

HENRICO BUSINESS CENTER

LOT G

Richmond Henrico Turnpike | Richmond, VA 23222

302,400 SF Available | Class A Industrial Park

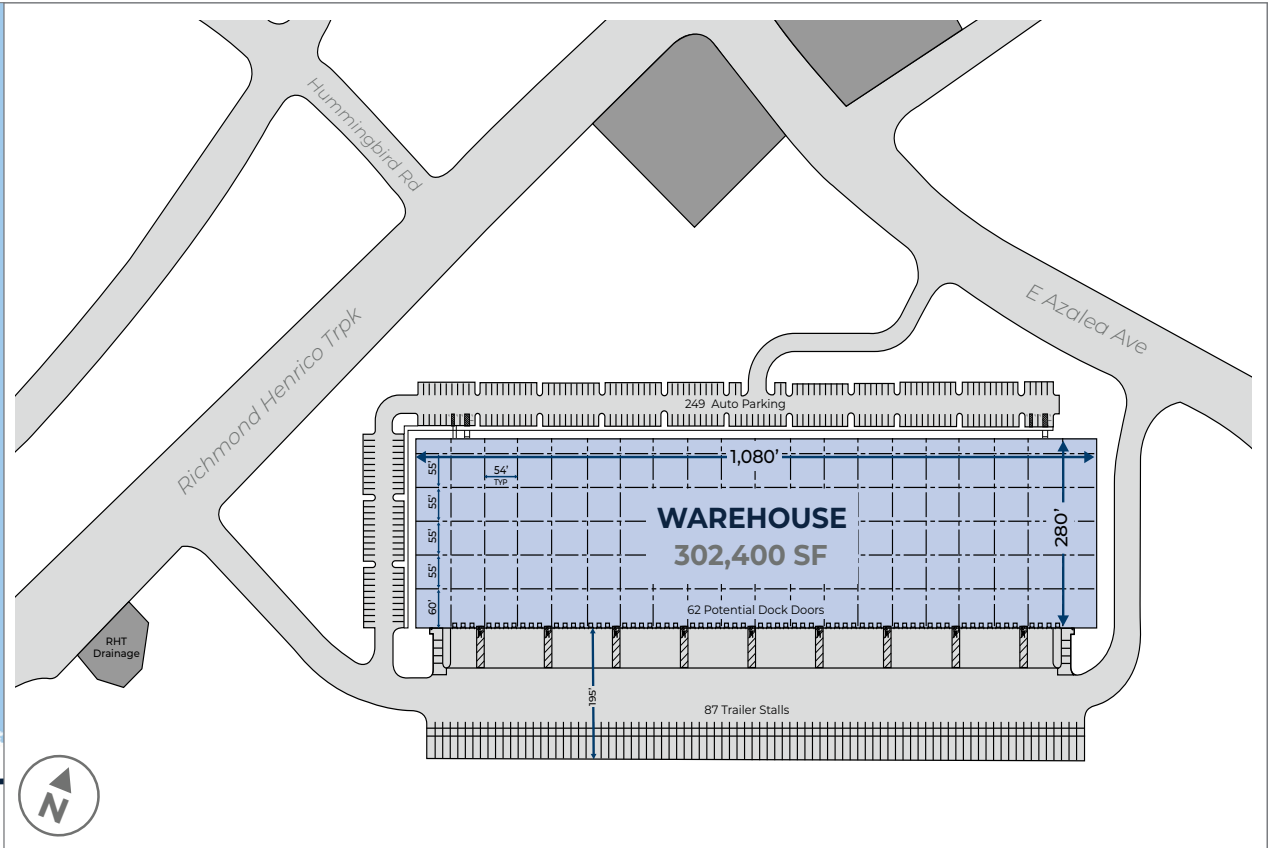
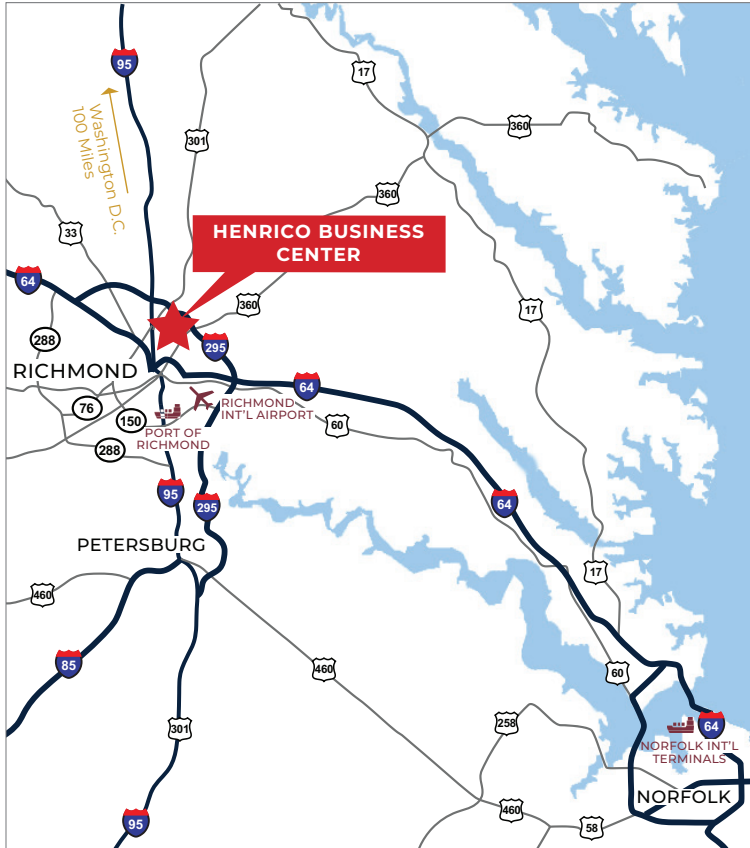
Henrico Business Center Lot G is located in Richmond's business friendly environment with great access to markets both locally and regionally. This site offers flexibility with a range of sizes to accommodate many users.



HENRICO BUSINESS CENTER | LOT G

RICHMOND HENRICO TURNPIKE | RICHMOND, VA 23222

PROPERTY OVERVIEW



302,400 SF available



Build-to-suit opportunity



Within 2 hours of the Port of Virginia, which can accommodate Post-Panamax vessels



Fronts newly improved four lane Richmond Henrico Turnpike



Located along major N-S Interstate 95 corridor

Population



10 MILES

563,488

20 MILES

1,007,328

Median Household Income



\$59,263

\$69,729

Labor Force



43,751

80,576

Development



SETH HALL

202 674 1737 (o) | 949 874 2090 (c)
seth.hall@hillwood.com

Leasing



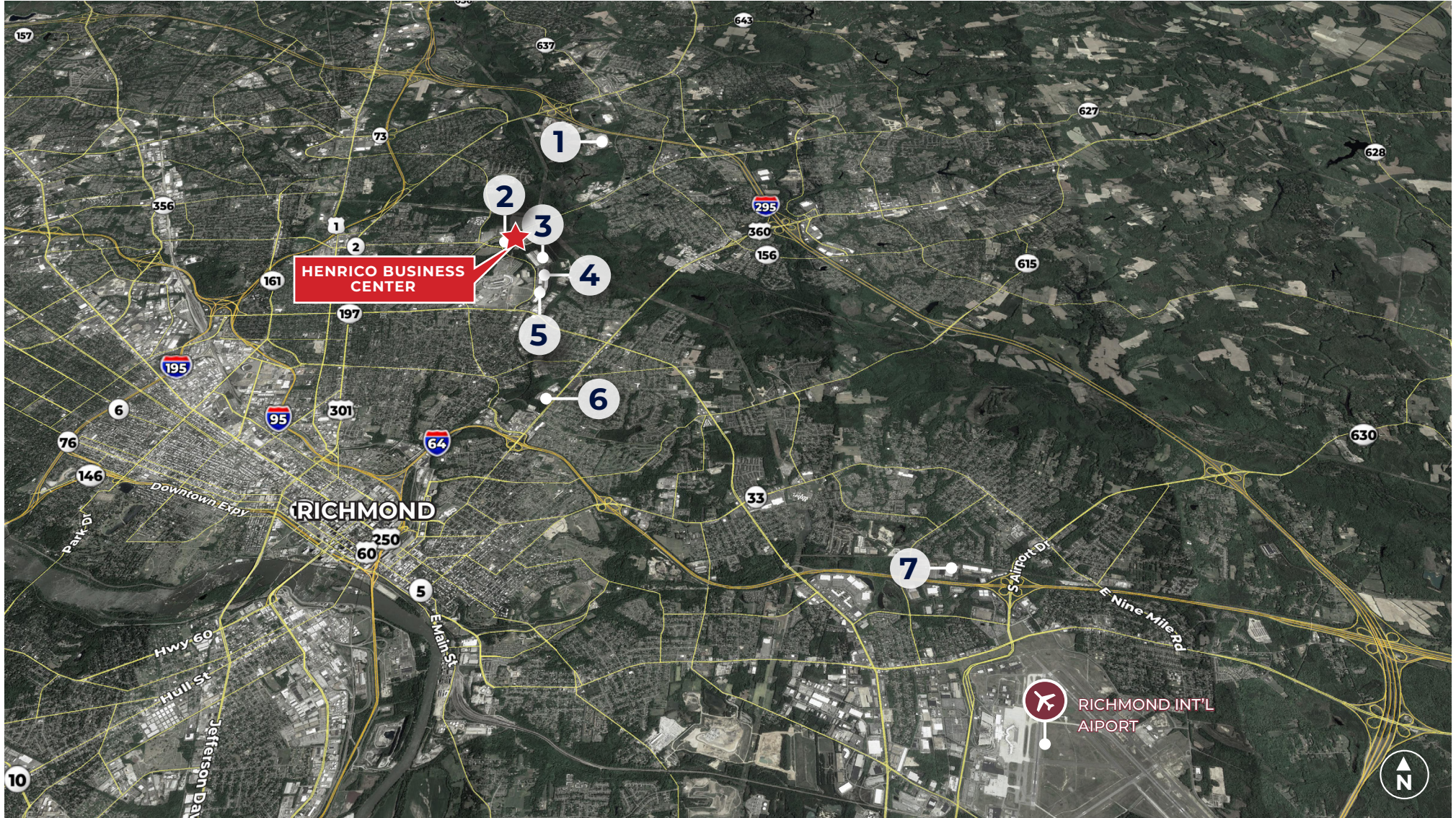
JIMMY APPICH

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AREA INFORMATION





BUSINESSES



- 1. Supervalu Distribution Center
- 2. Amazon RIC4
- 3. Insulation Materials of VA & Eco Marble & Granite
- 4. American Tire Distributors
- 5. Amazon DRC1 & XPO Logistics
- 6. Pepsi Bottling Group
- 7. Coca-Cola Bottling

DRIVE TIMES

Interstate 95

 3.5 mi.  4 min.

Richmond Int'l Airport

 10.5 mi.  15 min.

Interstate 295

 5 mi.  9 min.

Port of Richmond

 12 mi.  18 min.



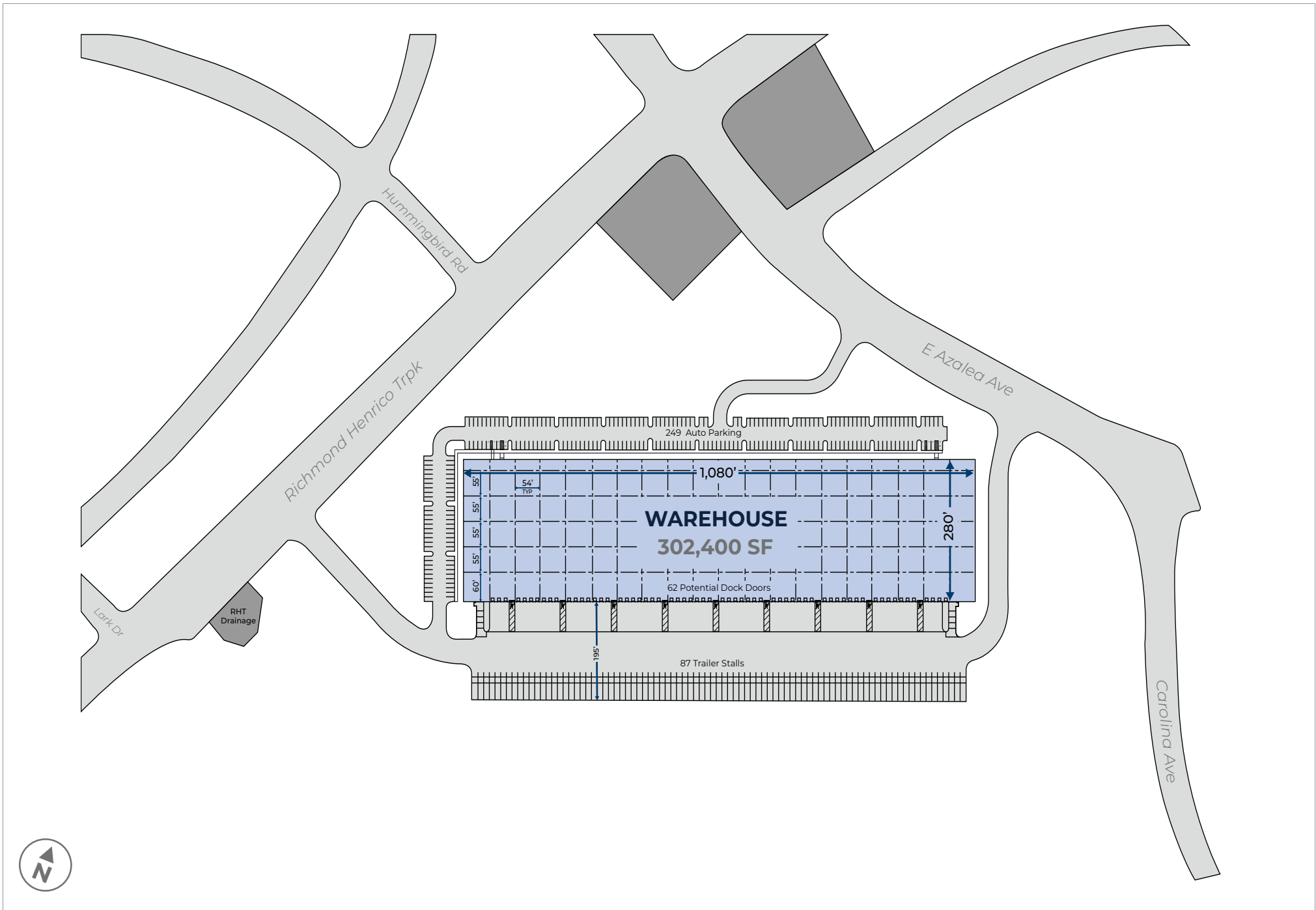
HENRICO BUSINESS CENTER | LOT J
RICHMOND HENRICO TURNPIKE | RICHMOND, VA 23222

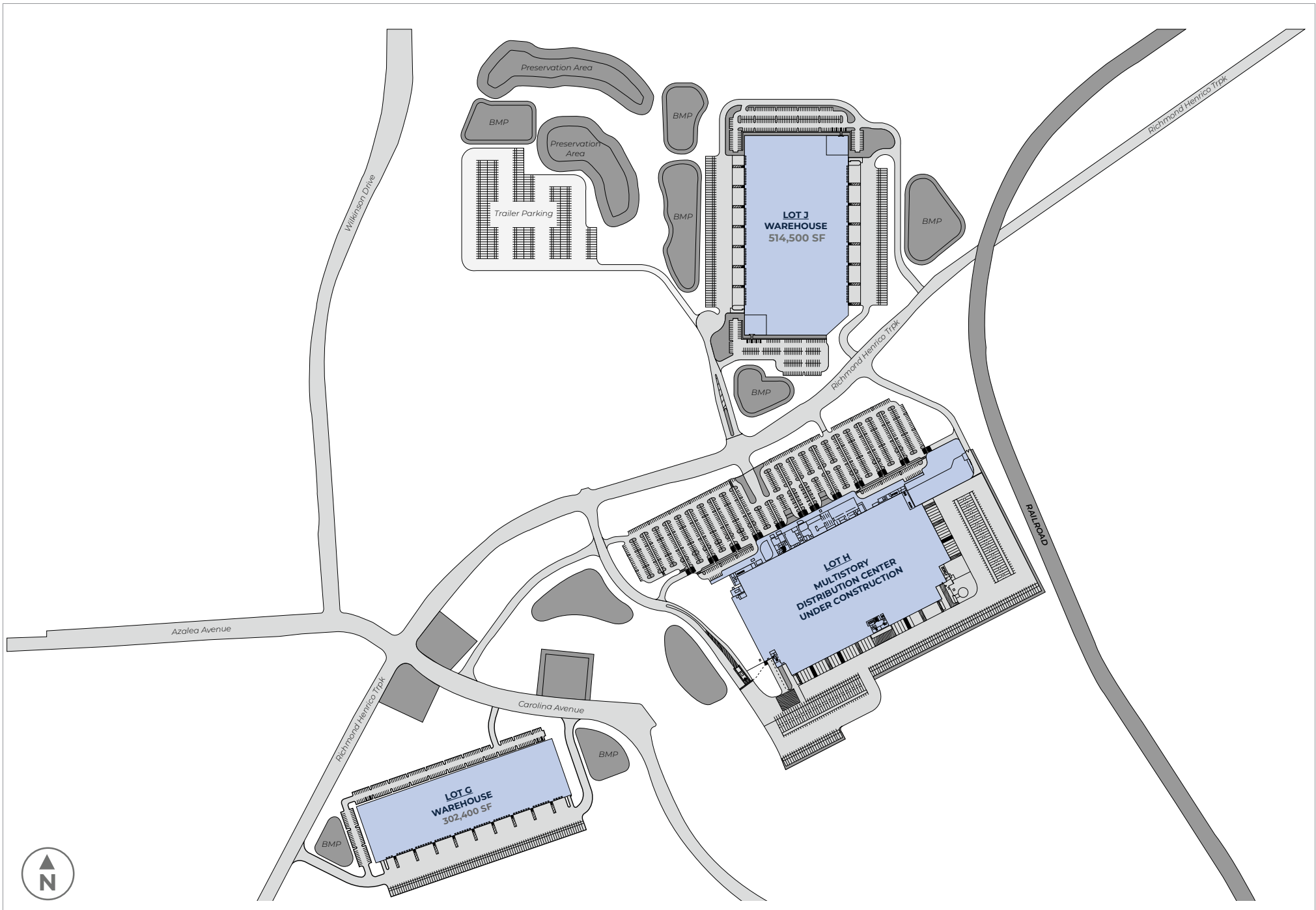
INGRESS



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EGRESS





Hillwood has partnered with NASCAR to reposition and redevelop surplus land at their tracks across the country to create economic engines that serve the communities in which NASCAR operates.



CONTACT

DEVELOPMENT



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LEASING



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