

RETAIL FOR LEASE  
12000 W. Broad Street  
Henrico County, Virginia



9,480 SF AVAILABLE

12000 W BROAD ST

Prime Short Pump Retail Location

For more information, contact:

**ALEX T. WOTRING**  
Vice President  
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**DAVID CRAWFORD**  
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Thalhimer Center  
11100 W. Broad Street  
Glen Allen, VA 23060  
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**Property Features**

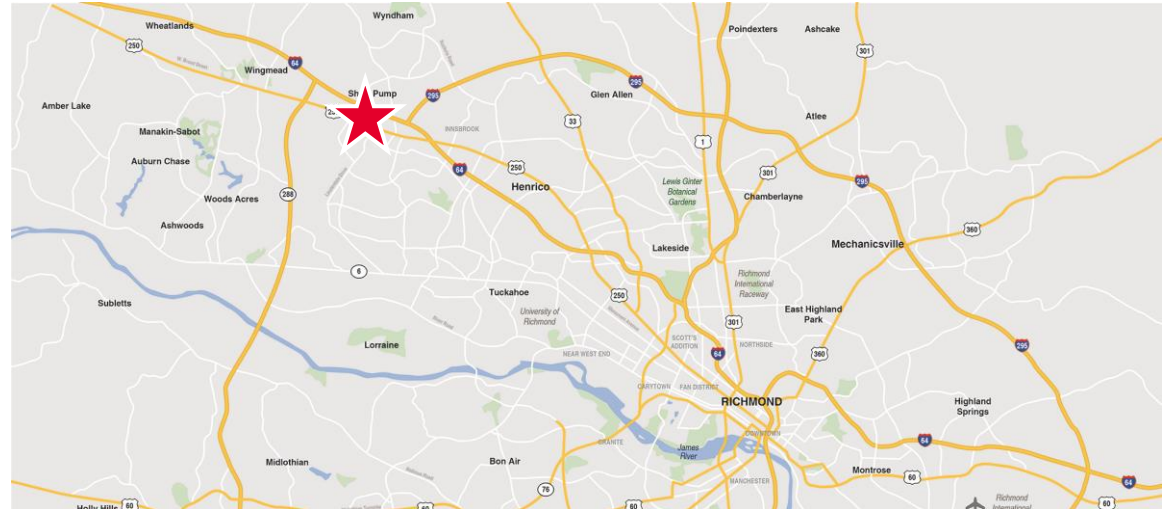
- 5,388 SF RETAIL SPACE WITH 4,092 SF LOWER LEVEL (9,480 SF TOTAL)
- Prime Short Pump retail location on hard corner signaled intersection
- Excellent visibility & frontage along W. Broad Street – 38,000 VPD
- Towne Center West Blvd. leads to Short Pump Town Center, Richmond’s premier mall with 1.4 million square feet

**Join Nearby Retailers**



**Demographics**

	1 Mile	3 Miles	5 Miles
Population	7,403	58,168	124,921
No. of Households	2,893	21,799	49,129
Avg. HH Income	\$142,791	\$137,866	\$117,423
Daytime Population	8,990	35,703	64,184



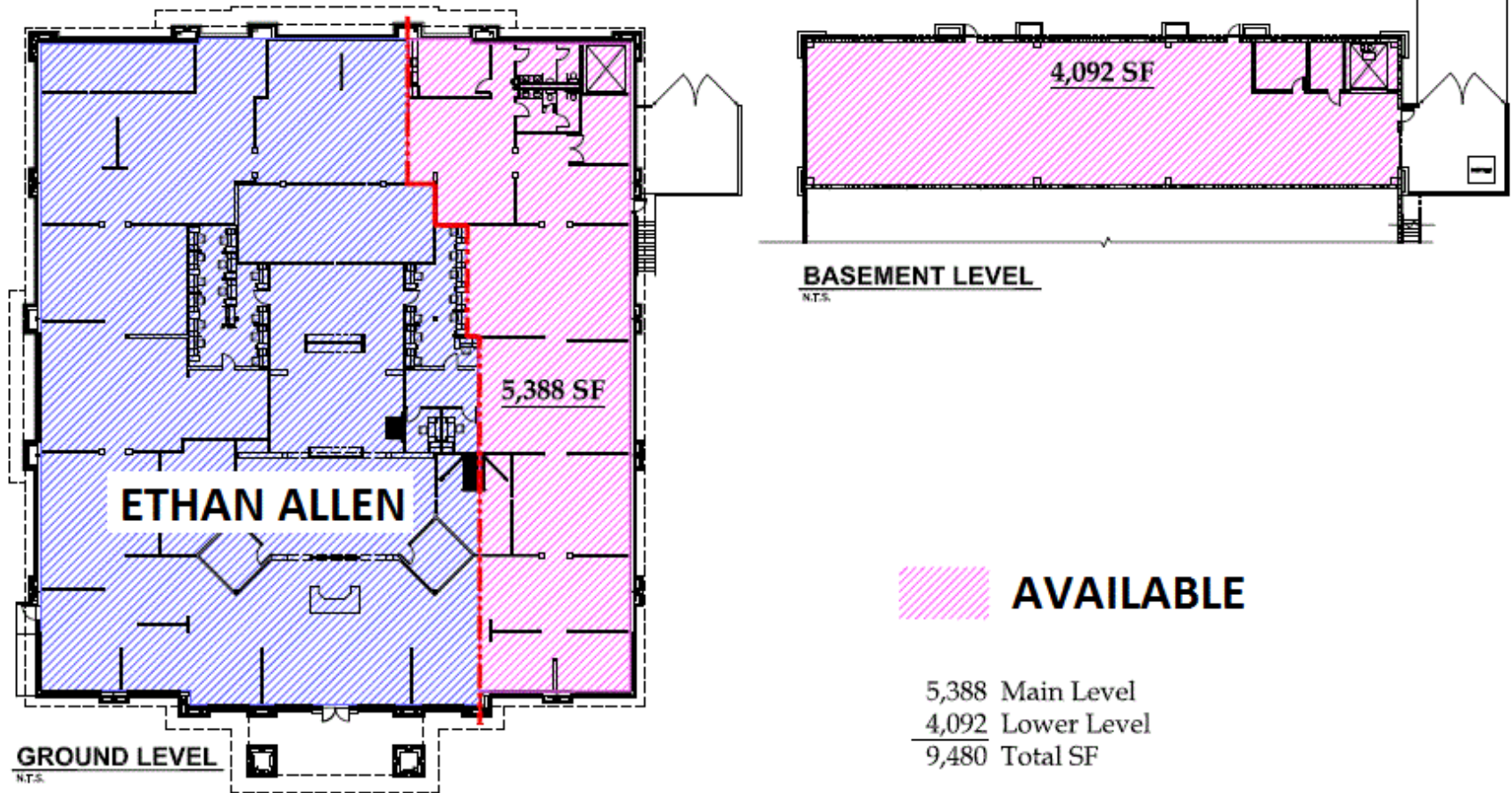
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Site Plan



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