

**FOR  
LEASE**



**201 E. BROAD STREET**

**Lease Rate:  
Negotiable**

## PROPERTY OVERVIEW

Prime corner on 2nd & Broad Street with great visibility. Positioned in the heart of Richmond's Arts District among some of Richmond's finest restaurants, entertainment venues, art galleries, hotels as well as thousands of apartments. In close proximity to Quirk Hotel, Bar Solita, The Graduate and Kabana.

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
<b>Households:</b>	6,346	51,953	101,541
<b>Population:</b>	17,675	126,879	243,142
<b>Avg HH Income:</b>	\$32,167	\$49,799	\$54,274

## PROPERTY HIGHLIGHTS

- 2,605 square feet at street level
- Grand staircase leading to large basement that conveys with the space (Up to 1,500 additional square feet)
- 8 Apartment units planned for above
- Beautiful glass storefront
- Area is host to top restaurants, museums, and national and regional hotels
- Walking distance to the Richmond Convention Center and Central Business District
- Located at signalized intersection across Broad Street

## AVAILABLE SPACES

**Ground Level Retail**

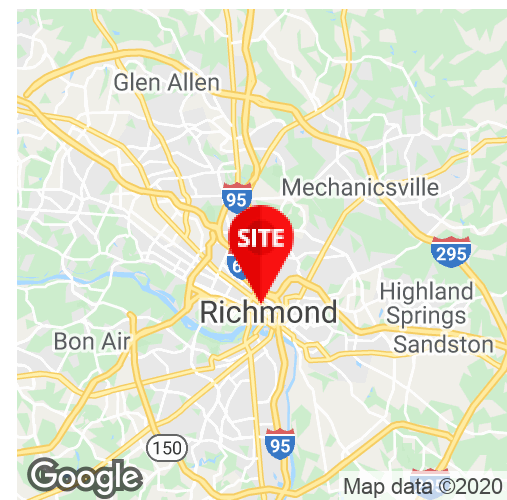
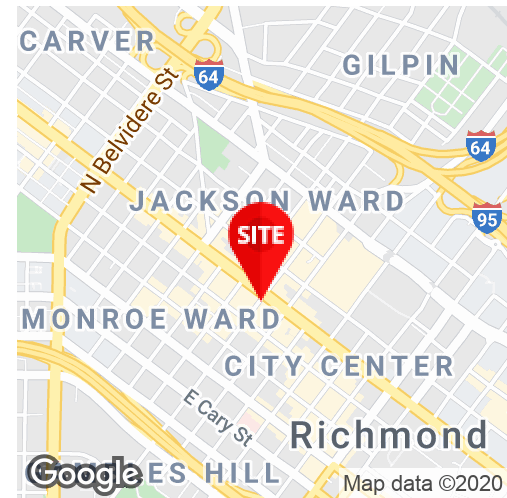
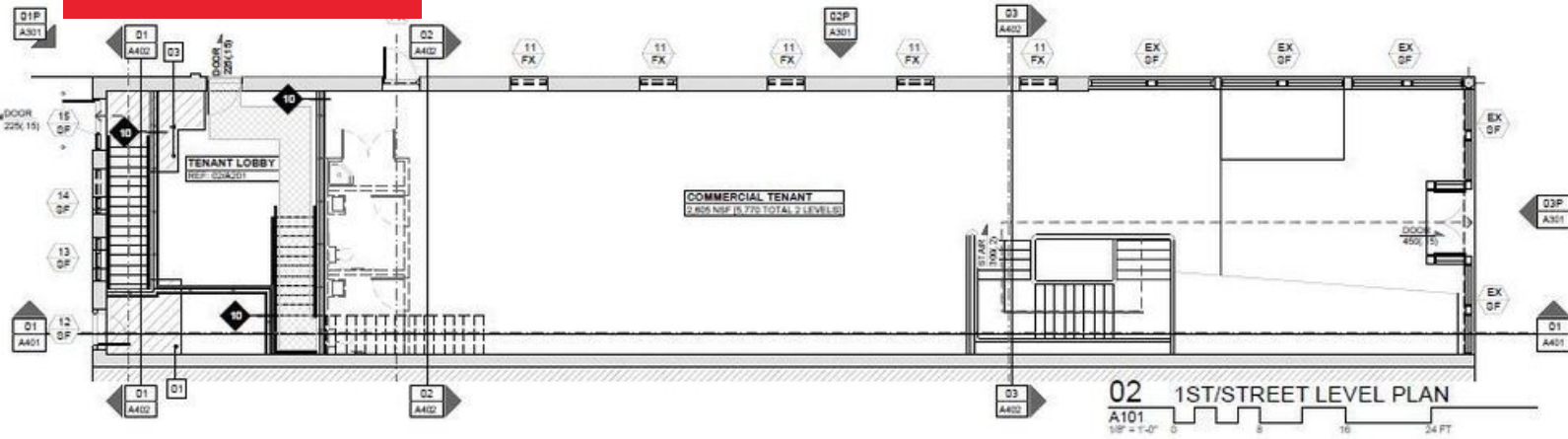
2,605 SF

FOR FURTHER INFORMATION, PLEASE CONTACT:

**ALI MCCRICKARD** • ali.mccrickard@divaris.com • 804.977.2096  
**BRETT MCNAMEE** • bmcnamee@divaris.com • 804.977.2093



# FOR LEASE



FOR FURTHER INFORMATION, PLEASE CONTACT:  
**ALI MCCRICKARD** • ali.mccrickard@divaris.com • 804.977.2096  
**BRETT MCNAMEE** • bmcnamee@divaris.com • 804.977.2093

