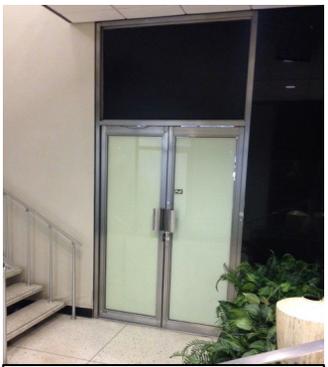




Wytestone Plaza Main Street entrance



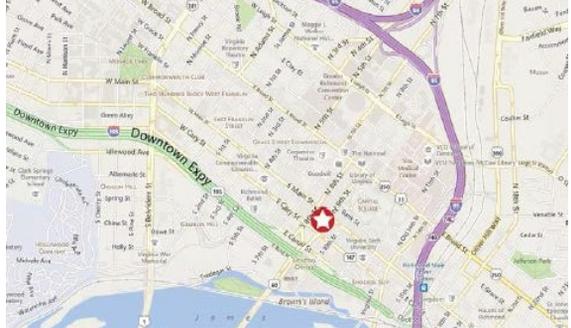
Main Street entrance for 2,200 SF retail space



Lobby entrance for 2,200 SF retail space

Property Highlights

- Approximately 2,200 SF, expandable to as much as 4,400 SF, available immediately
- Located in busy Financial District of Downtown Richmond, 3rd largest metro area in VA
- High pedestrian-traffic area; ideal for restaurant or service-oriented retailer with ample building parking
- Headquarters for Dept. of Social Services, a 145,000 SF tenant, located in upper floors
- Traffic Count: E. Main St. – 8,800 VPD
- Traffic Count: E. Main St. & N. 8th St – 7,900 VPD



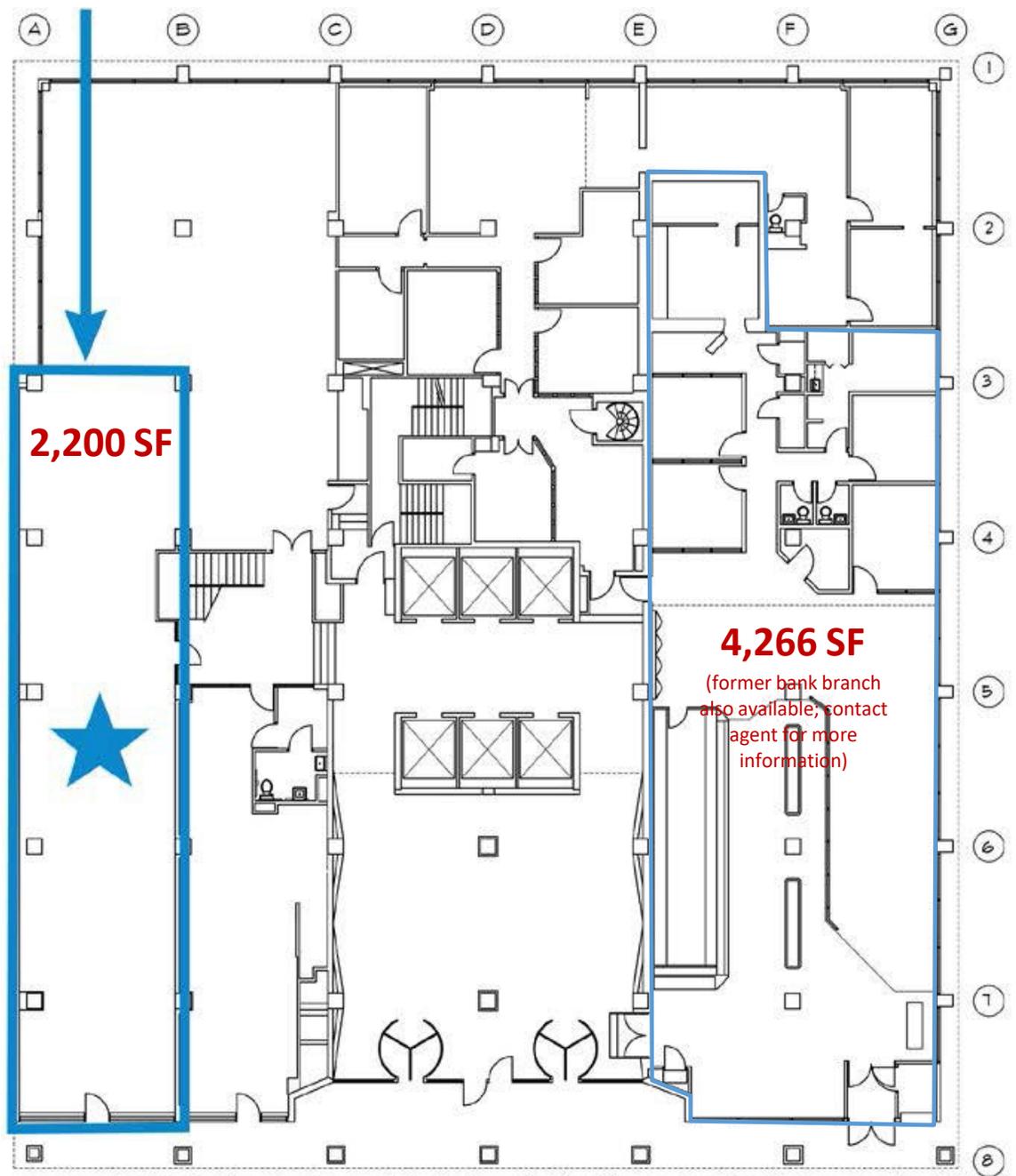
DEMOGRAPHICS			
	1 Mile	3 Miles	5 Miles
Population	12,686	119,083	236,602
Households	5,882	47,414	98,164
Average HH Income	\$45,673	\$47,047	\$52,850

For More Information Please Contact:

Bill Vakos, III
540.898.3242 Ext 1030
bill@wjvco.com

Retail
For Lease

Street-Level Retail Space
in Wytestone Plaza
801 East Main Street Richmond, VA 23219



2,200 SF



4,266 SF

(former bank branch
also available; contact
agent for more
information)

Main Street

8th Street

For More Information Please Contact:

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