



# For Sublease

11551 Nuckols Road, Glen Allen, VA

 **JLL** SEE A BRIGHTER WAY



# 11551 Nuckols Road Glen Allen, VA

## Property Features

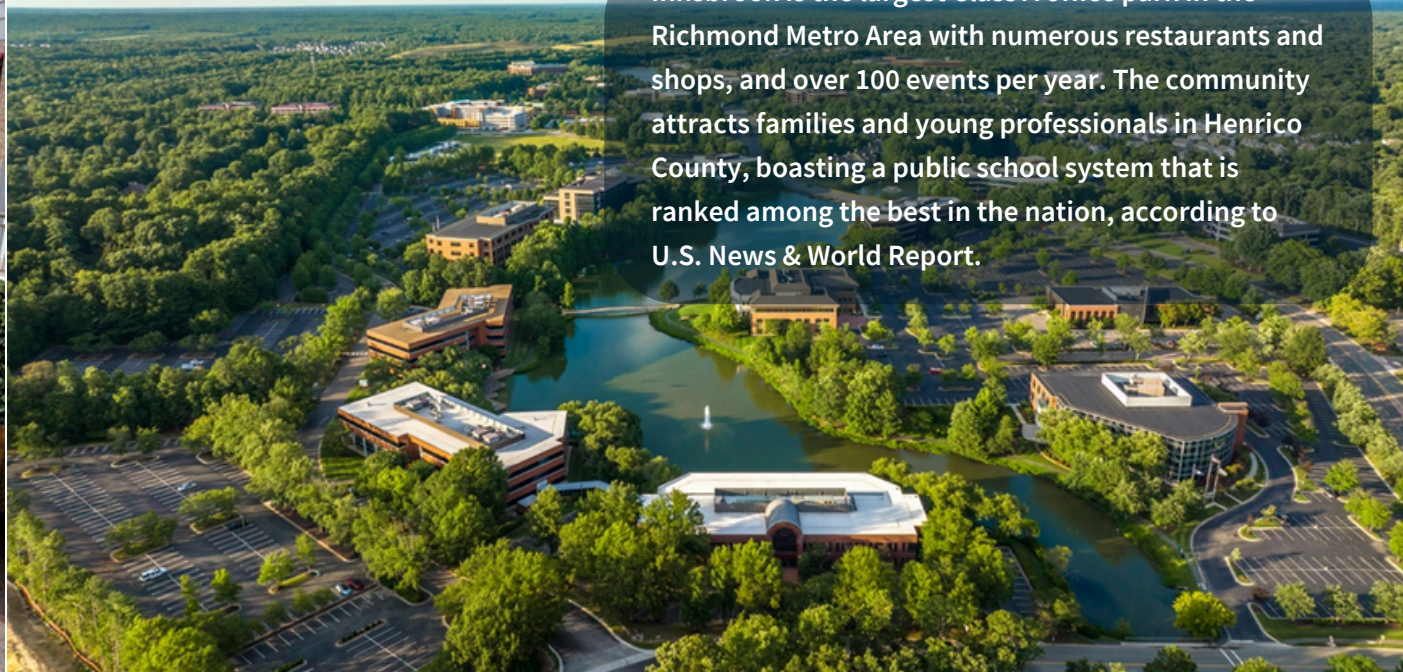
- 3,793 SF available
- Term through 2/29/2028
- Ideally situated to nearby amenities at Twin Hickory, Innsbrook, and Short Pump
- Exterior façade signage, and individual suite entry
- Move-in ready condition with conference room, break area, flexible layout
- Direct access to Nuckols Rd and I-295/I-64 interchange
- On-site property management
- Generous glass line with abundant lighting
- Access to fitness center at East Shore Bldg.



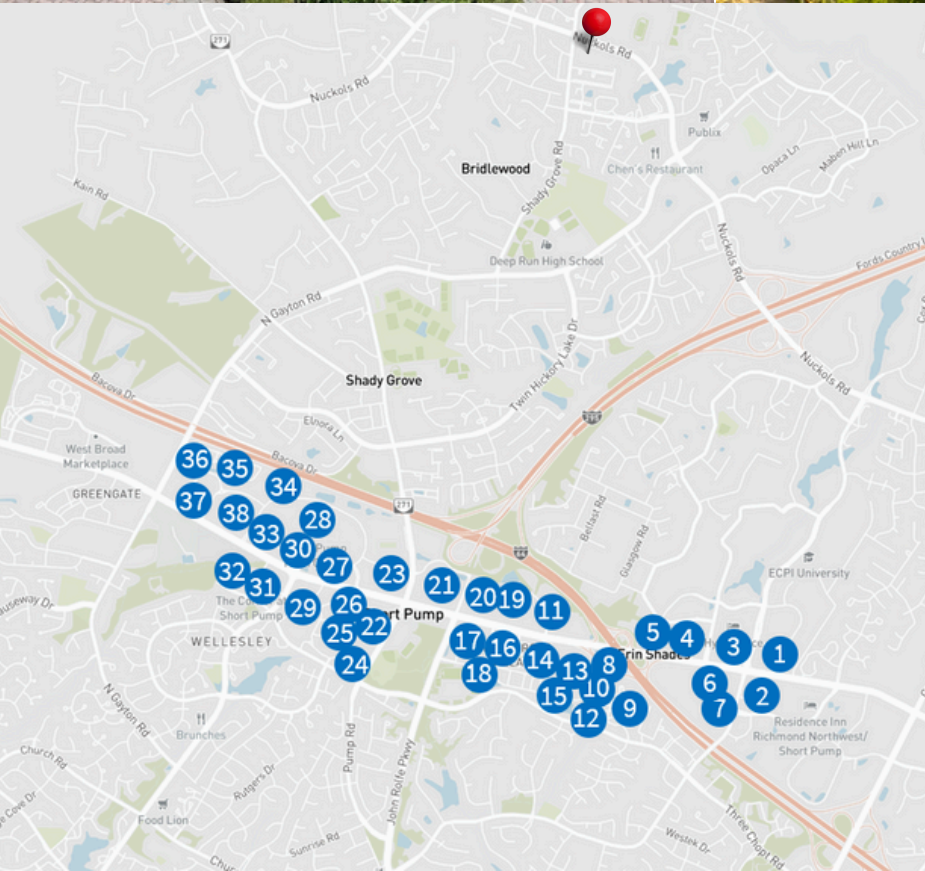




# AREA HIGHLIGHTS



Innsbrook is the largest Class A office park in the Richmond Metro Area with numerous restaurants and shops, and over 100 events per year. The community attracts families and young professionals in Henrico County, boasting a public school system that is ranked among the best in the nation, according to U.S. News & World Report.



## MAP KEY

01	Silver Diner	11	World Market	21	Walmart	31	Olive Garden
02	Chipotle	12	acac Fitness	22	Chick-fil-A	32	Kroger
03	Capital Ale House	13	Carrabba's	23	World of Beer	33	CAVA
04	Corner Bakery	14	Bonefish Grill	24	Tazza Kitchen	34	American Family Fitness
05	CarMax	15	Burger Bach	25	Publix	35	Pho I Grill
06	Potbelly	16	Chopt Salad Co.	26	Total Wine	36	Plaza Azteca
07	Marshalls	17	Ulta Beauty	27	Mezeh	37	BJ's Restaurant & Brewhouse
08	REI	18	Trader Joe's	28	Short Pump Town Center	38	Kanpai Japanese Steak House
09	HomeGoods	19	The Home Depot	29	Starbucks		
10	Whole Foods	20	Target	30	Cooper's Hawk Winery		





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