

# Creative office space available



## FOR LEASE > 2ND FLOOR OFFICE

2601 W. Broad Street  
Richmond, VA 23220

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### KEY FEATURES/HIGHLIGHTS

- > 2<sup>nd</sup> floor, ±7,015 SF of office space available
- > New private entrance with exterior building signage available
- > Glass on ALL 4 sides of available space
- > Exposed 16' ceilings with concrete floors
- > 25 off-street parking spaces
- > Elevator served
- > Adjacent to BRT future stop - coming in June 2018
- > Located across from the Science Museum of Virginia/Children's Museum
- > Numerous amenities close-by, hotel, dining and shopping
- > Heart of vibrant Mid-town revitalization
- > Lease rate: \$20.50/SF Net of Janitorial



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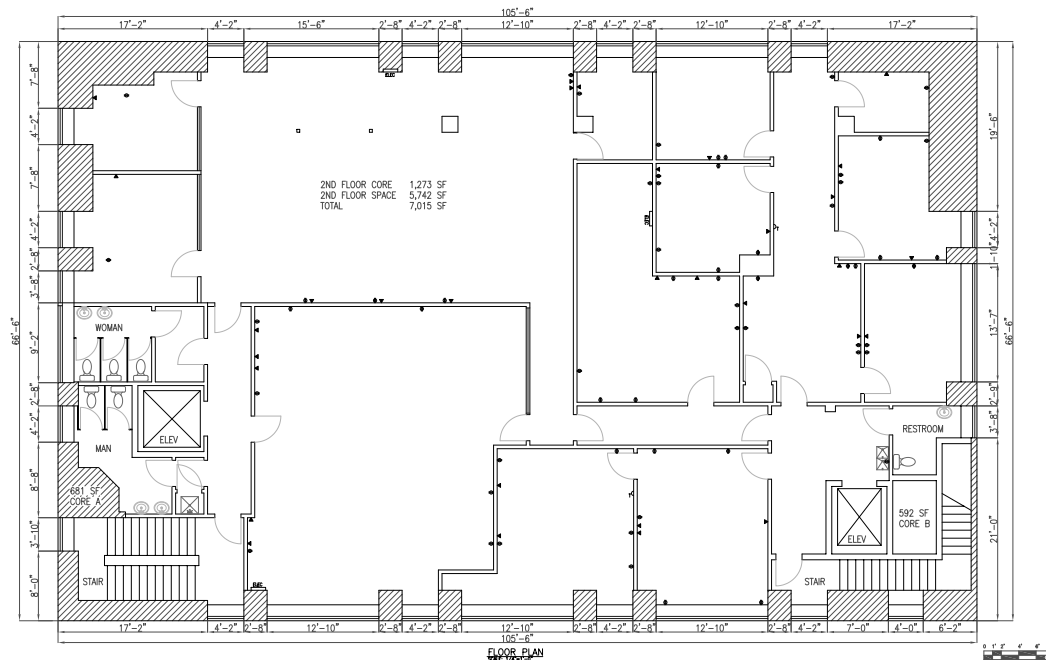


CONCEPTUAL ILLUSTRATION ONLY

## CONTACTS:

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## AMENITIES >

2601 W. Broad Street | Richmond, VA 23220



### NEW & EXISTING DEVELOPMENT

- 1 Cookie Factory Lofts 118 Units
- 2 2915 W. Clay Street 38 Units
- 3 3122 W. Clay Street 17 Units
- 4 Courtyard Lofts 90 Units
- 5 Osprey Lofts 30 Units
- 6 3600 W. Broad Street 191 Units
- 7 The Preserve 194 Units
- 8 Scott's Edge 94 Units
- 9 Concrete Plant 200+ New Units
- 10 The Symbol 190 Units
- 11 Ambience Lofts 31 Units
- 12 1 Scott's Addition 40 Units
- 13 Former ARC Building 13 Units
- 14 The Altamont 31 Units
- 15 1 Scott's Addition 90 Units

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### PARKING

