

**SOUTH RICHMOND
BUSINESS CENTER**



INDUSTRIAL FOR LEASE | 604,500 TOTAL SF AVAILABLE

SOUTH RICHMOND BUSINESS CENTER

**1930 Bellwood Road
Richmond, Virginia 23237**



THALHIMER

DEVELOPED BY

AshleyCapital

1930 BELLWOOD ROAD

Richmond, VA 23237



OVERVIEW

The South Richmond Business Center is a strategically located Class A industrial complex located along I-95 approx. 8 miles South of Richmond's CBD. The property is approx. 55 acres and will be home to two state-of-the-art industrial facilities totaling 604,500 SF. Located along Bellwood Road and bordering I-95, this site offers great visibility to over 102,000 VPD (I-95) as well as great access to I-95.

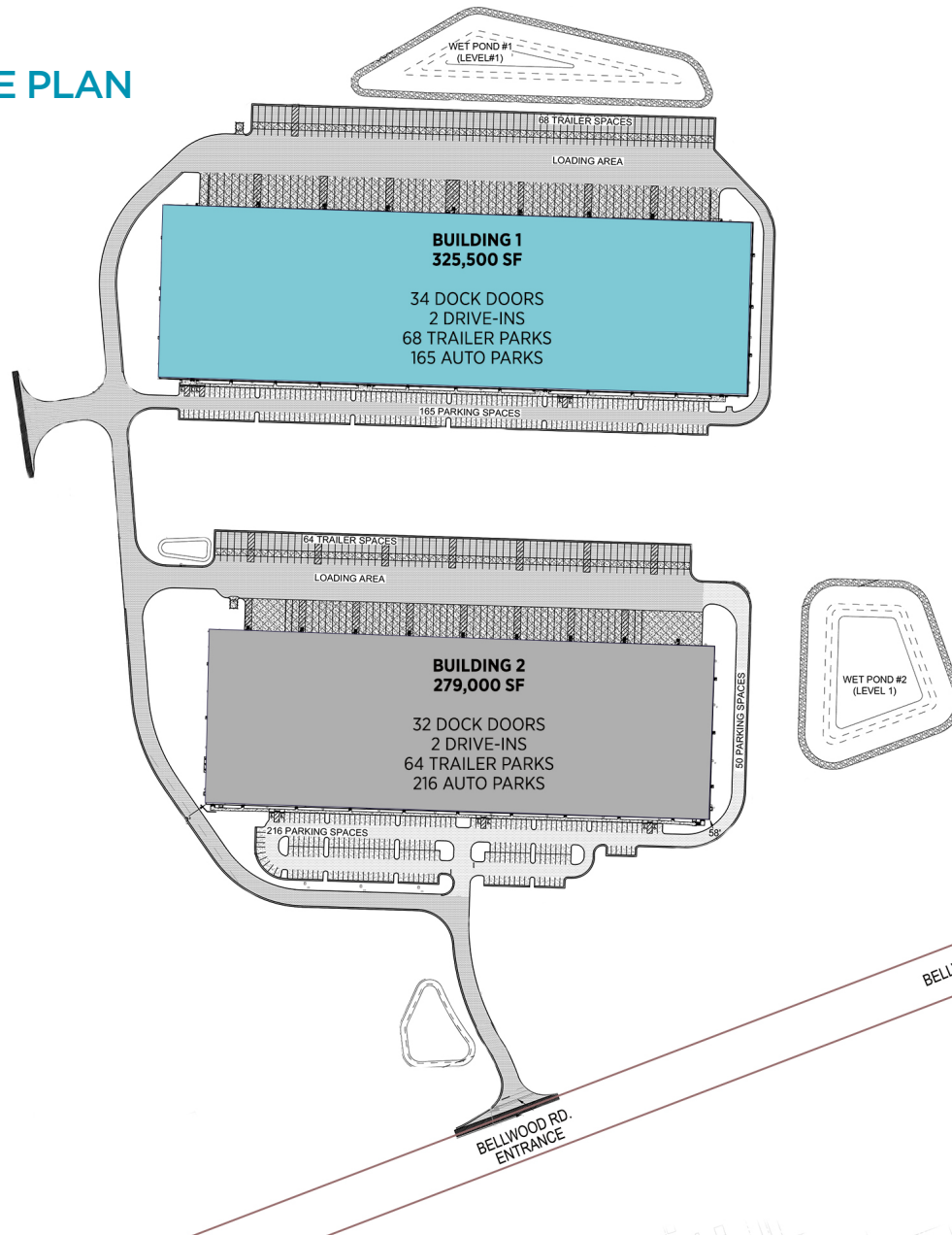
This infill location is just 3 miles to Richmond Marine Terminal ([website](#)), less than 10 miles to Richmond International Airport, and within a 20-minute drive to all points of Richmond's MSA making it a great location for logistics and labor recruitment.



1930 BELLWOOD ROAD

Richmond, VA 23237

SITE PLAN



	BUILDING 1	BUILDING 2
Total SF	325,500 SF	279,000 SF
Building Dimensions	1050' x 310'	900' x 310'
Office SF	To suit	To suit
Clear Height	36'	36'
Column Spacing	50' x 52.5'	50' x 50'
Dock High Doors	34	32
Drive-In Doors	2 - 12' x 14'	2 - 12' x 14'
Future K.O. Positions	18	8
Fire Protection	ESFR	ESFR
Auto Parking	165 spaces	216 spaces
Trailer Parking	68 spaces	64 spaces
Truck Court Depth	185'	185'
HVAC	Roof-mounted exhaust fans	Roof-mounted exhaust fans
Zoning	I-3	I-3

1930 BELLWOOD ROAD

Richmond, VA 23237

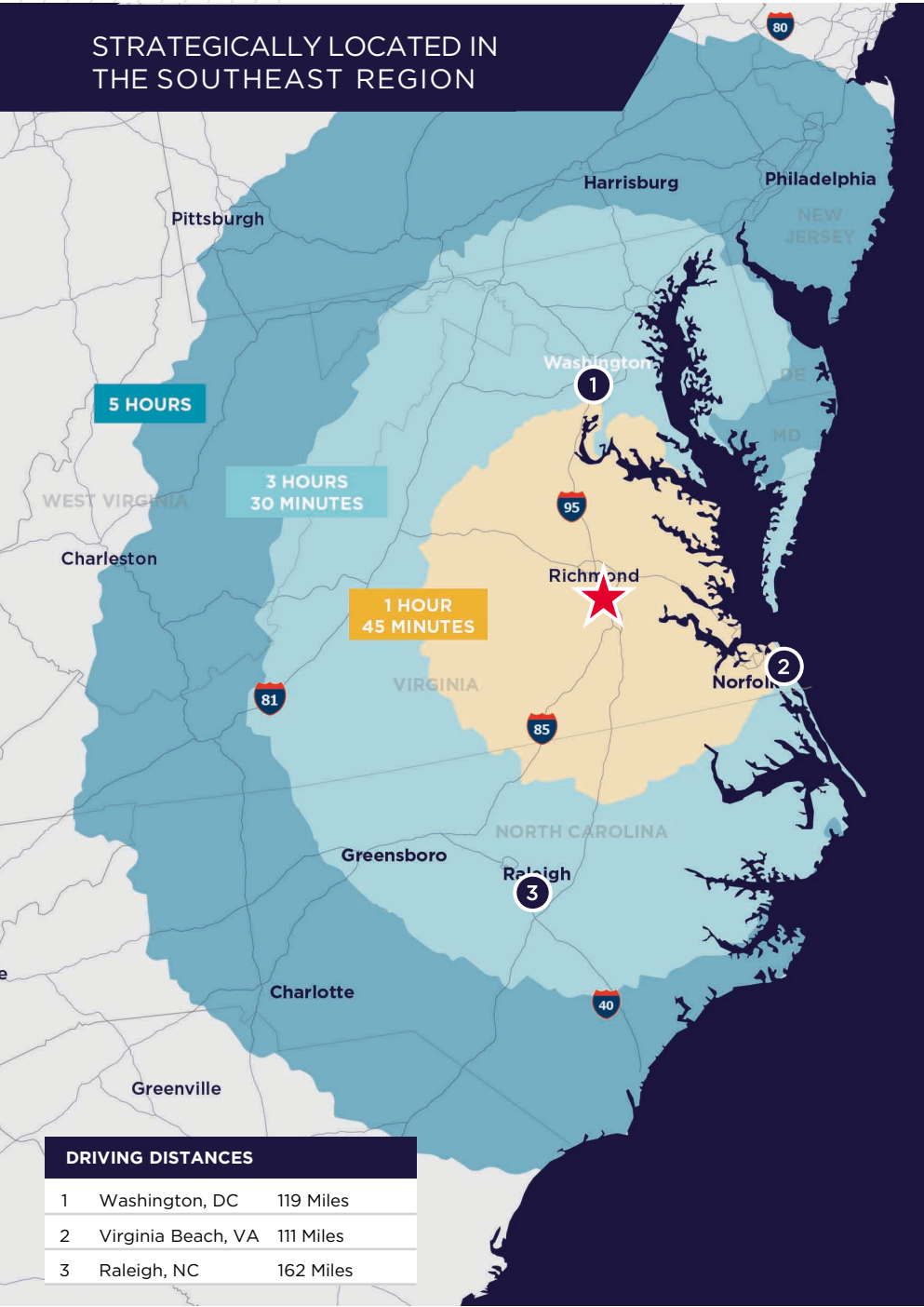
**SOUTH RICHMOND
BUSINESS CENTER**



1930 BELLWOOD ROAD

Richmond, VA 23237

STRATEGICALLY LOCATED IN
THE SOUTHEAST REGION





FOR MORE INFORMATION, CONTACT:

GRAHAM STONEBURNER, SIOR
Senior Vice President
804 344 7159
graham.stoneburner@thalhimer.com

EVAN MAGRILL
Executive Vice President
804 697 3435
evan.magrill@thalhimer.com

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

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.



THALHIMER

DEVELOPED BY

AshleyCapital