



For Sublease

1207 N Arthur Ashe Boulevard, Richmond, VA 23230



1207 NORTH ARTHUR ASHE BOULEVARD

Property Highlights

- +/- 11,422 RSF
- **\$20.00/SF NNN**
- High Ceilings
- Abundant natural light
- Ample parking
- Open Concept layout featuring a break room and large conference room
- Sublease term thru June 2030



DEMOGRAPHICS

Number of Households

1-mile	3-miles	5-miles
9,581	52,547	116,861

Average Household population

1-mile	3-miles	5-miles
\$101,463	\$89,566	\$81,442

2023 Population

1-mile	3-miles	5-miles
17,853	117,133	268,041

Median Age

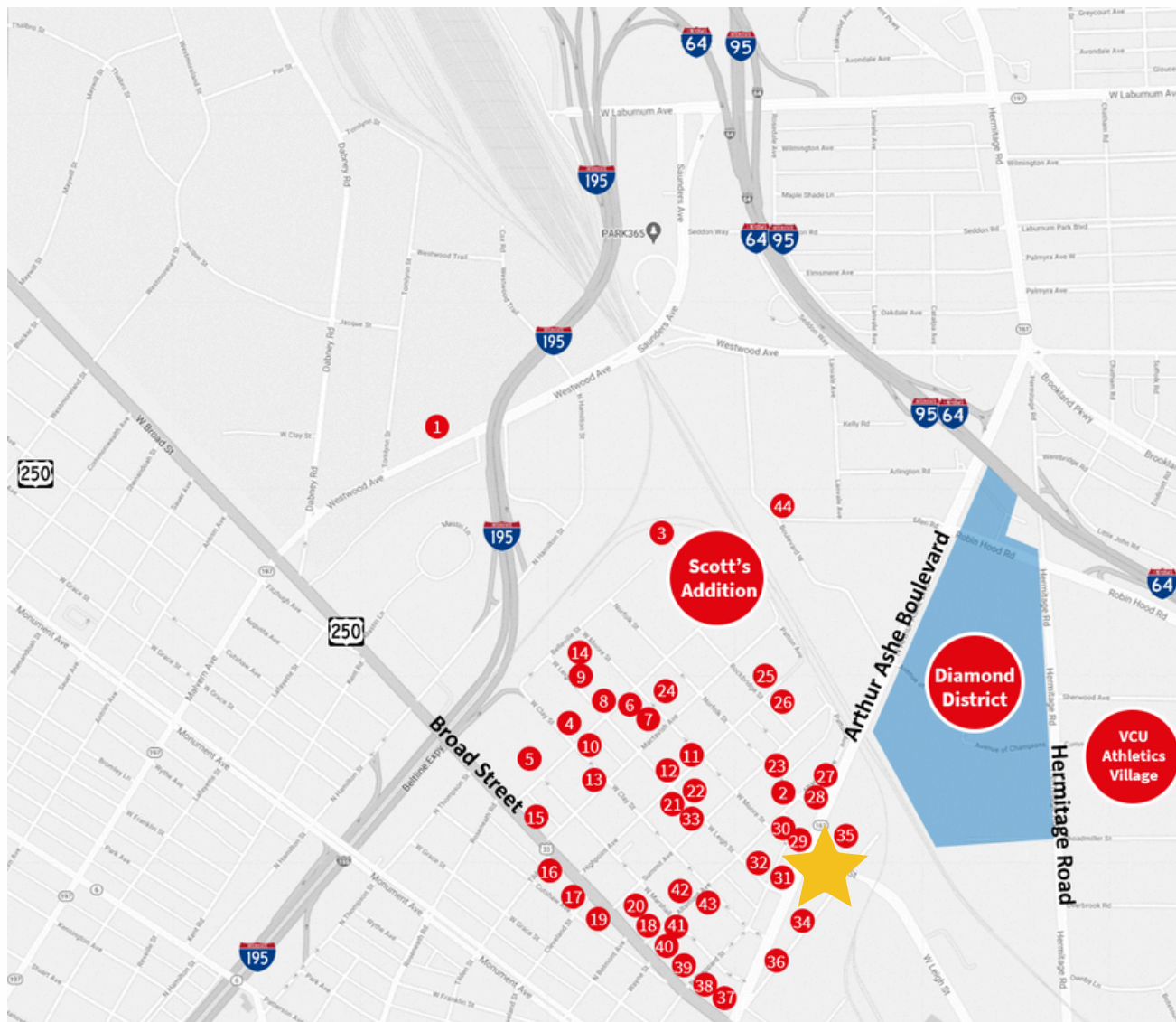
1-mile	3-miles	5-miles
34.5	35.8	36.7

Spotty Robins

spotty.robins@jll.com
+1 (804) 200 6533

John Simmons

john.simmons@jll.com
+1 (804) 200 6554



AMENITIES

1. Topgolf
2. Pinky's
3. Brambly Park Winery
4. Scott's Shawarma
5. Crunch Fitness
6. Stella's Grocery
7. Vasen Brewing Co.
8. Tazza Kitchen
9. Starr Hill Beer Hall & Rooftop
10. Wood & Iron
11. ZZQ Texas BBQ
12. Ardent Craft Ales
13. Slingshot Social
14. The Veil Brewing Co.
15. Don't Look Back
16. Lemon of India
17. McLeans
18. Cabo Fish Taco
19. Blanchard's Coffee
20. Supper
21. Circuit Arcade Bar
22. Strangeways Brewing
23. Isley Brewing Co
24. Grit Coffee
25. Brenner Pass & Black Lodge
26. Hive Salon
27. Potbelly Sandwich
28. Gelati Celesti
29. Boulevard Burger & Brew
30. Moore Street Café
31. Fat Dragon Chinese Kitchen
32. Buskey Cider
33. Lucky AF
34. Starbucks
35. Bowtie Cinema
36. En Su Boca
37. Peter Chang's
38. The Hof Garden
39. Bingo
40. Kismet Modern Indian
41. Three Notch'd Brewing
42. Recluse Coffee Bar
43. Longoven
44. Ruff Canine Club