

RETAIL SPACE FOR LEASE

1517-1525 FRONT ST

Richlands, VA 24641



PROPERTY DESCRIPTION

Take advantage of this exceptional retail opportunity in the heart of Richlands! Located on bustling Front Street—Richlands' busiest thoroughfare—this versatile commercial space offers 2,289 square feet on the main level, plus an additional 897 square foot loft, perfect for storage, office space, or expansion. Previously home to a successful nail salon, the layout is flexible and ready to accommodate a wide range of retail or service-based businesses. With high visibility and steady foot and vehicle traffic, this location offers incredible potential for growth and customer engagement. Don't miss your chance to establish your business in one of the most sought-after spots in town!

HIGHLIGHTS

- 2,289SF ON THE MAIN LEVEL PLUS AN 897SF LOFT
- HIGH-TRAFFIC LOCATION ON FRONT STREET

OFFERING SUMMARY

Lease Rate:	\$6.30 SF/yr (MG)
Available SF:	2,289 SF
Building Size:	15,075 SF

DEMOGRAPHICS	5 MILES	10 MILES	15 MILES
Total Households	5,317	9,189	14,674
Total Population	12,134	21,817	36,467
Average HH Income	\$64,020	\$65,929	\$63,921

David Burks
(804) 366-2754



**COLDWELL BANKER
COMMERCIAL**
BROOKS REAL ESTATE

RETAIL SPACE FOR LEASE

1517-1525 FRONT ST

Richlands, VA 24641



David Burks
(804) 366-2754

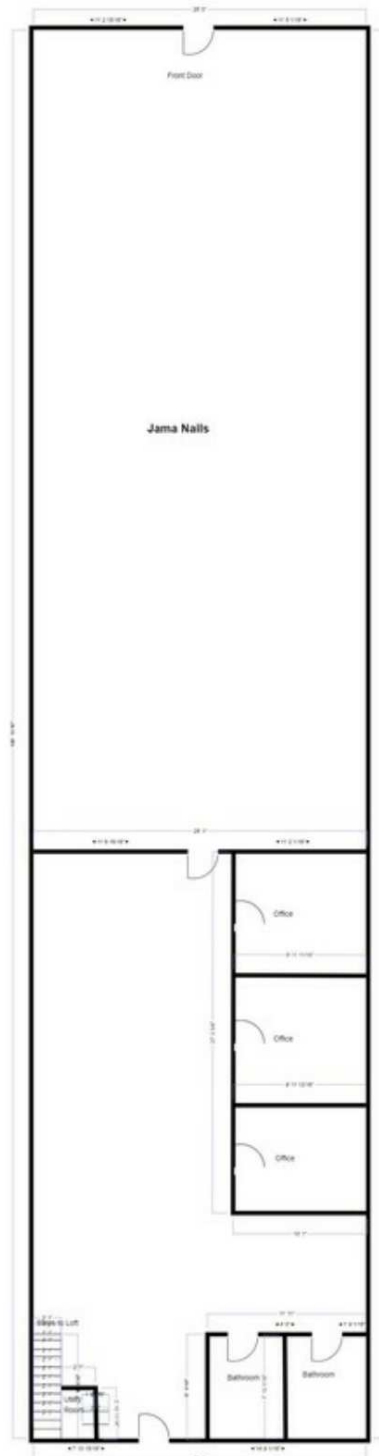


**COLDWELL BANKER
COMMERCIAL**
BROOKS REAL ESTATE

RETAIL SPACE FOR LEASE

1517-1525 FRONT ST

Richlands, VA 24641



David Burks
(804) 366-2754

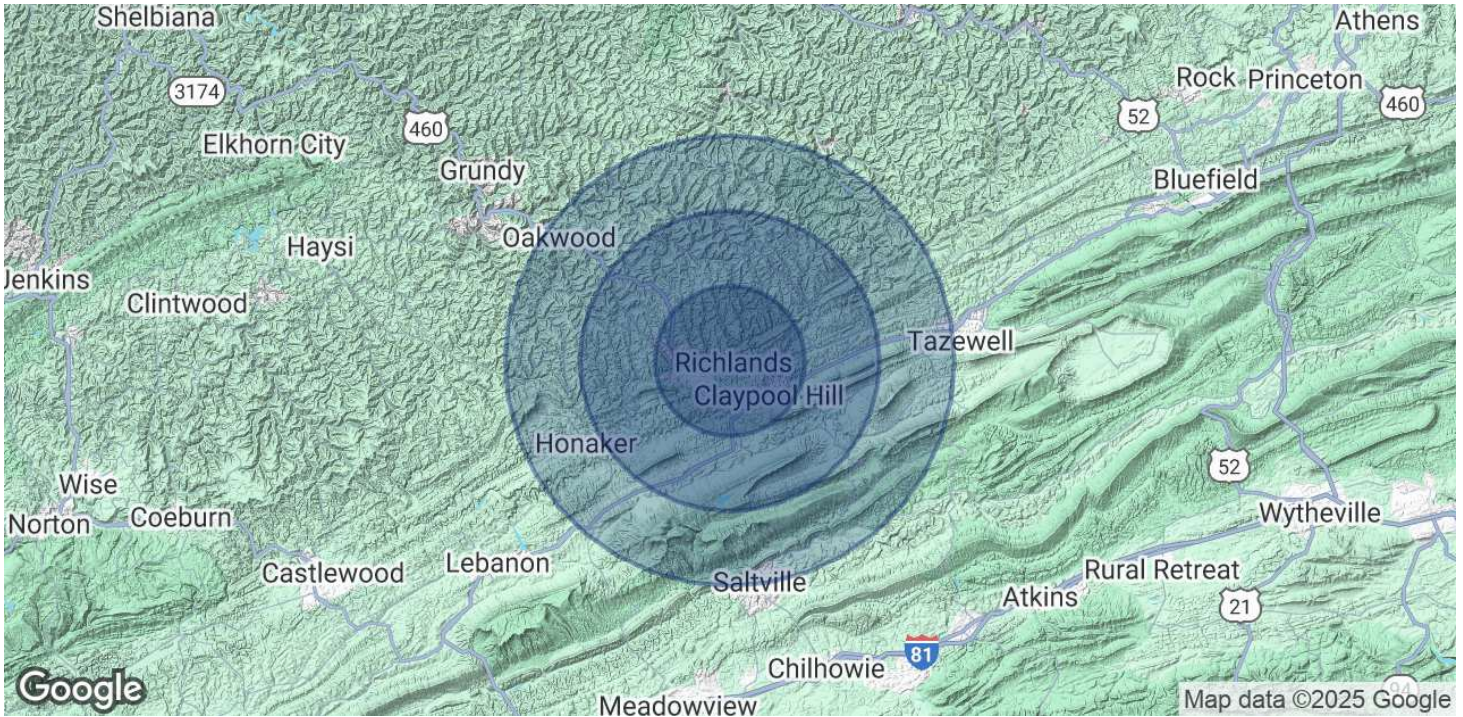


**COLDWELL BANKER
COMMERCIAL**
BROOKS REAL ESTATE

RETAIL SPACE FOR LEASE

1517-1525 FRONT ST

Richlands, VA 24641



POPULATION

Total Population

5 MILES

12,134

10 MILES

21,817

15 MILES

36,467

Average Age

45

45

45

HOUSEHOLDS & INCOME

Total Households

5 MILES

5,317

10 MILES

9,189

15 MILES

14,674

of Persons per HH

2.3

2.4

2.5

Average HH Income

\$64,020

\$65,929

\$63,921

Average House Value

\$158,399

\$154,295

\$147,034

Demographics data derived from AlphaMap

David Burks
(804) 366-2754



**COLDWELL BANKER
COMMERCIAL**
BROOKS REAL ESTATE