



THALHIMER

CREATIVE OFFICE SPACE FOR LEASE
1406 Belleville Street
Richmond, Virginia



Unique Scott's Addition Opportunity!

For more information, contact:

AMY BRODERICK

Vice President

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Thalhimer Center
11100 W. Broad Street
Glen Allen, VA 23060
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CREATIVE OFFICE SPACE FOR LEASE

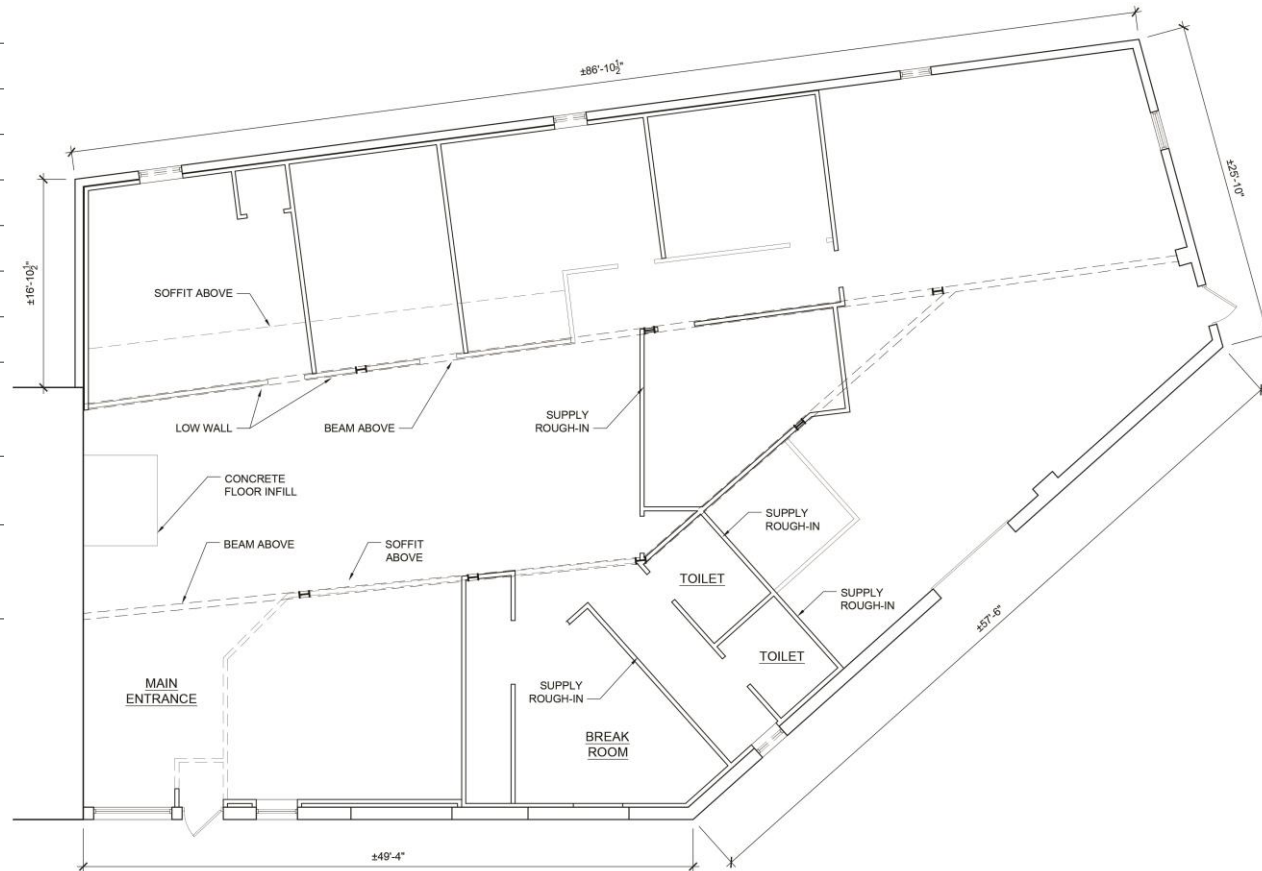
1406 Belleville Street

Richmond, Virginia

Specifications

Available SF	1406 Belleville ±4,400 SF
Site Size	1.31 acres
Year Built	1406 Belleville built 1900, renovation planned
Timing	2020
Class	A
No. of Floors	One (1)
Exterior	Brick & storefront glass
Interior Finishes	Exposed brick, concrete floors, spiral duct work
Parking	Off-street parking
Features	<ul style="list-style-type: none"> • Outdoor patio space • Abundant natural lighting • Signage available
Nearby Amenities	Multiple breweries, Tazza Kitchen, Tang & Biscuit, Stella's Grocery
Location	Situated in the North West corner of Scott's Addition, seconds from the I-195/W. Broad Street interchange

Floor Plan - 1406



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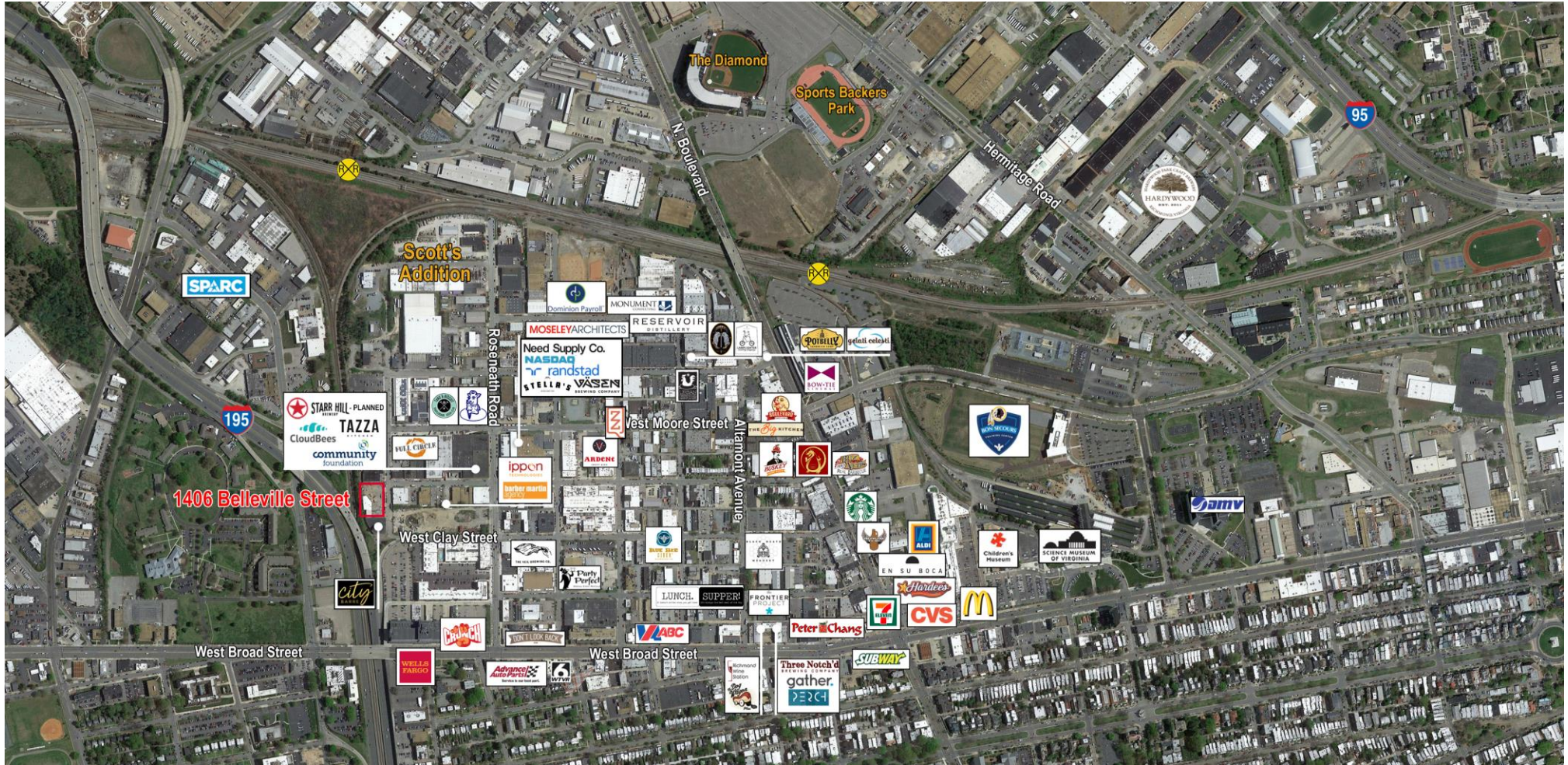
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Richmond Area Accolades

No. 10

10 Best Readers' Choice Best American Riverfront
- USA Today, October 2014

No. 1

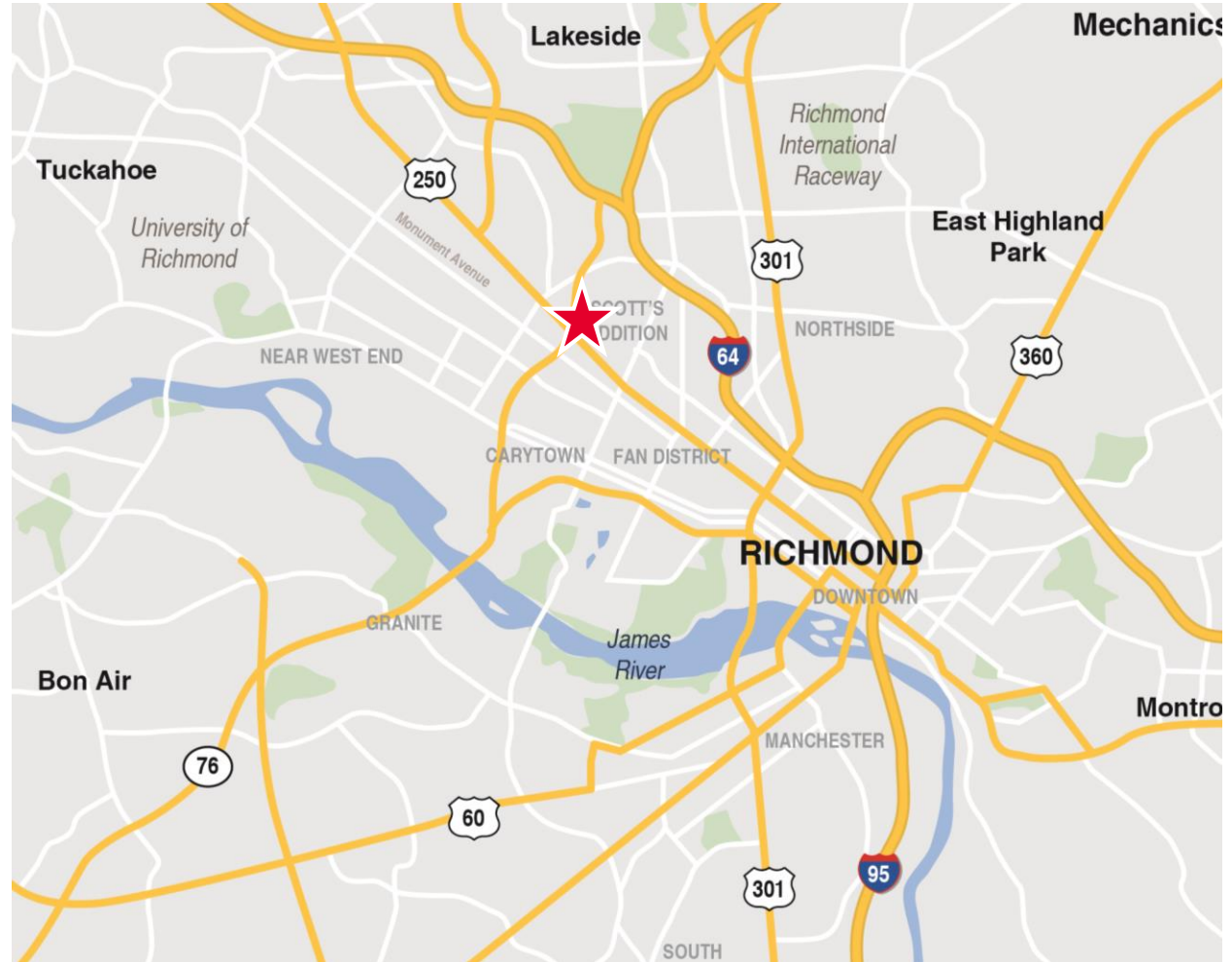
The 10 Most Artistic Mid-Sized Cities in America
- Gogobot, November 2015

Legend Brewing Company Named One of "The Best Urban Breweries and Brewpubs"
- Travel + Leisure, September 2015

The Southern Food Destination You Need to Know About
- Conde Nast Traveler, July 2015

One of the South's Top 10 Outstanding Cities to Relocate your HQ
- Southern Business & Development, September 2014

Top 5 Affordable Cities to Buy a Home
- HomeInsurance.com, 2014



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