

SUITE 101 & ENGLISH BASEMENT

1309 E Cary St, Richmond, VA 23219



OFFERING SUMMARY

Lease Rate:	\$17.00/sf (Suite 101) \$16.00/sf (Basement) (net of electric, gas & janitorial; NN)
Building Size:	16,464 SF
Available SF:	2,084 - 2,100 SF
Year Built:	1870
Zoning:	B-5

PROPERTY OVERVIEW

Located in the historic Shockoe Slip area of Richmond, this mixed-use building is composed of office space, a restaurant, and multi-family on the top floor. Currently available is Suite 101 with +/- 2,100 sf of office space and an English Basement with +/- 2,084 sf of office space

PROPERTY HIGHLIGHTS

- Located in historic Shockoe Slip
- Suite 101 is has nicely renovated office space with conference area and kitchenette. Open concept with exposed brick and ceiling. The rental rate is net of electric, gas and janitorial.
- This bright, open and updated English basement space features CAT 5 wiring, security system and secure elevator access. There are 5 private offices, an open work station, conference area and kitchenette. The space has a rear entrance with adjacent monthly parking available. The lease rate is net of electric, gas and janitorial service.

BILL PHILLIPS, CCIM
Senior Associate
804.967.2739
bill.phillips@joynercommercial.net

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FOR LEASE

SUITE 101

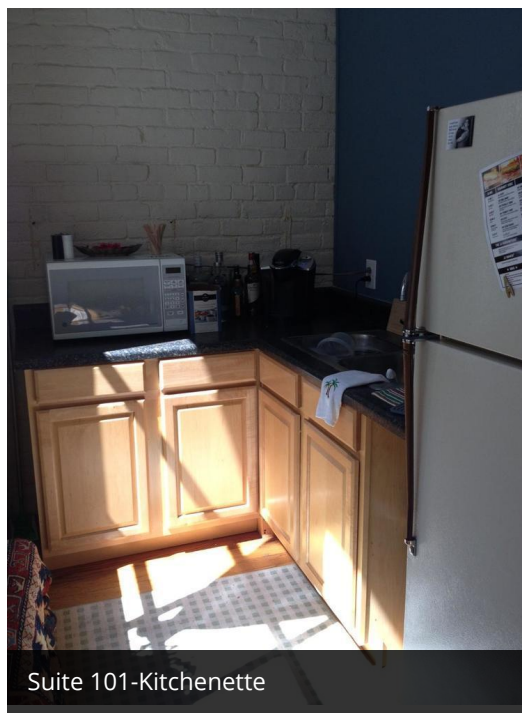
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Ste 101-Open Space



Suite 101-Office Space



Suite 101-Kitchenette



Suite 101-Conference Room

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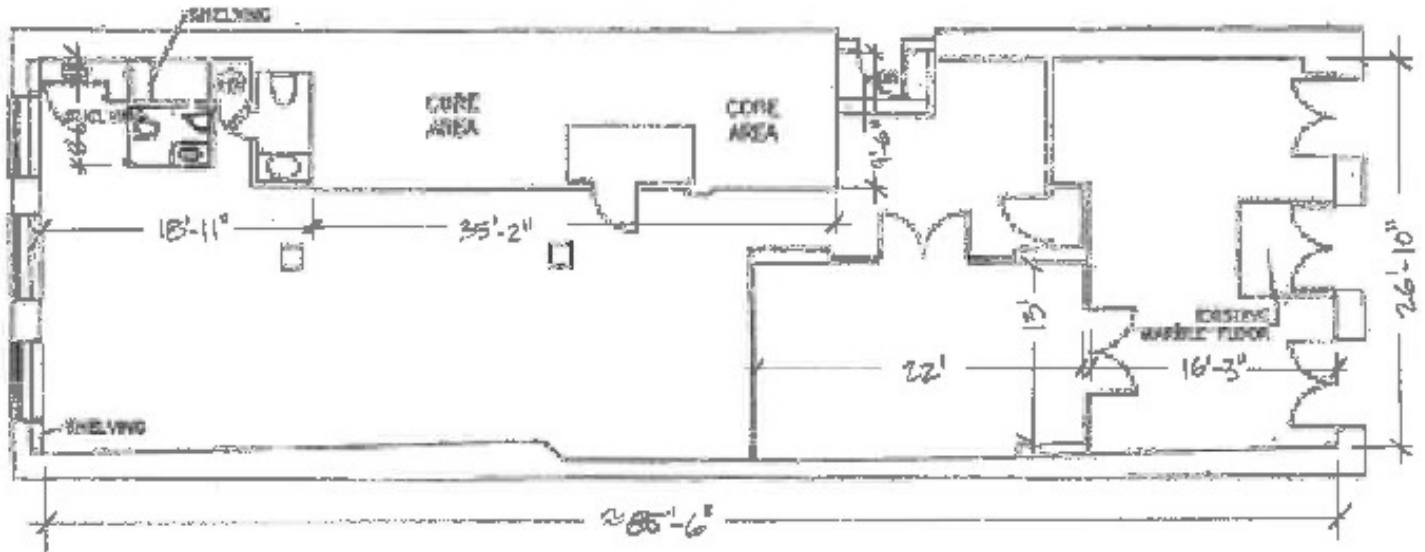


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SUITE 101

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1309 E Cary 1st Floor



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FOR LEASE

ENGLISH BASEMENT

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Basement-Reception



Basement-Conference Room



Basement-Internal Offices



Basement-Kitchenette



Basement Hall

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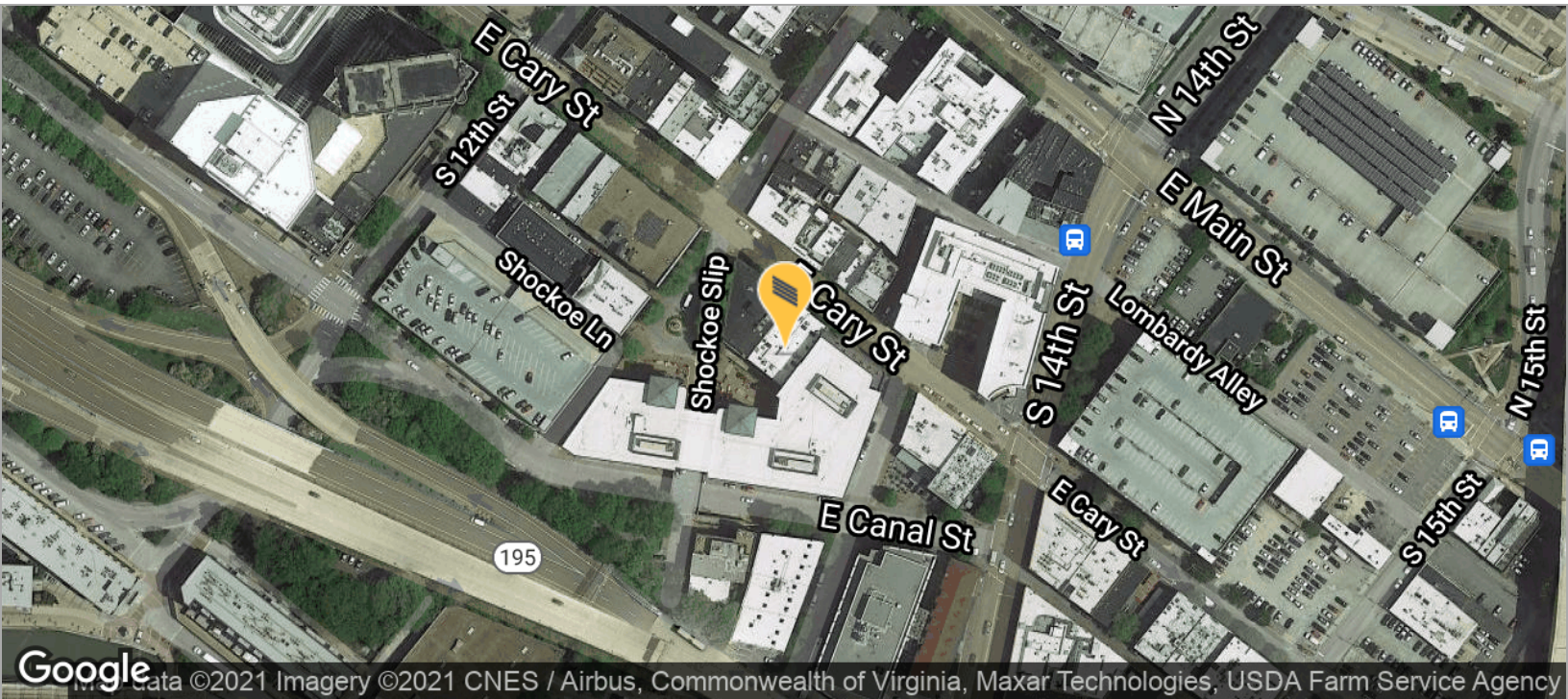
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LOCATION MAP

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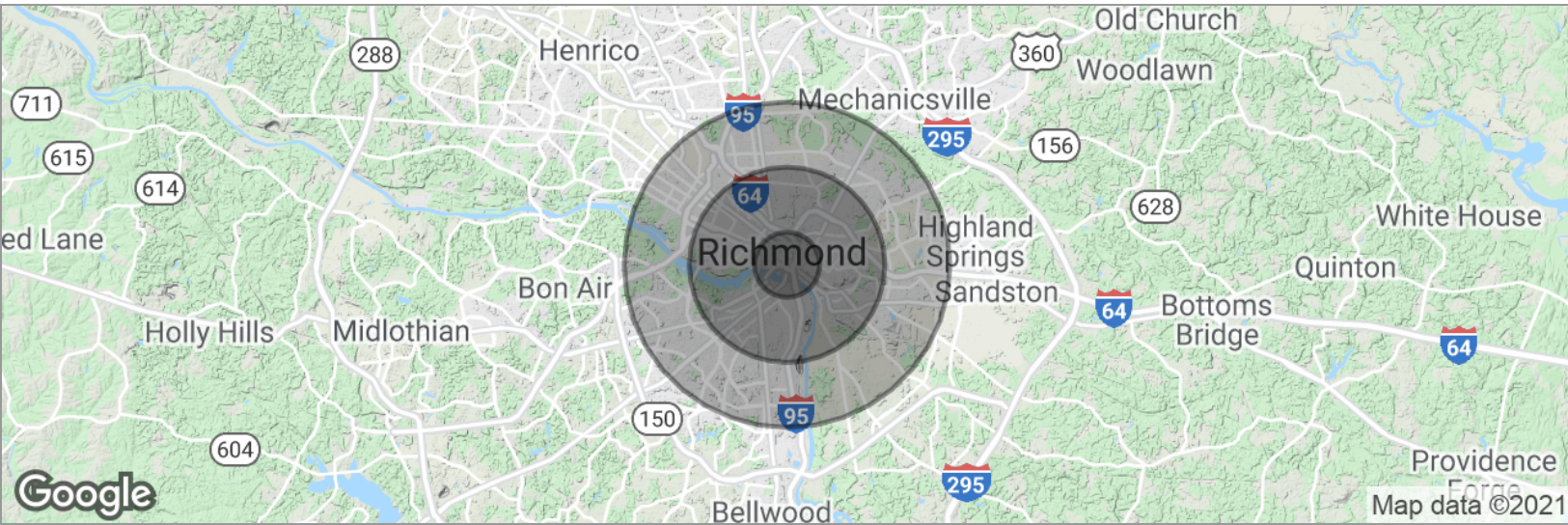
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DEMOGRAPHICS

1309 E Cary St, Richmond, VA 23219



POPULATION

	1 MILE	3 MILES	5 MILES
Total population	12,255	116,045	234,358
Median age	27.7	31.0	33.4
Median age (Male)	28.2	29.6	31.6
Median age (Female)	26.8	32.4	34.7

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	5,790	46,107	97,014
# of persons per HH	2.1	2.5	2.4
Average HH income	\$49,131	\$46,071	\$52,349
Average house value	\$189,335	\$213,132	\$224,905

* Demographic data derived from 2010 US Census

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