

RETAIL SPACE FOR LEASE

1521 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 ground level. Currently home to a successful consignment store, the layout is flexible and ready to accommodate a wide range of retail or service-based businesses or office use. 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

- RETAIL, SERVICE OR OFFICE.
- BUSIEST STREET IN RICHLANDS

OFFERING SUMMARY

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

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	160	554	1,501
Total Population	346	1,179	3,251
Average HH Income	\$78,411	\$67,544	\$62,226

David Burks
(804) 366-2754



**COLDWELL BANKER
COMMERCIAL**
BROOKS REAL ESTATE

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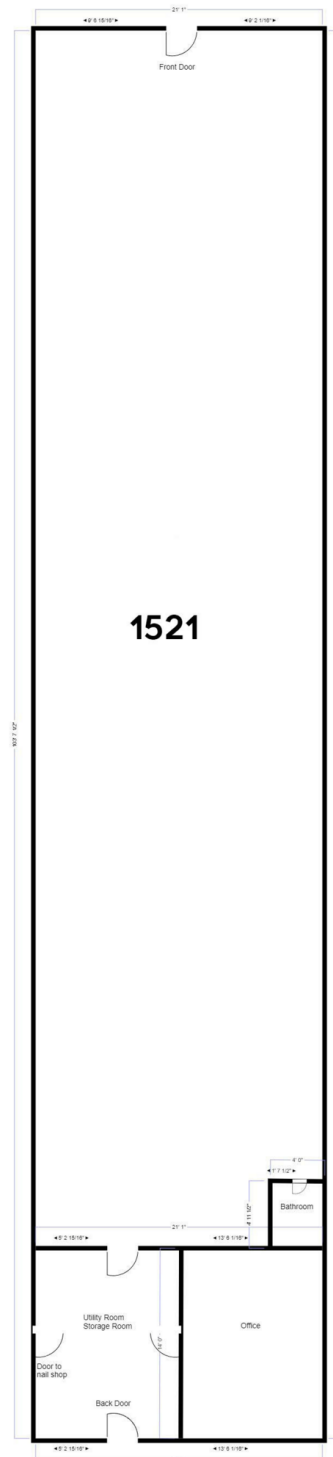


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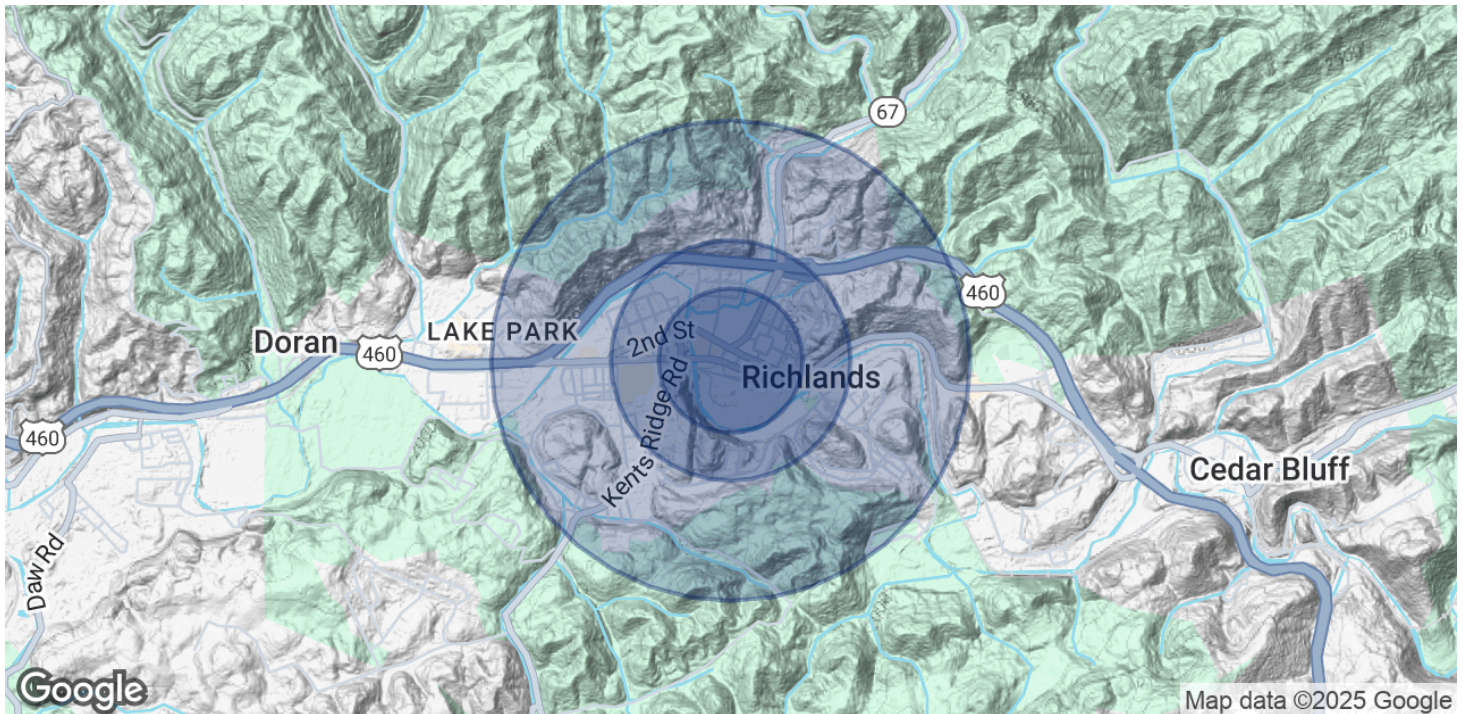


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POPULATION

Total Population

0.3 MILES

346

0.5 MILES

1,179

1 MILE

3,251

Average Age

43

44

44

HOUSEHOLDS & INCOME

Total Households

0.3 MILES

160

0.5 MILES

554

1 MILE

1,501

of Persons per HH

2.2

2.1

2.2

Average HH Income

\$78,411

\$67,544

\$62,226

Average House Value

\$161,869

\$141,112

\$135,950

Demographics data derived from AlphaMap

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