

OFFICE FOR LEASE

534 East Main Street

Historic Downtown Mall | Charlottesville, VA 22902



JENNY STONER
Senior Vice President
434 234 8417
jenny.stoner@thalhimer.com

JOHN PRITZLAFF
Senior Vice President
434 234 8416
john.pritzlaff@thalhimer.com

JOSI WILLIAMS
Associate
434 333 6991
josi.williams@thalhimer.com

**8,658 SF
AVAILABLE ON
DOWNTOWN MALL!**



PROPERTY HIGHLIGHTS



SQUARE FOOTAGE

8,658 SF on 2 levels



PARKING

6 On-site spaces



TIMING

Available December 1, 2023

- Rare opportunity on the Historic Downtown Mall
- Access from East Main Street and Water Street with onsite parking
- Easy access to City parking and public transit
- Close proximity to the Ting Pavilion, Downtown Transit Station, City Office buildings, Downtown parking garages, and all of the unique retail and restaurants on the Downtown Mall
- Well-appointed building with green space beside

FLOOR
PLAN



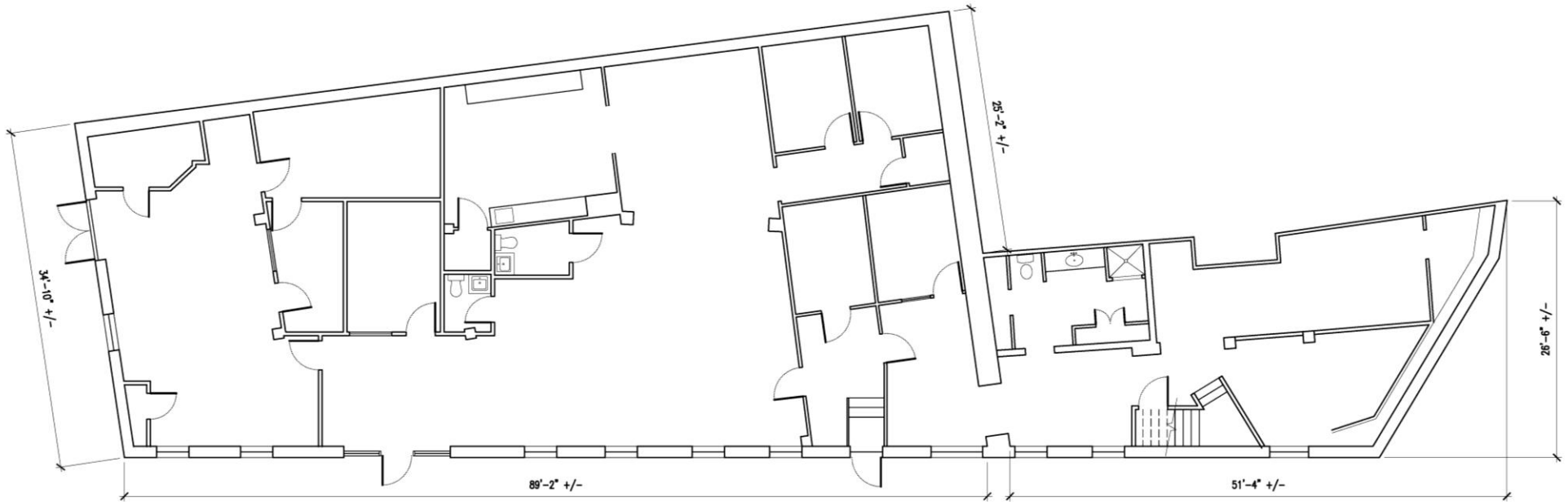
EAST MAIN STREET LEVEL
5,227 SF



WATER STREET LEVEL
4,762 SF

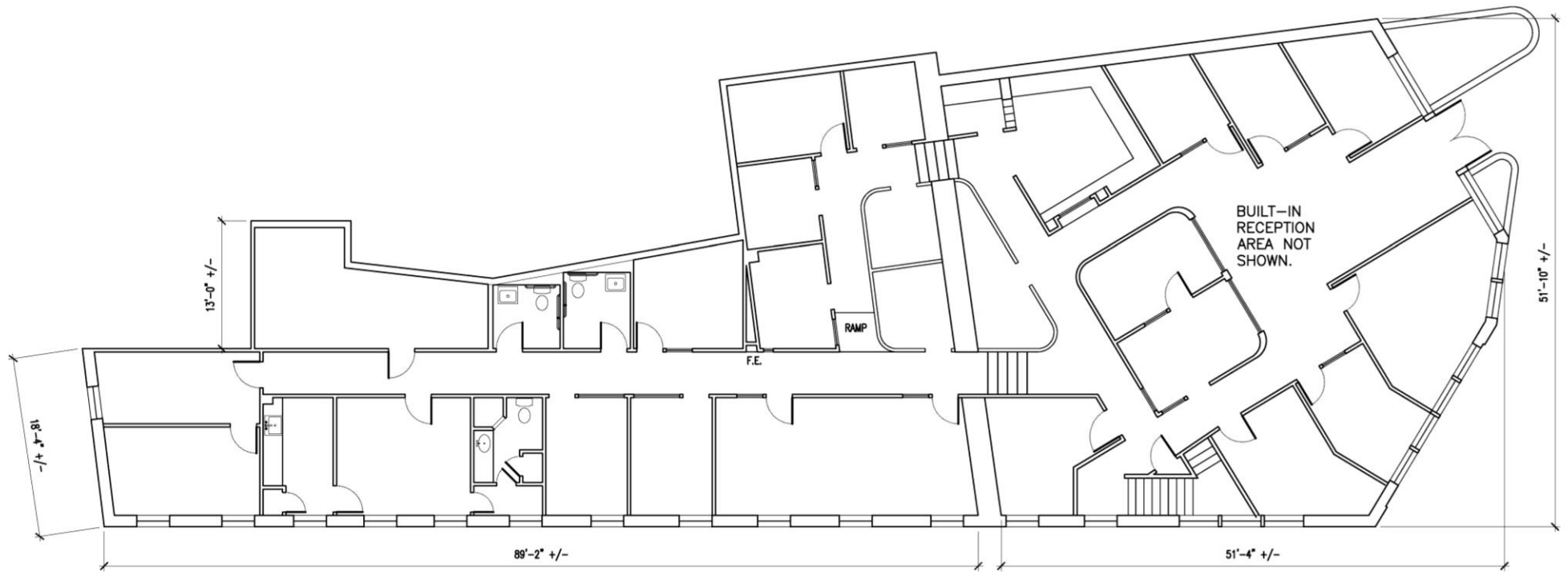
WATER STREET LEVEL FLOOR PLAN

4,762 SF AVAILABLE

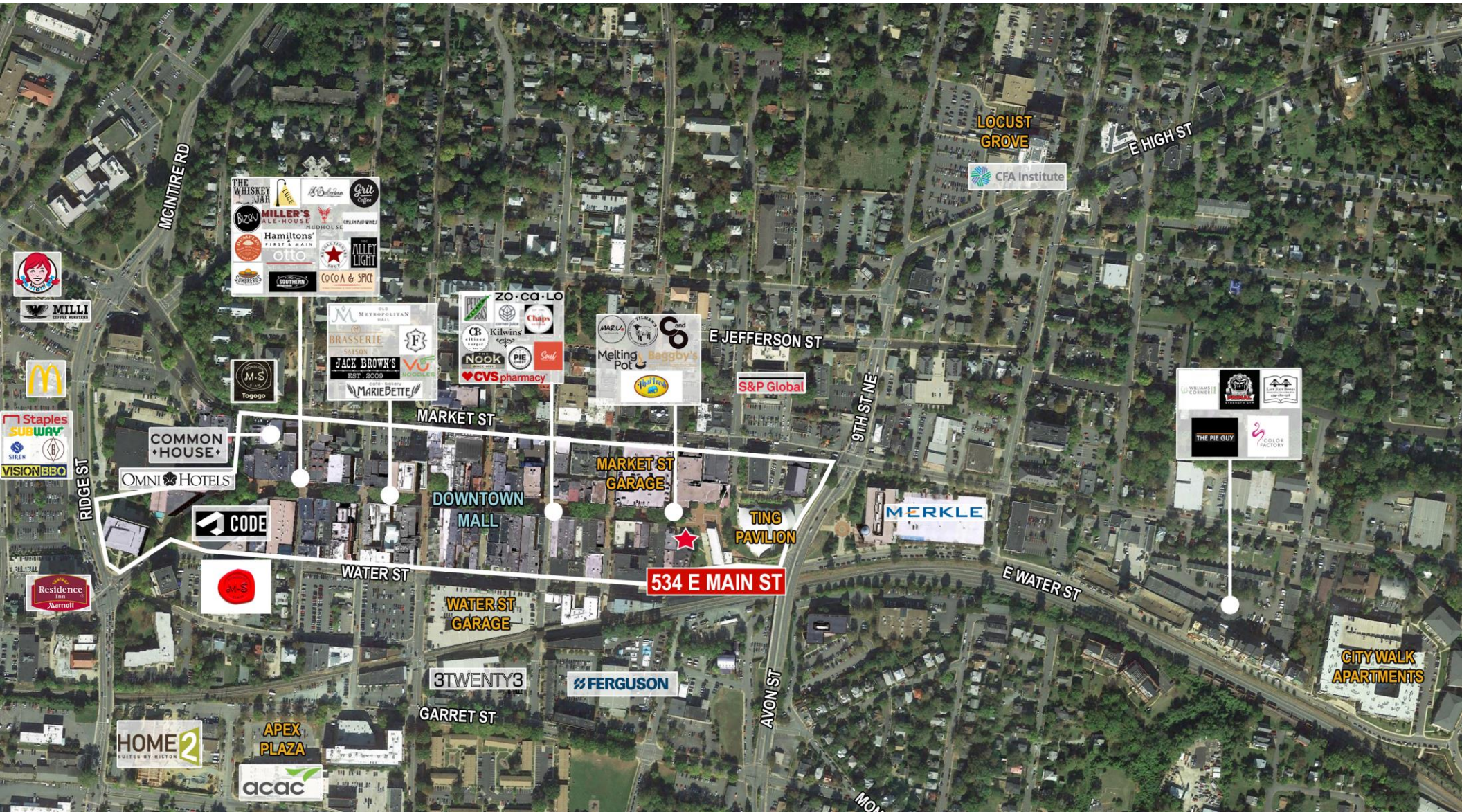


EAST MAIN ST LEVEL FLOOR PLAN

5,227 SF AVAILABLE



PROPERTY LOCATION



600 E Water Street
Suite C
Charlottesville, VA 22902
www.thalhimer.com



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