

FOR LEASE

9990 Robious Road

North Chesterfield (Richmond), VA

AVAILABLE

+ 0.97 ACRES
+ 6,030 SF



THALHIMER

PROPERTY FEATURES

- **+ 0.97 ACRES (+ 0.8 Acres Usable) PAD AVAILABLE**
- **+ 6,030 SF Freestanding Building**
- **Corner of Robious Road & Midlothian Turnpike**
- **Signalized intersection with excellent visibility**
- **Adjacent to Moorefield Office Park (450,000 SF) and Sheraton (194-room hotel)**
- **One mile from Johnston Willis Hospital (280+ beds)**
- **Pylon signage**

Demographics

	1 Mile	2 Miles	3 Miles	5 Miles
Population	7,037	28,416	57,668	154,029
Avg. HH Income	\$82,393	\$88,204	\$99,295	\$99,305
Daytime Population	19,087	54,926	99,002	181,304
Workers	8,372	22,873	40,009	65,323

Traffic Counts

Midlothian Turnpike	64,000 VPD
Robious Road	15,000 VPD

Join Tenants/Nearby Retailers

Total Wine & MORE

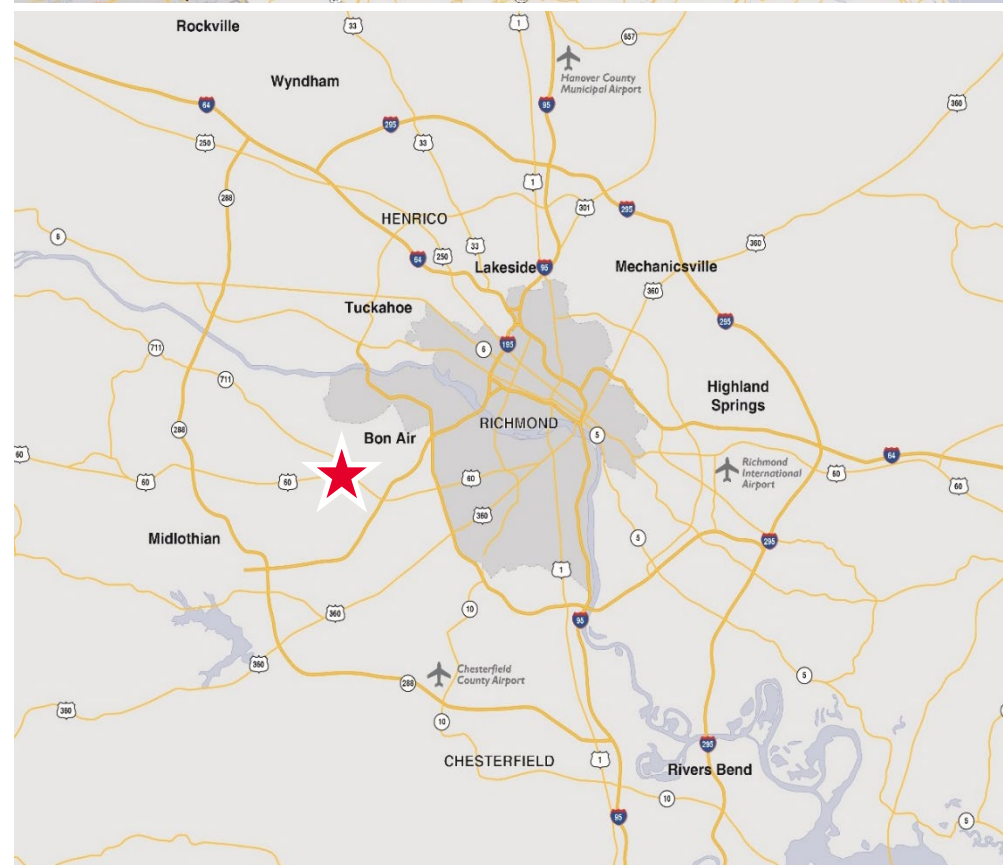
PAPA JOHN'S



CVS pharmacy

Olive Garden
ITALIAN KITCHEN

Applebee's



SITE



SITE PLAN



AERIAL



Wine
& MORE



THALHIMER

CONTACT

NICKI JASSY
Senior Vice President
804 697 3433
nicki.jassy@thalhimer.com

CONNIE JORDAN NIELSEN
Senior Vice President
804 697 3569
connie.nielsen@thalhimer.com

ALICIA BROWN
First Vice President
804 697 3483
alicia.brown@thalhimer.com

Thalhimer Center
11100 W. Broad Street
Glen Allen, VA 23060
thalhimer.com

± 0.97 ACRES
± 6,030 SF



Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

Cushman & Wakefield | Thalhimer © 2025. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.