

# FOR SALE

## West Moore Street Portfolio, Richmond, VA Scott's Addition/Diamond Area Location



### Exclusive Agent:

Wilson M. Flohr  
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4801 Radford Avenue  
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### High Growth Corridor - Central RVA

- 2.1 Acres Total Available (Four Parcels)
- City of Richmond
- Zoned R-6 & M-1
- Prime Location Proximate to Hermitage Road, West Broad Street, Arthur Ashe Boulevard
- Proximate to VCU Athletic Complex
- For Sale: \$3,500,000



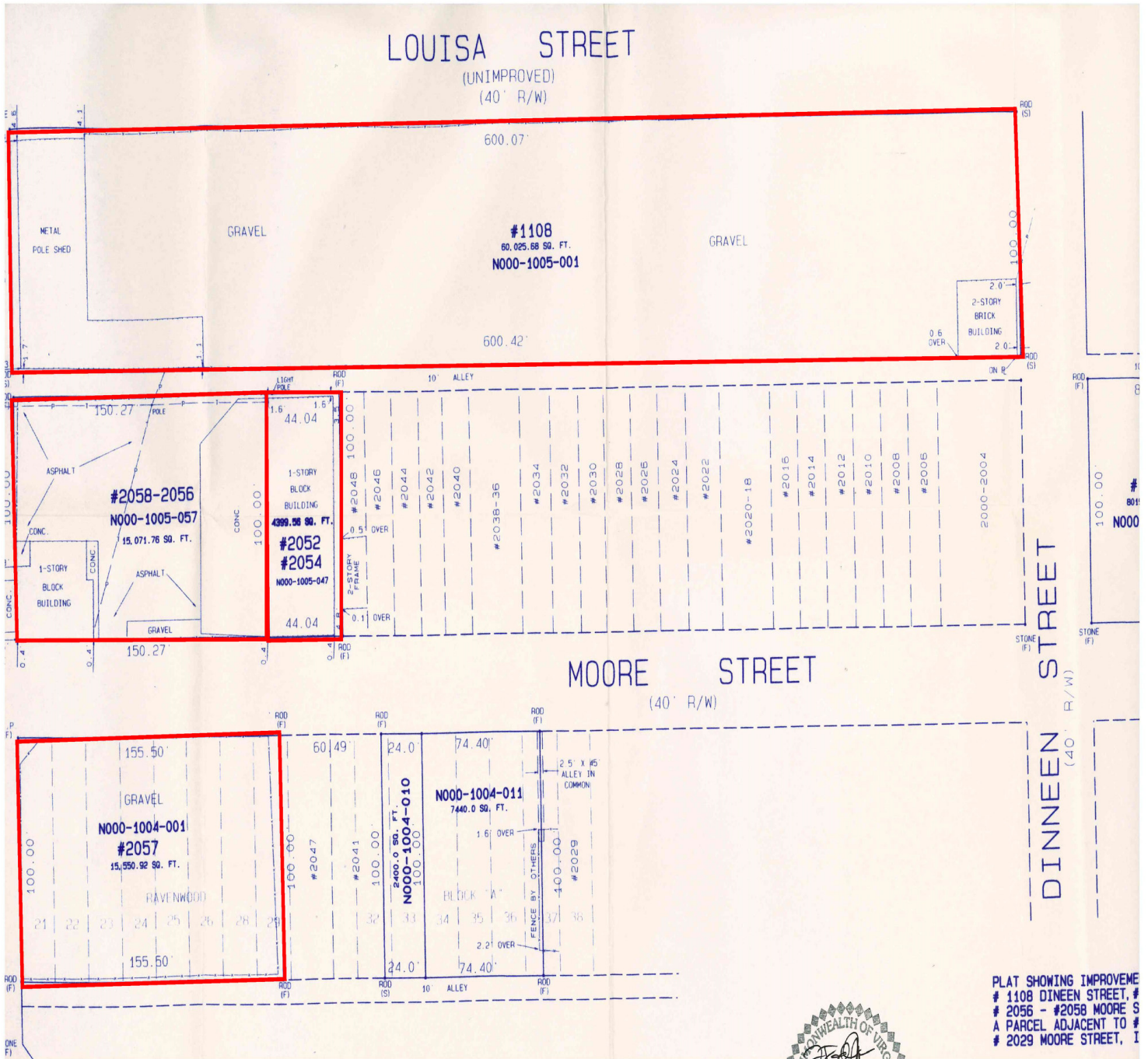
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# Moore Street Portfolio, Richmond, VA 23220

## Land For Sale



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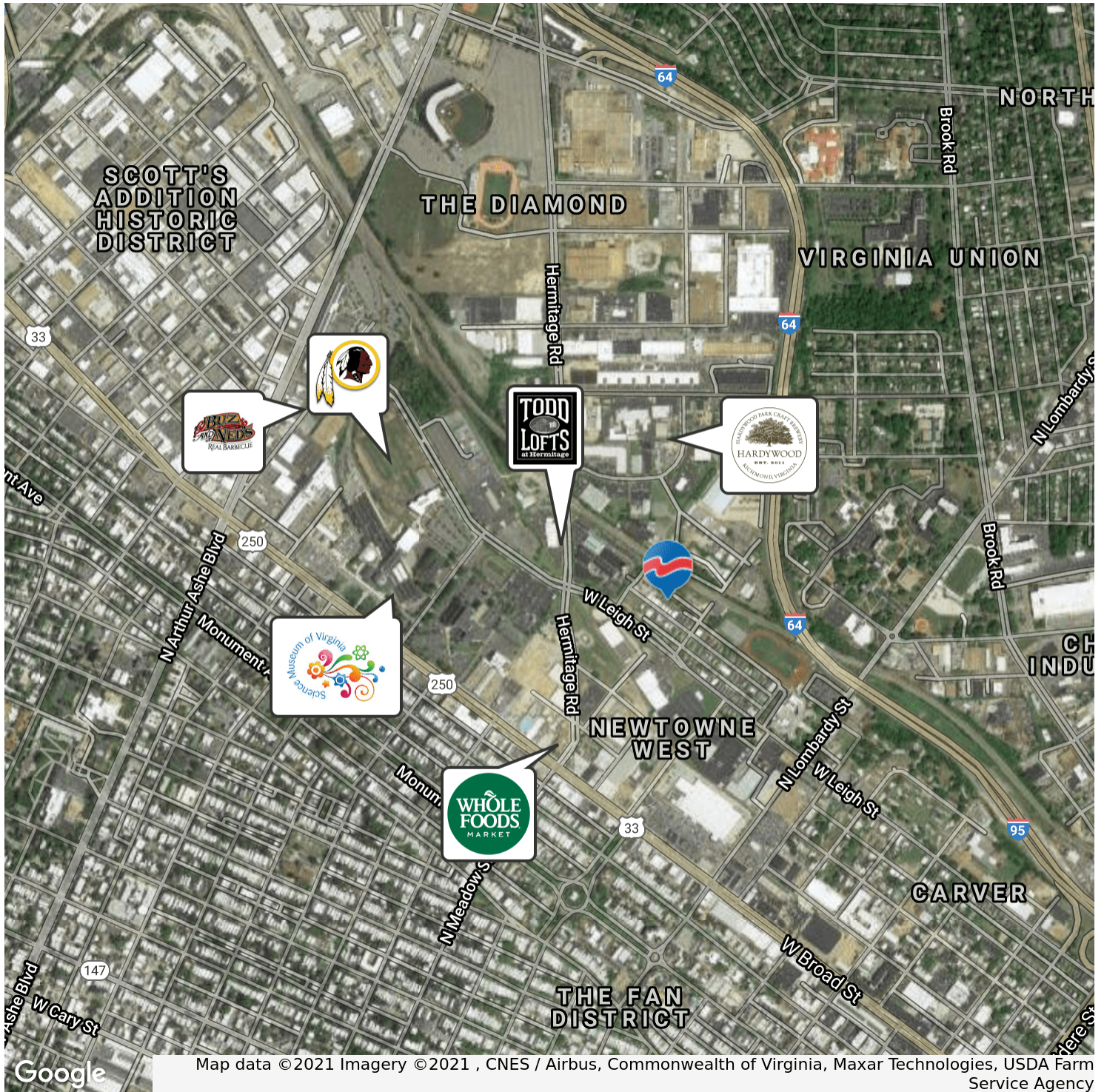


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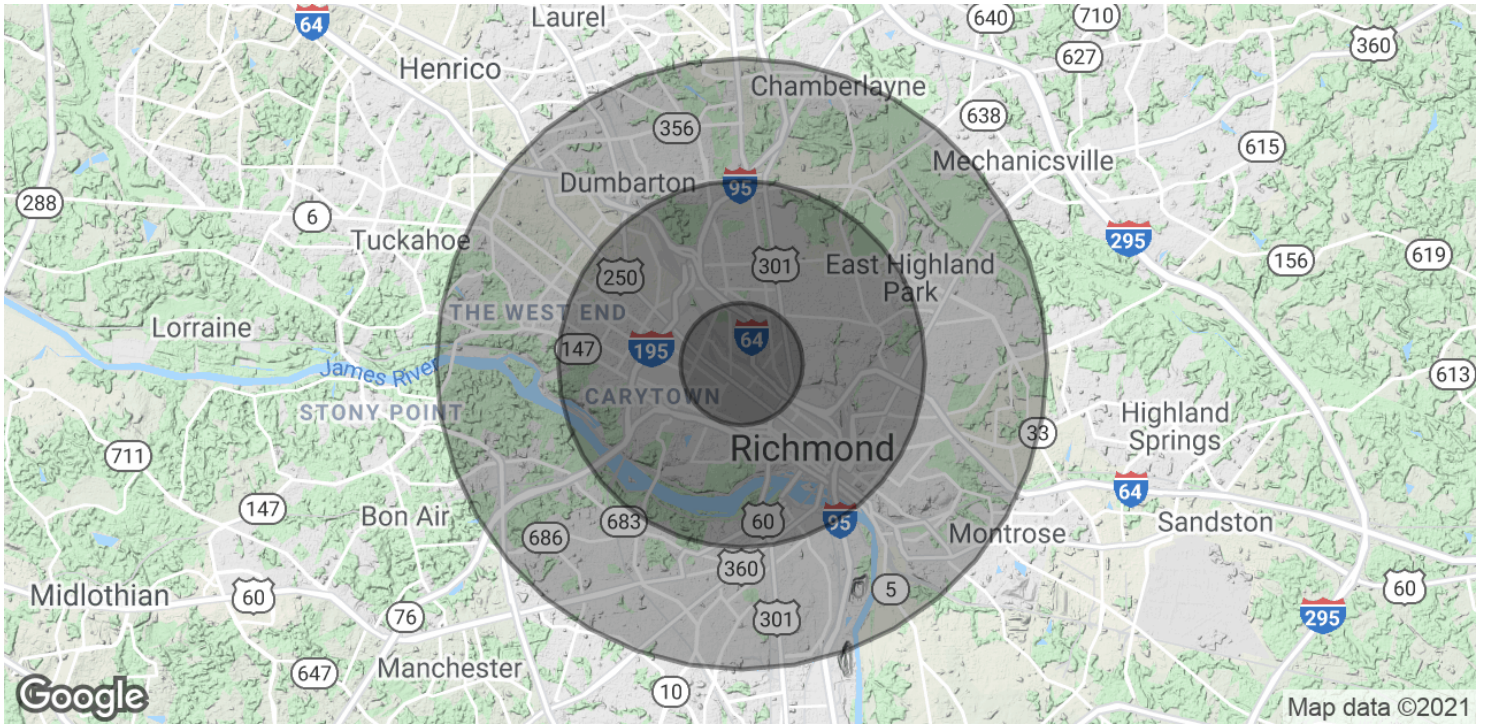


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### POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	19,770	120,015	250,952
Average age	26.4	33.6	34.7
Average age (Male)	27.1	32.0	32.7
Average age (Female)	26.2	35.0	36.3

### HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	8,789	52,171	106,477
# of persons per HH	2.2	2.3	2.4
Average HH income	\$67,417	\$58,646	\$58,651
Average house value	\$369,766	\$258,906	\$243,726

\* Demographic data derived from 2010 US Census

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