

RETAIL OR OFFICE FOR LEASE
3850 GASKINS ROAD
3850 GASKINS RD RICHMOND, VA 23233

Taylor Long
PROPERTIES
Commercial Real Estate



PROPERTY DESCRIPTION

Suite 400 - 1,525 SF - Retail or Office space

PROPERTY HIGHLIGHTS

- 17,000 SF one-story, total office building
- Located on the intersection of Gaskins Rd and W Broad St
- In the heart of Henrico County/West End
- Ample parking and strong co-tenancy
- 1/4 mile from I-64
- No CAM
- Water and trash included
- 5 year lease minimum

OFFERING SUMMARY

Lease Rate:	\$22 PSF/Yr
Available SF:	1,525 SF
Building Size:	17,000 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	5,476	38,173	80,661
Total Population	11,629	96,336	206,187
Average HH Income	\$112,944	\$138,920	\$149,461

Traffic Counts:

39,000 VPD on Gaskins Rd
42,000 VPD on W Broad St

For more information:

ELLEN LONG

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TYLER SCHLEINKOFER

Commercial Sales and Leasing
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Taylor Long Properties
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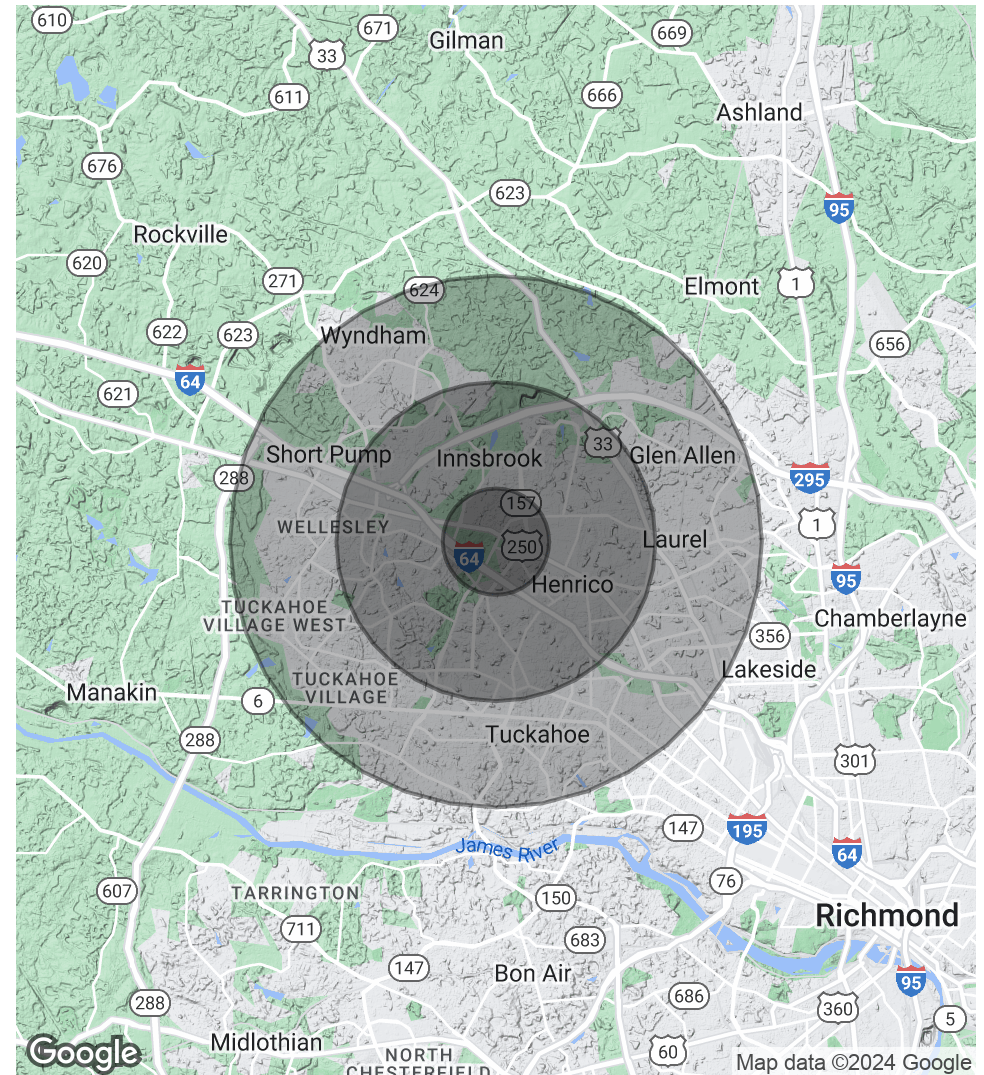
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	11,629	96,336	206,187
Average Age	39	40	40

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,476	38,173	80,661
# of Persons per HH	2.1	2.5	2.6
Average HH Income	\$112,944	\$138,920	\$149,461
Average House Value	\$320,541	\$436,285	\$505,745

Demographics data derived from AlphaMap



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