

Retail Land for Sale/Ground Lease

8300-8306 W. Broad Street | Henrico County, VA

1.73 Acres Available | Excellent Visibility on W. Broad Street



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8300-8306 W. Broad Street

Property Features

1.73 ACRES AVAILABLE

- Zoned B-2C
- Access via Hollybrook Road and/or Pine Grove Drive
- Over 400 feet of frontage on W. Broad Street, one block from intersection of Parham Road
- 1 Mile from Henrico County Court Complex



34,000 VPD - W. BROAD ST.
23,000 VPD - E. PARHAM RD.

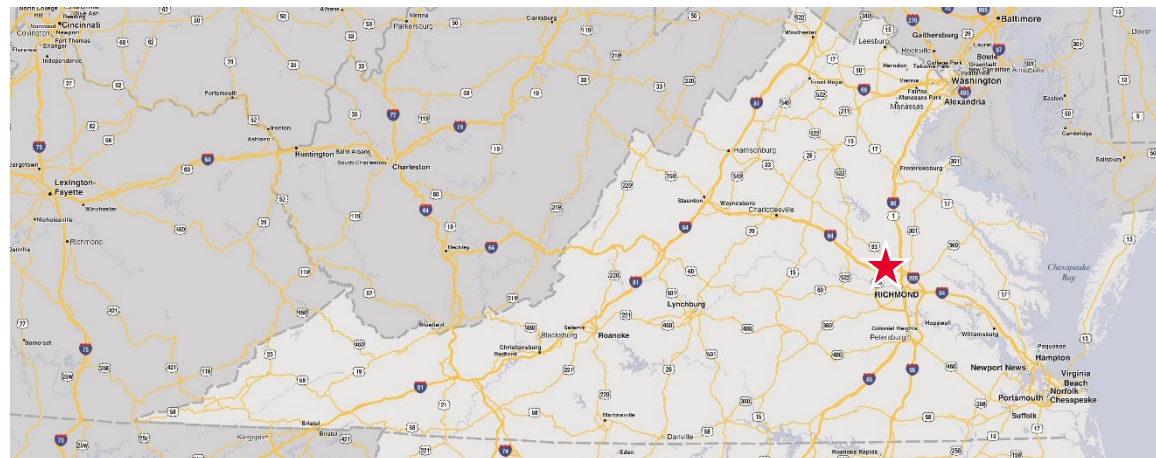
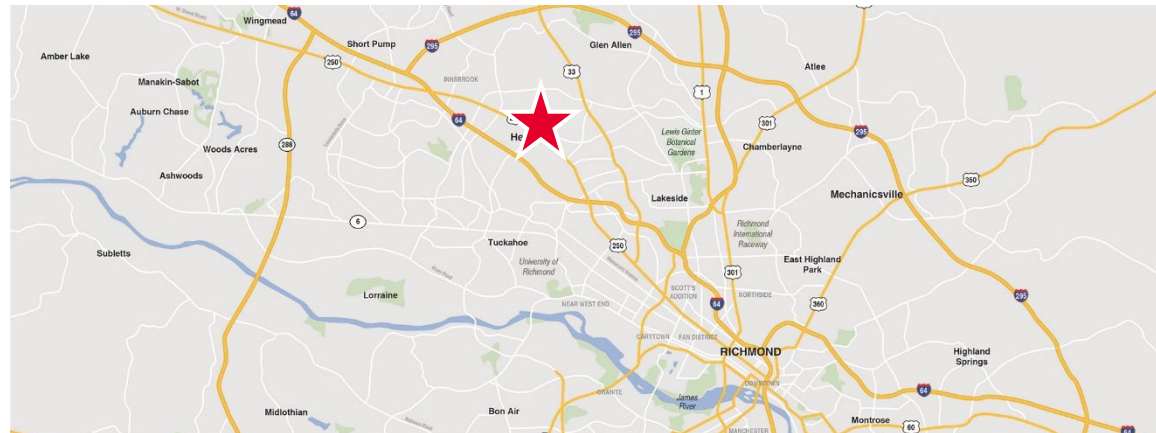
TENANTS & NEARBY RETAILERS



Mercedes-Benz

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE	10 MILE
Population	14,166	96,296	215,455	570,196
Households	6,408	40,186	87,090	241,935
Avg. Household Income	\$82,855	\$107,847	\$125,426	\$124,180
Daytime Population	16,486	121,681	167,216	689,444



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Sample Plan

