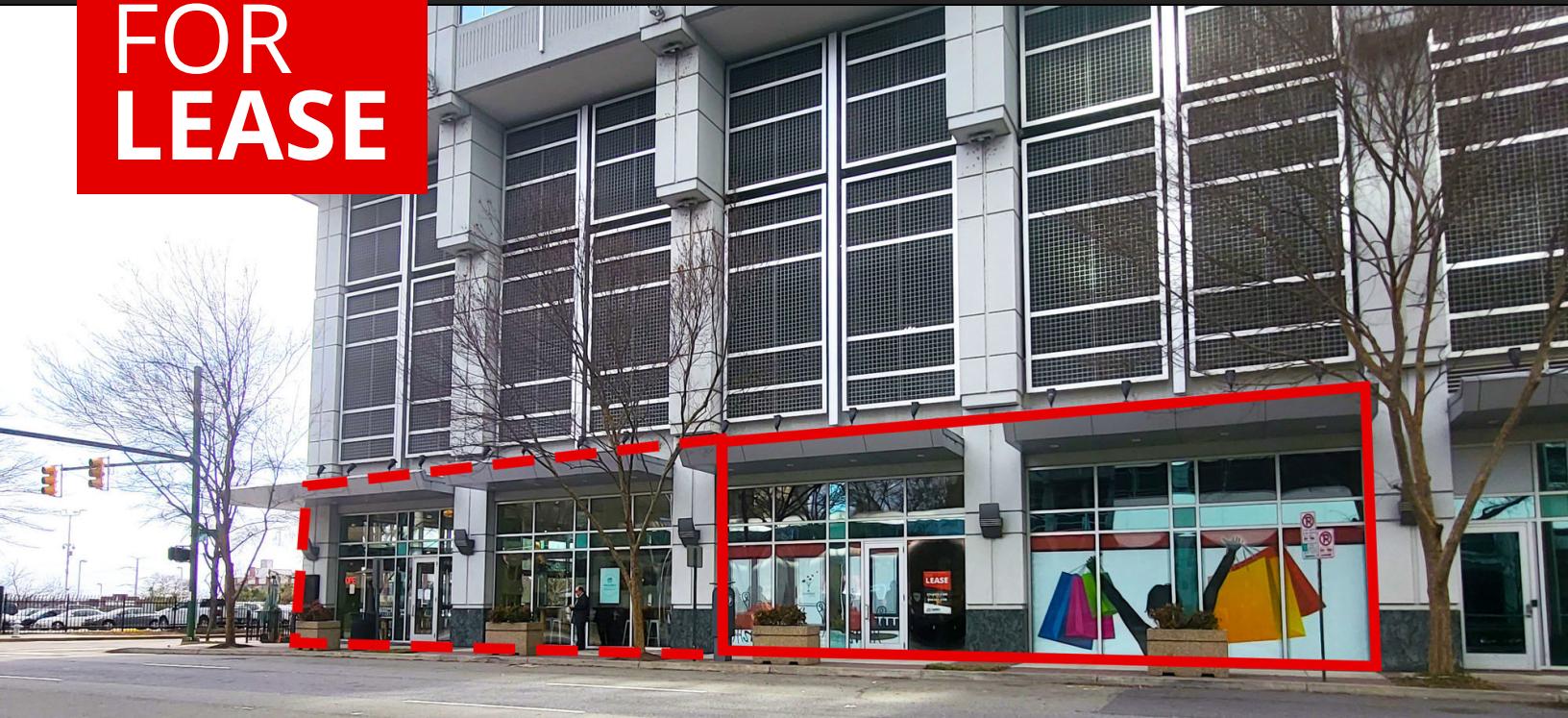


# FOR LEASE



Available:  
2,045 - 4,395 SF

## PROPERTY OVERVIEW

The Williams Mullen Center is a 207,000 SF high-rise office building in a premier location in Richmond's Central Business District at the corner of 10th and Canal Streets. Retail space is located in the first-floor office building and is home to one of the region's most prominent law firms and also includes a significant number of professional corporations. The property is an easy walk from hotels, shops, residential buildings, restaurants, the James River Park System and Canal Walk.

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
<b>Households:</b>	20,064	133,391	260,892
<b>Population:</b>	10,303	57,617	111,403
<b>Avg HH Income:</b>	\$65,145	\$69,441	\$73,562

## PROPERTY HIGHLIGHTS

- Existing Restaurant space in 2,350 SF (please do not disturb Tenant) Located on corner of 10th and Canal Streets.
- Vacant space of 2,045 SF, can be expanded to 4,395 SF
- seeking full service restaurant, fitness, nail salon, financial institutes, office and service users
- Nearby Chopt Creative Salad, and Potbelly Sandwich Shop, Starbucks, and Chick-fil-A, Virginia Credit Union, Dunkin Donuts, and more
- Residential buildings within walking distance (1,218 units total)
- Street and garage parking available
- Great location, direct access on/off I-195 and I-95

### FOR FURTHER INFORMATION, PLEASE CONTACT:

**LORETTA CATALDI** • [loretta.cataldi@divaris.com](mailto:loretta.cataldi@divaris.com) • 804.335.0232

**RACHEL JAMES** • [rachel.james@divaris.com](mailto:rachel.james@divaris.com) • 540.322.6627

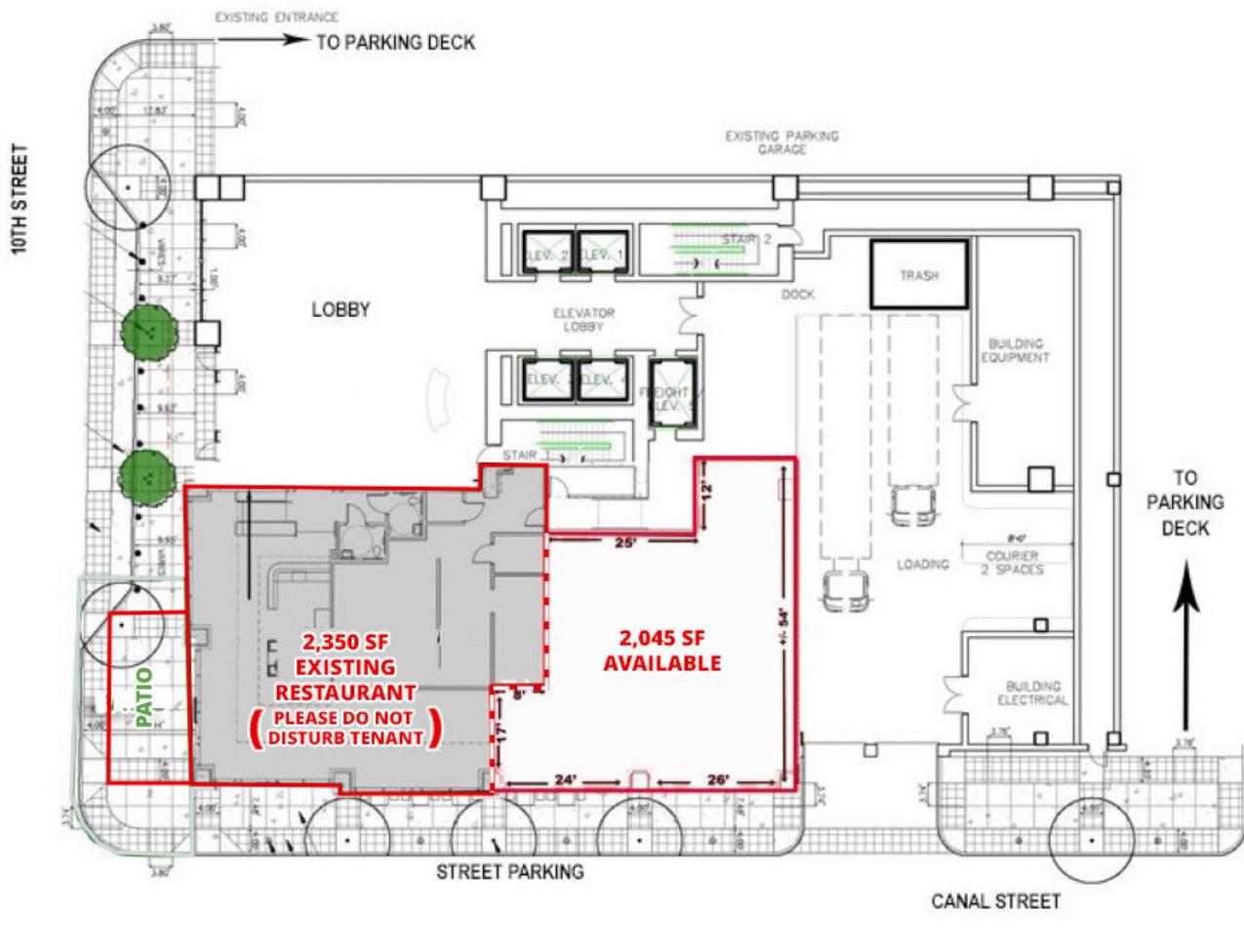
# WILLIAMS MULLEN

200 SOUTH 10TH STREET , RICHMOND, VA 23219

## SPACE PLAN



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CBD AREA

de DIVARIS  
REAL ESTATE, INC.



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