

NUCKOLS PLACE

Nuckols Road & Twin Hickory Drive | Glen Allen, VA (Richmond MSA)

RETAIL FOR LEASE | 3,137 SF AVAILABLE



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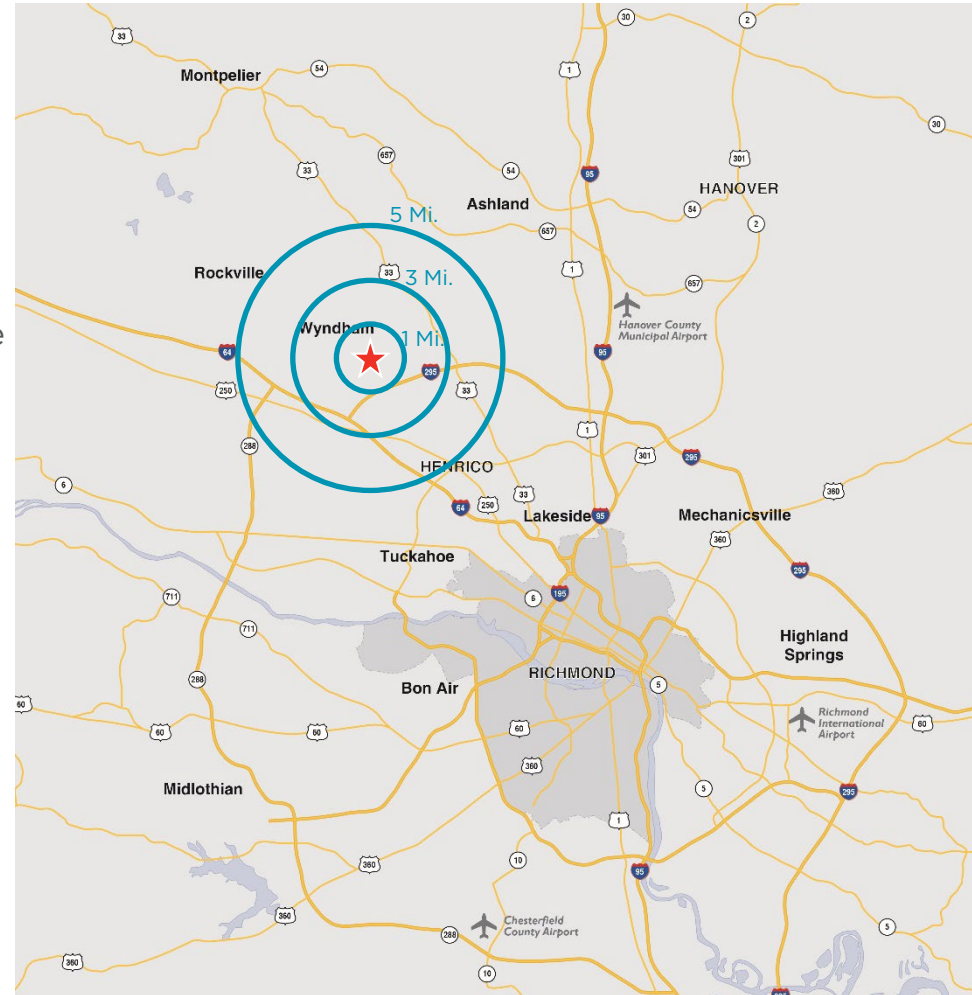
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PROPERTY OVERVIEW

- 3,137 SF Space Available (Can be demised to 1,550 & 1,587 SF)
- Located in high income area of Twin Hickory and Wyndham neighborhoods
- Just off I-295 with excellent visibility and frontage on Nuckols Road
- One mile from Innsbrook Office Park and within The Concourse at Wyndham Office District
- Nuckols Rd - 45,000 VPD
- Across from Shady Grove YMCA (14,000+ members)

Demographics

	1 Mile	3 Miles	5 Miles
Population	8,870	50,634	127,100
No. of Households	3,009	18,824	50,327
Avg. HH Income	\$222,662	\$207,974	\$170,818
Median HH Income	\$194,077	\$166,988	\$132,310
Education Bach+	77.8%	72.2%	62.4%
2024 Median Home Value	\$563,872	\$525,692	\$448,556
Employees	4,535	42,841	67,459



TENANTS & NEARBY RETAILERS



CLUB PILATES



TURNING POINT
BREAKFAST • BRUNCH • LUNCH



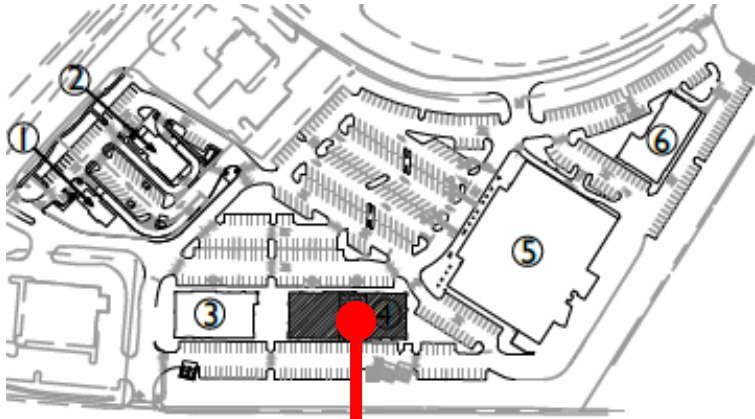
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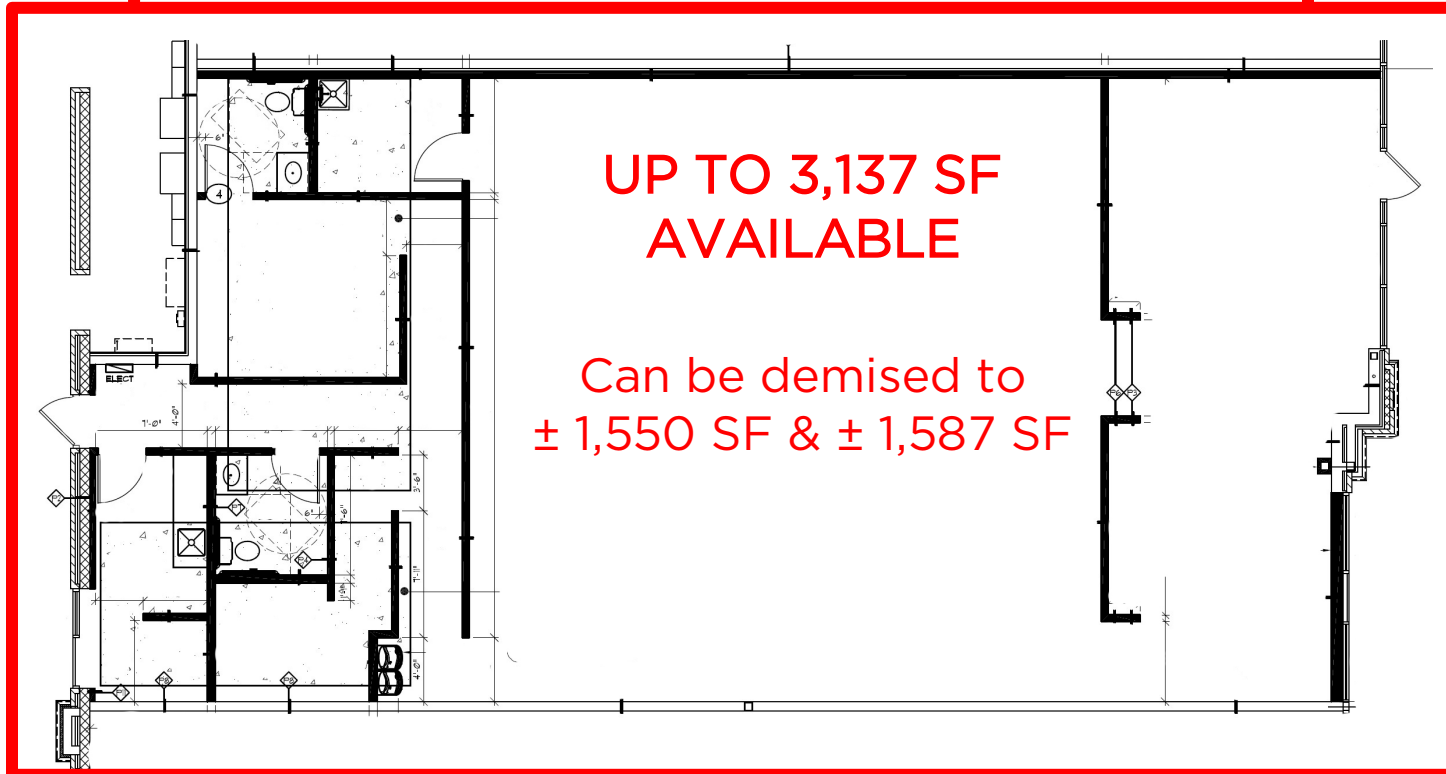


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KEY PLAN



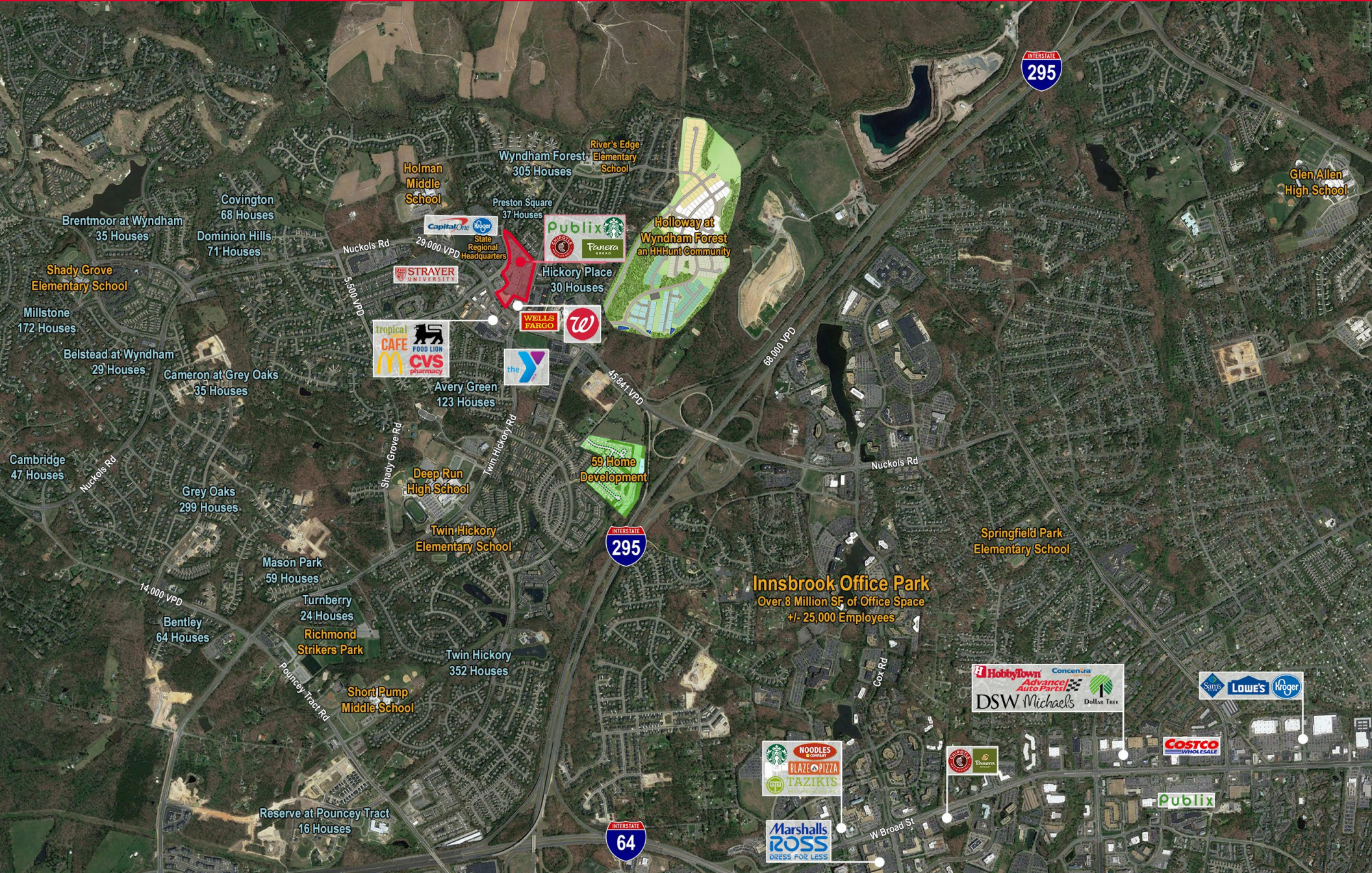
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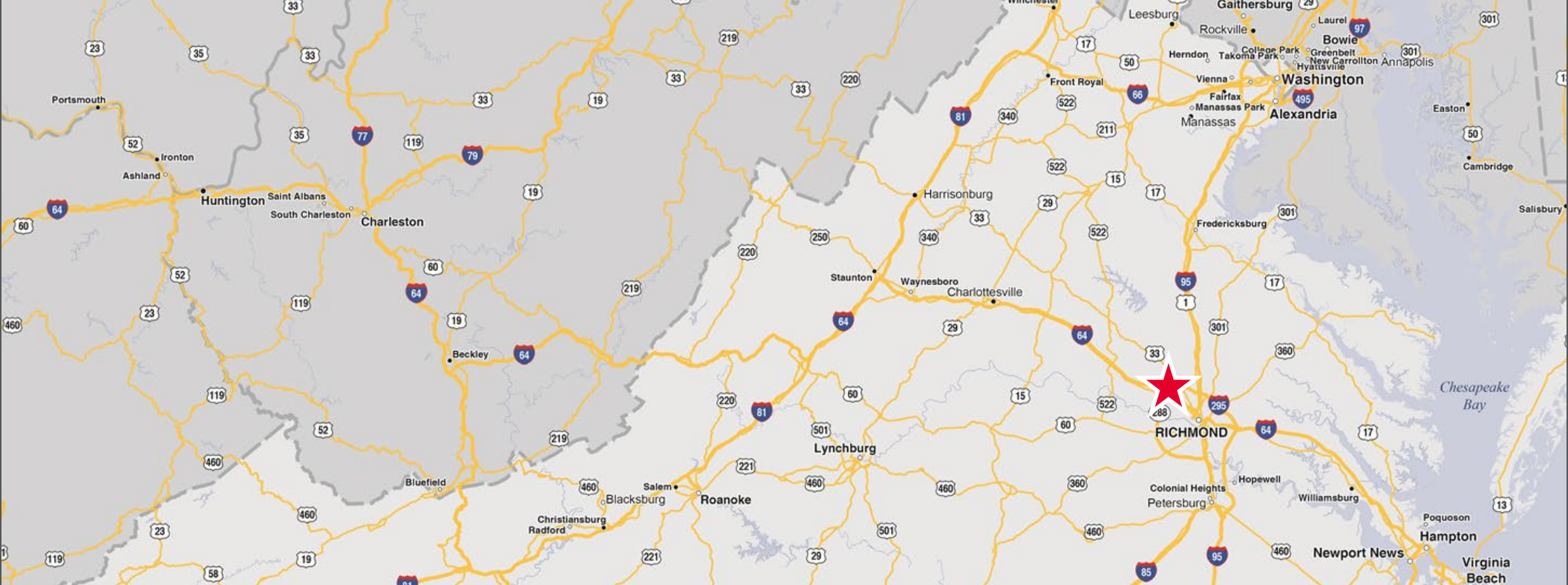
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Glen Allen, VA

For more information, please contact:

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