

Short Pump Village

W. Broad Street @ Pouncey Tract Road | Henrico County, Virginia

For Lease / Retail / Walmart Anchored Center in Short Pump

ONE SPACE REMAINING



Contact | Jim Ashby | Senior Vice President | 804 697 3455 | jim.ashby@thalhimer.com
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Thalhimer Center
11100 W. Broad Street, Glen Allen, VA 23060
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PROPERTY OVERVIEW



FEATURES

- ONE SPACE AVAILABLE
- Strong retail center anchored by Walmart
- Near Short Pump Town Center & Downtown Short Pump
- Excellent demographics and traffic counts
- Strongest retail submarket in Richmond MSA



1,410
AVAILABLE SF



70,000
VPD - TRAFFIC COUNT

HIGHLIGHTS

78,974
POPULATION

\$169,322
AVERAGE
INCOME

91,978
DAYTIME
POPULATION

DEMOGRAPHICS

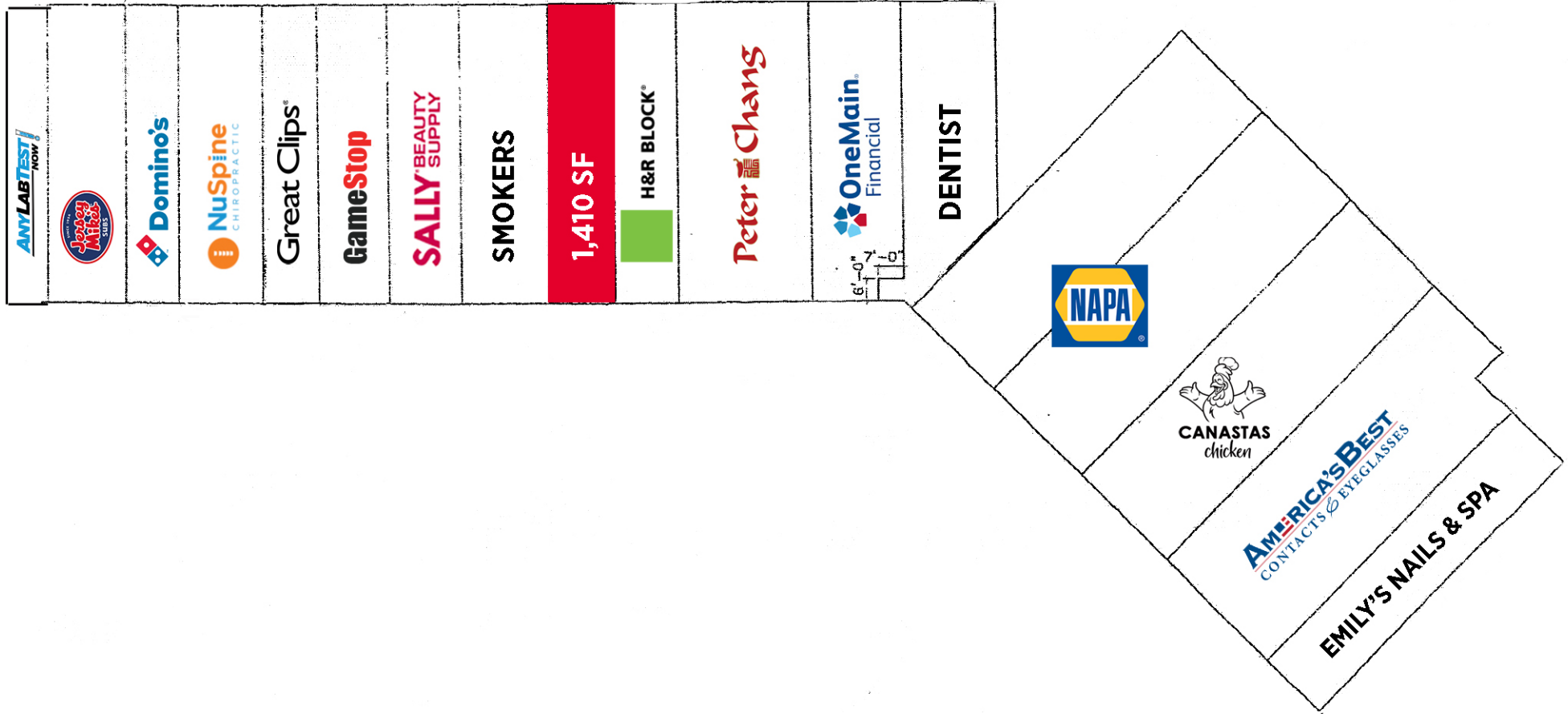
	1 MILE	3 MILES	5 MILES
Population	10,784	78,974	156,996
Households	3,960	30,166	62,200
Avg. Household Income	\$174,626	\$169,322	\$149,424
Daytime Population	15,862	91,978	168,324

TENANTS & NEARBY RETAILERS



CENTER SITE PLAN

SHORT PUMP VILLAGE





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