

RETAIL FOR LEASE
West Broad Commons

9031 W. Broad Street, Henrico County, VA



Join some of Richmond's best mix of restaurants and newest international grocer, New Grand Mart at the newly renovated West Broad Commons

For more information, contact:

ANNIE O'CONNOR
First Vice President
804 697 3451
annie.oconnor@thalhimer.com

JIM ASHBY
Senior Vice President
804 697 3455
jim.ashby@thalhimer.com

MARISA MICHNICK
Vice President of Retail Leasing
301 503 2214
mmichnick@broadstreetrealty.com

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

RETAIL FOR LEASE
West Broad Commons

9031 W. Broad Street, Henrico County, VA



Property Features

- 1,200 – 4,898 SF available immediately
- Pylon signage available
- Former dry cleaning facility available
- Signalized intersection
- 55,000 VPD – West Broad Street
- 9,700 VPD – Tuckernuck Drive

Join Tenants & Nearby Retailers



Demographics

	1 Mile	3 Miles	5 Miles
Population	14,303	95,885	209,107
No. of Households	6,633	40,277	84,378
Avg. HH Income	\$71,356	\$93,054	\$115,078
Daytime Population	8,046	68,818	131,988

For more information, contact:

ANNIE O'CONNOR
First Vice President
804 697 3451
annie.oconnor@thalhimer.com

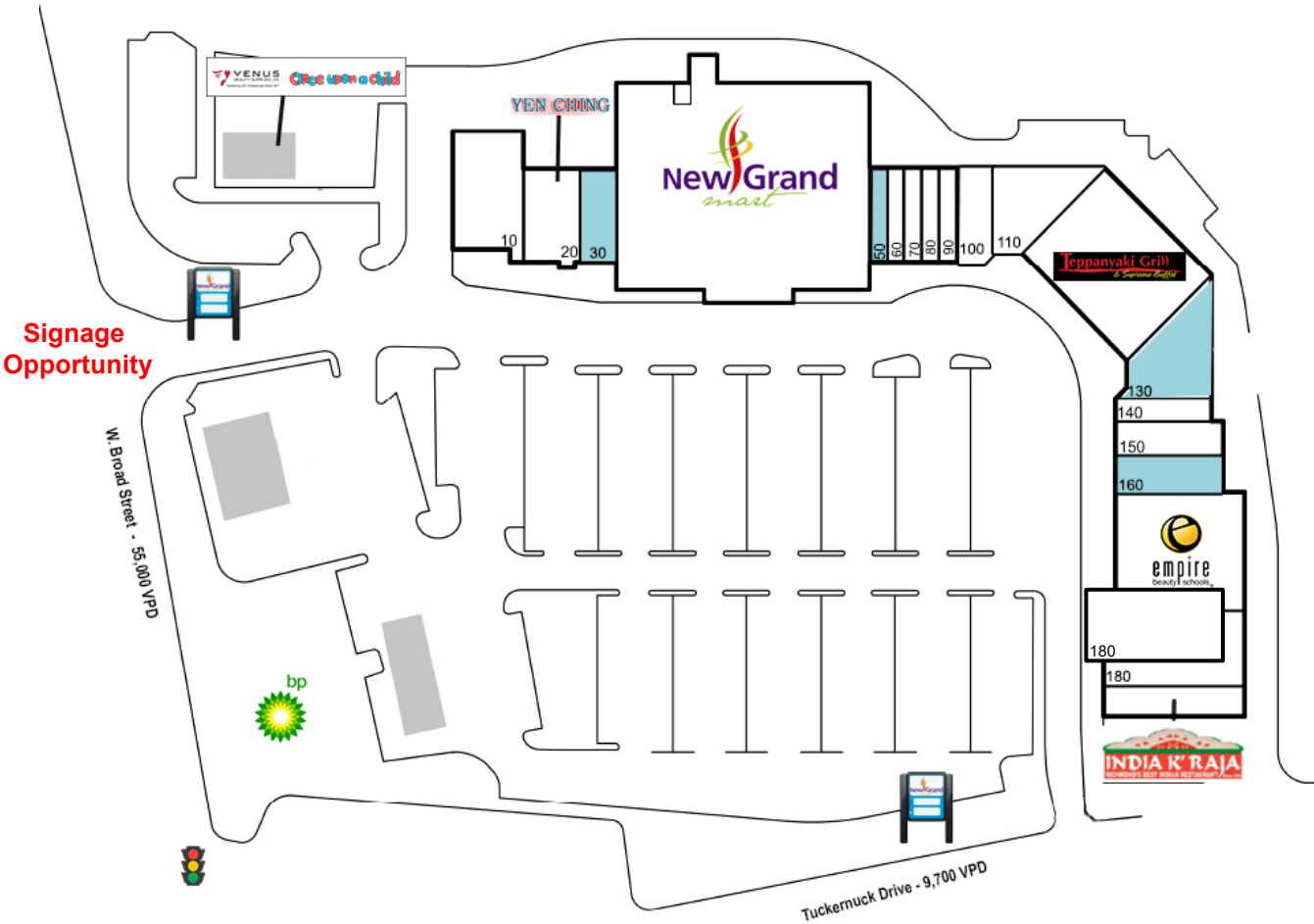
JIM ASHBY
Senior Vice President
804 697 3455
jim.ashby@thalhimer.com

MARISA MICHNICK
Vice President of Retail Leasing
301 503 2214
mmichnick@broadstreetrealty.com

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

RETAIL FOR LEASE
West Broad Commons

9031 W. Broad Street, Henrico County, VA



Tenant List

Suite	Tenant	SF
10	Vietnam Garden	6,000
20	Yen Ching Restaurant	4,000
30	AVAILABLE	2,400
40	New Grand Mart	39,386
50	AVAILABLE	1,200
60	Piciotti's Pizza League	1,200
70	CRAZY VAPE	1,200
80	Hollywood Nails	1,211
90	Zen Cafe	1,211
100	Wndow Depot	2,729
110	Window Depot	4,076
120	Teppanyaki Grill & Buffet	13,000
130	AVAILABLE	4,898
140	Richmond Geeks	1,600
150	Ratee Thai	2,720
160	AVAILABLE	2,720
170	Empire Beauty School	11,000
180	Luxury Furniture	6,500
190	India K'Raja	2,500

For more information, contact:

ANNIE O'CONNOR
First Vice President
804 697 3451
annie.oconnor@thalhimer.com

JIM ASHBY
Senior Vice President
804 697 3455
jim.ashby@thalhimer.com

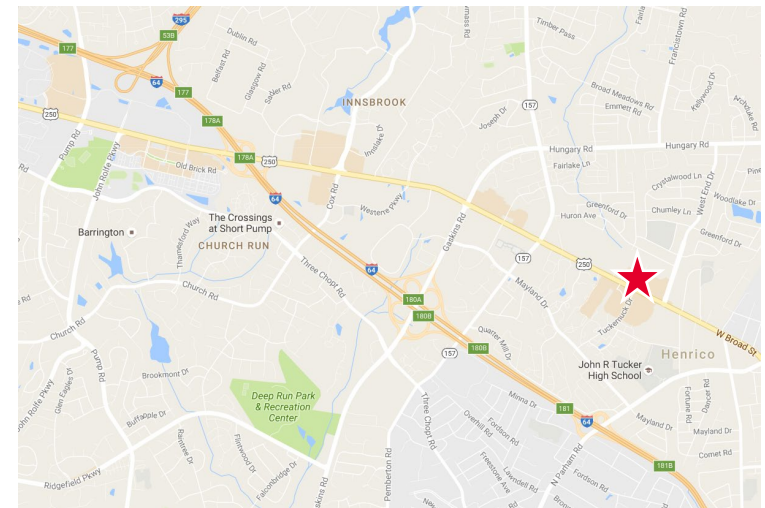
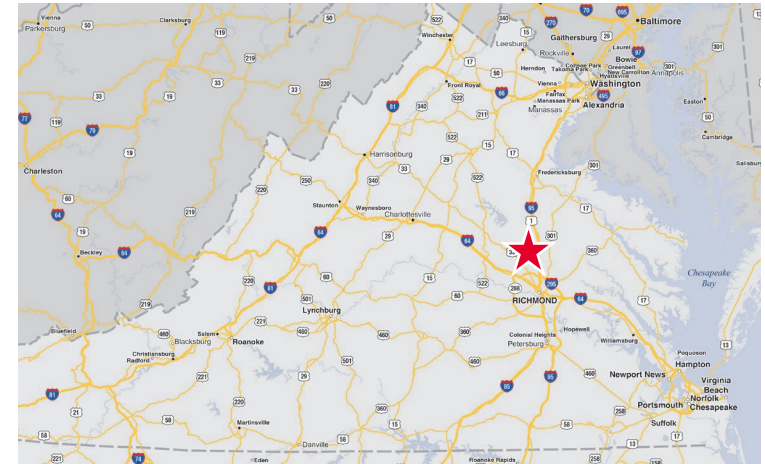
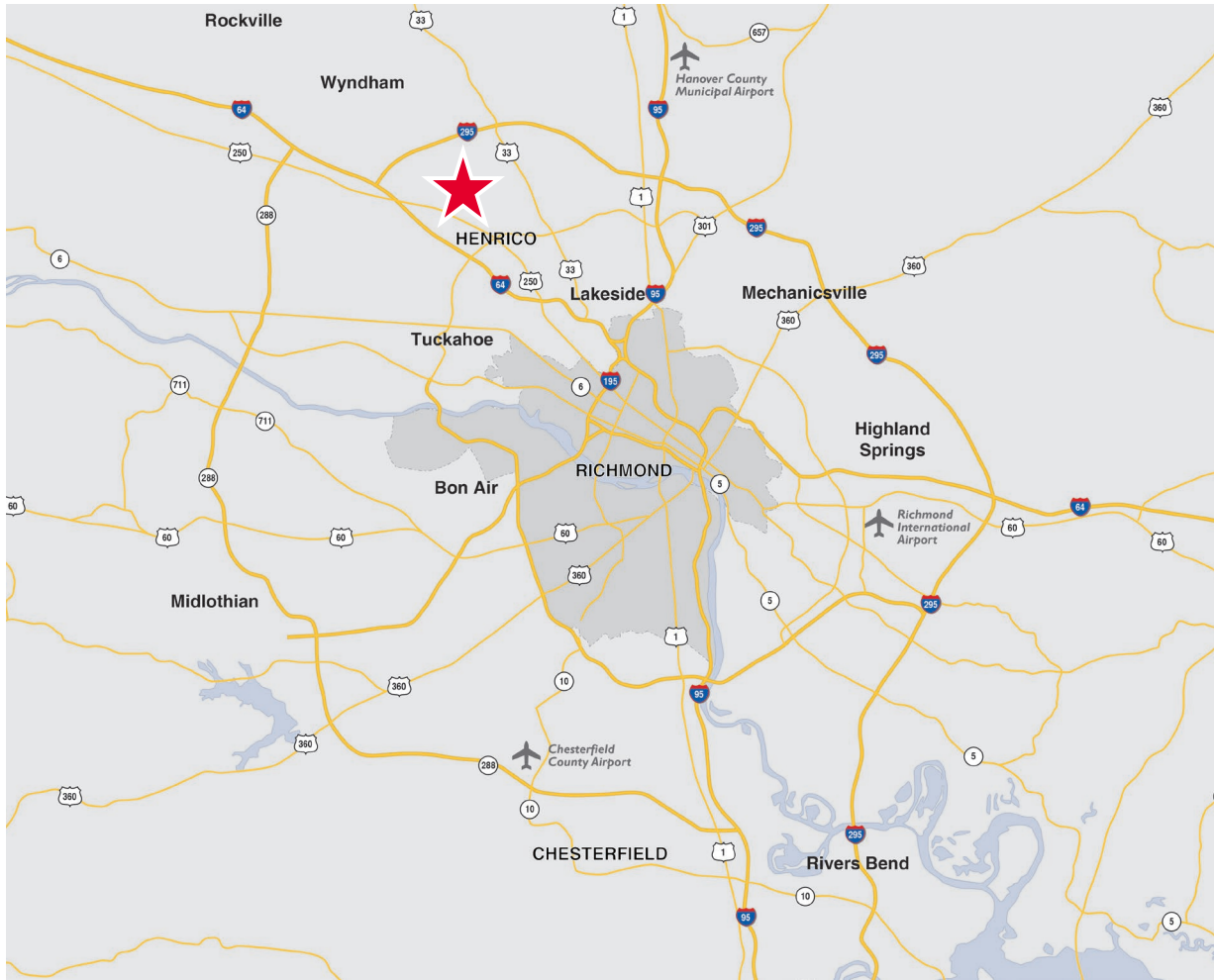
MARISA MICHNICK
Vice President of Retail Leasing
301 503 2214
mmichnick@broadstreetrealty.com

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

RETAIL FOR LEASE West Broad Commons

9031 W. Broad Street, Henrico County, VA

Richmond's busiest retail corridor on West Broad Street. Just down the street from Short Pump.



For more information, contact:

ANNIE O'CONNOR
First Vice President
804 697 3451
annie.oconnor@thalhimer.com

JIM ASHBY
Senior Vice President
804 697 3455
jim.ashby@thalhimer.com

MARISA MICHNICK
Vice President of Retail Leasing
301 503 2214
mmichnick@broadstreetrealty.com

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