

At the corner of  
*History and Innovation*

101 E. Cary Street, Richmond, Virginia  
The Douglas-Baird House



Jimmy Appich  
+1 804 200 6420  
[jimmy.appich@am.jll.com](mailto:jimmy.appich@am.jll.com)

Kaylin Phillips  
+1 804 802 6125  
[kaylin.phillips@am.jll.com](mailto:kaylin.phillips@am.jll.com)



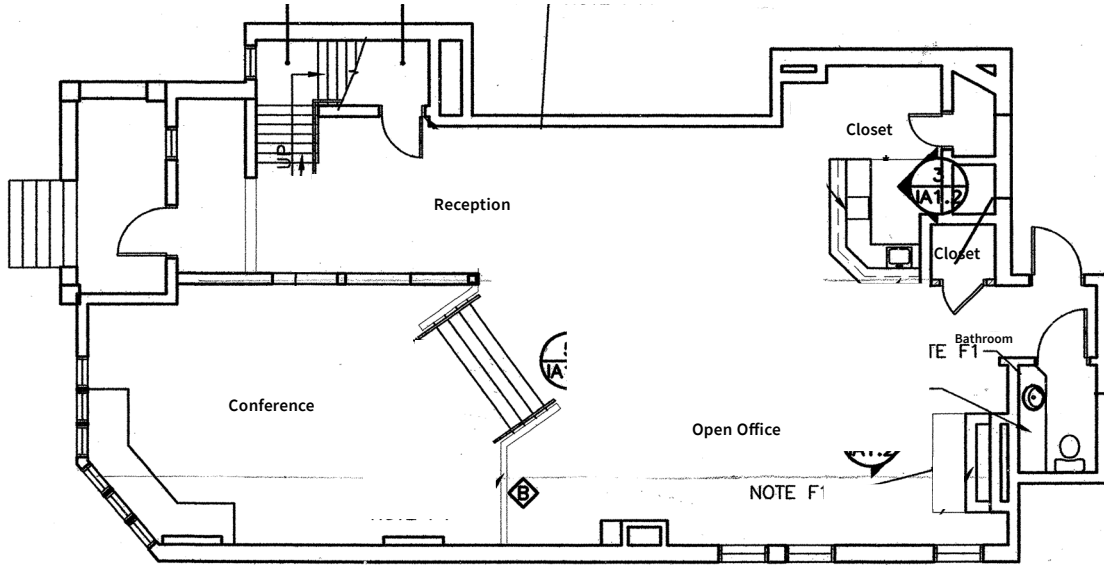


# *The Douglas-Baird House*

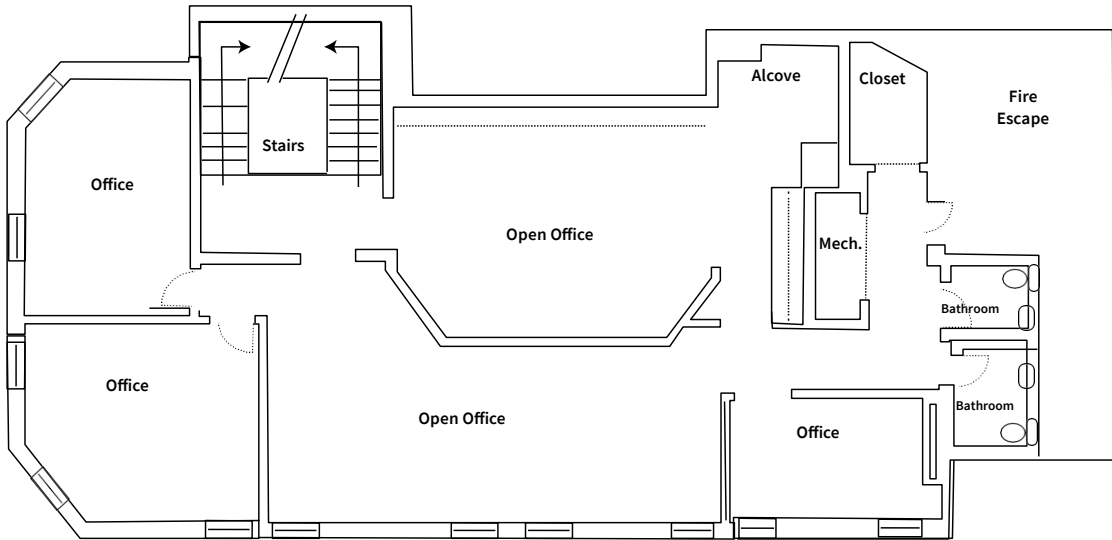
## Redefining office space

Tradition and history cross with nonconformity and originality in a unique office experience at The Douglas-Baird House, located in Richmond's historic Monroe Ward. The Douglas-Baird House is pioneering the creative office market in Richmond and redefining "what is cool" in a walkable, urban location. JLL has been exclusively retained to offer for sale a 100% fee simple interest in 101 E Cary Street, Richmond, VA.

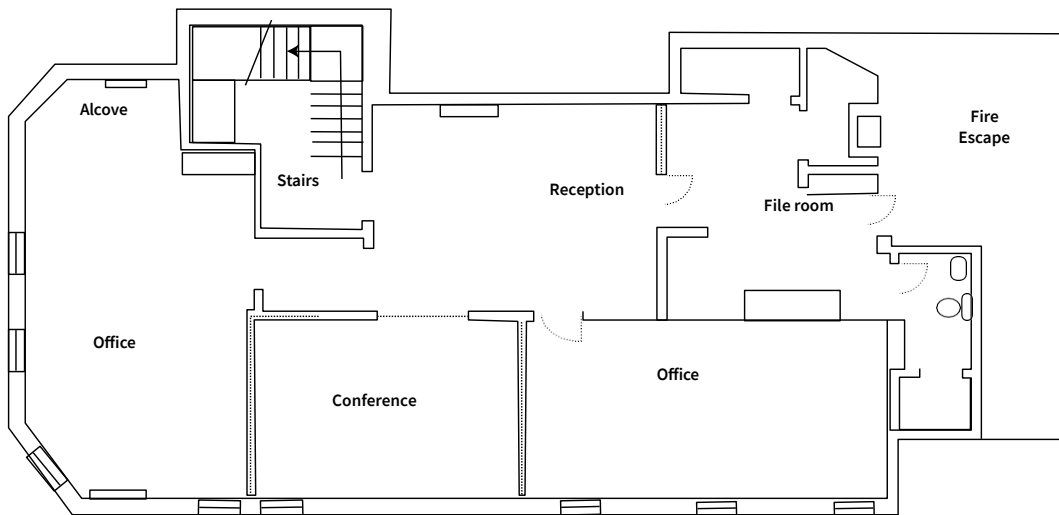
# Floor plates



*First floor*



*Second floor*



*Third floor*





## The new

Under the eye of a boutique advertising firm, The Douglas-Baird House was transformed into a modern workspace. In recent years, the attrition of baby boomers and the introduction of millennials redefined the criteria for office space. Competition for top talent and retention of your best employees is causing employers to rethink traditional office. Residing in The Douglas-Baird House represents the exact opposite of traditional office — a creative and transformative office is often cited as a key to business growth.



## The old

The Douglas Baird House is a Renaissance Revival, three story, and decorative brick structure was built in 1887. The rusticated first floor has an arched entry on the left, while the other entry has been altered for a store front entrance. The upper two stories are distinguished by an ornamental treatment of the windows and the masonry. The flat roofline has a bracketed cornice.



# The specifics

Zoning	B-3
Floors	Three floors
Condition	Excellent
Construction	Masonry and timber
Exterior	Brick
Walkability	Many amenities within walking distance
Features	Excellent location and visibility Tremendous glass line
Layout	Balanced layout of offices and open configuration



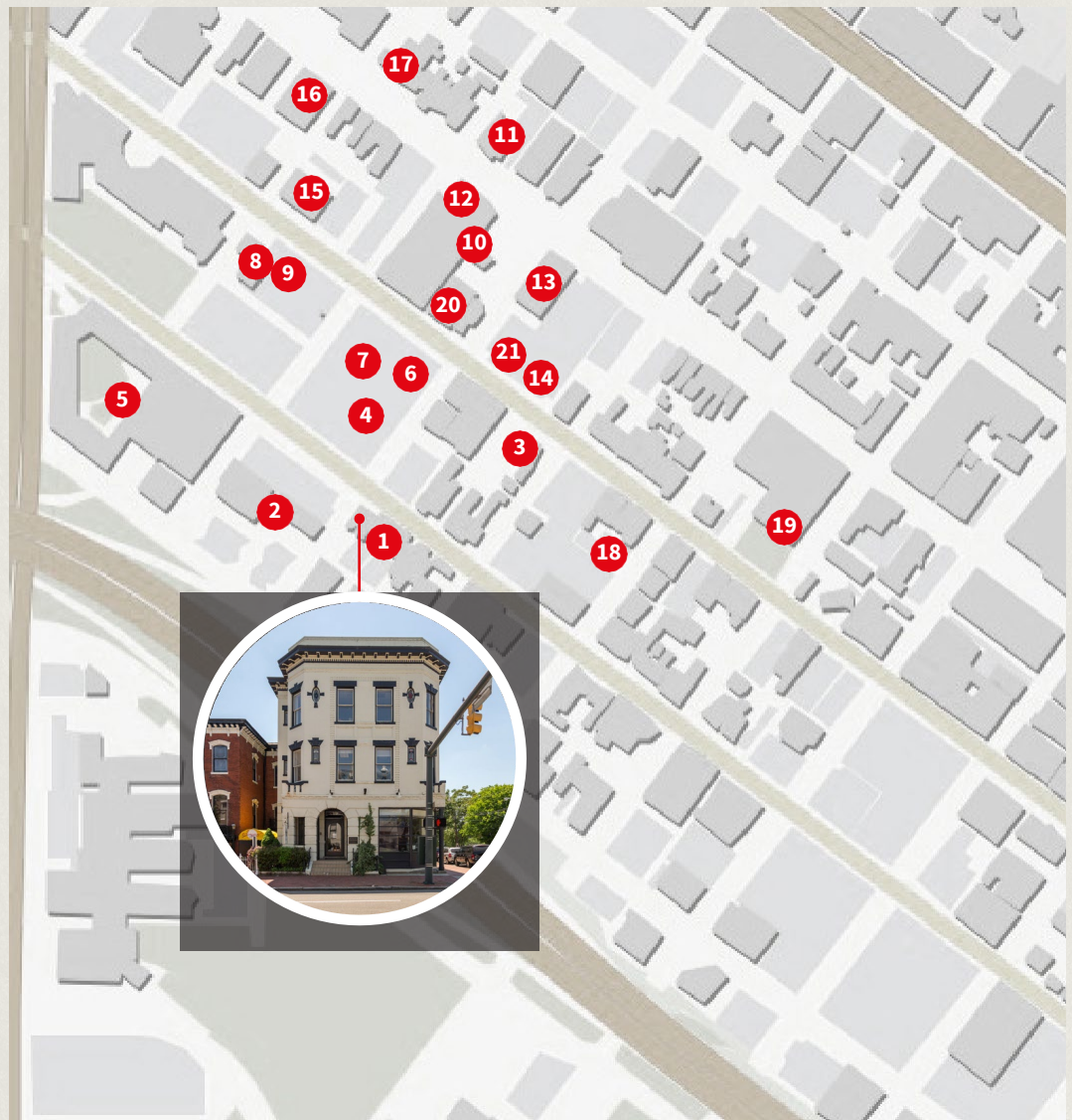


# Monroe Ward, Richmond

Just as San Francisco, Austin, Denver and Boston have done, Richmond is creating an alternative to expensive high rise office space. The reconditioned districts of Monroe Ward, Shockoe Bottom and Scott's Addition are becoming the neighborhoods of choice for progressive law, tech and advertising firms looking to give their teams more than just a vanilla office experience. The Douglas-Baird House embodies intangible traits that creatives crave at a fraction of the cost and provides an exceptional labor pool teeming with recent University of Richmond and Virginia Commonwealth University grads for expanding businesses. Like The Douglas-Baird House, Monroe Ward is a cross-section of two Richmonds: The Historical city with roots that predate the American Revolution and The Innovative with the artistic spirit of creatives who call the city home.

## Nearby Amenities

1. Sang Jun Thai
2. Triple Crossing
3. Africanne on Main
4. Adriana's Collection
5. VCU
6. Avenue 42 Style Studio
7. Historic Richmond Foundation
8. The Jefferson
9. LeMaire
10. Barcode
11. Tarrant's Café
12. Chez Foushee
13. Perly's
14. Linden Row Inn
15. The Graduate
16. Maple and Pine
17. Quirk
18. Penny Lane Pub
19. Greenleaf's Pool Room
20. The Garden Club of Virginia
21. Urban Farmhouse Market and Cafe



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