

COSBY VILLAGE SQUARE

NOW LEASING & PRE-LEASING



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FEATURES

RETAIL

- Building Sites available up to +/- 1.47 Acres
- Spaces available from 1,322 – 8,651 SF
- Restaurant spaces with waterfront & endcap patio options
- Build To Suit Opportunities

OFFICE

- Building Sites available up to +/- 1.47 Acres
- Build-to-suit office or medical office
- Purchase and Lease Options
- Generous parking ratio
- 15-minute drive to Bon Secours St. Francis Medical Center

PROPERTY FEATURES

- NEW DEVELOPMENT DELIVERING SPACES NOW - PRE-LEASING NEW BUILDINGS IN DESIGN
- Dynamic location in fastest growing residential area in Richmond
- 44,000 VPD - Hull Street Road (Route 360)
- Mixed-use development featuring 500+ residential units, retail buildings & outparcels
- Great access from Hull Street, Cosby Road, Otterdale Road & Fox Club Parkway
- Located between Hampton Park, Harpers Mill & Magnolia Green



Join Nearby Retailers & Co-Tenants



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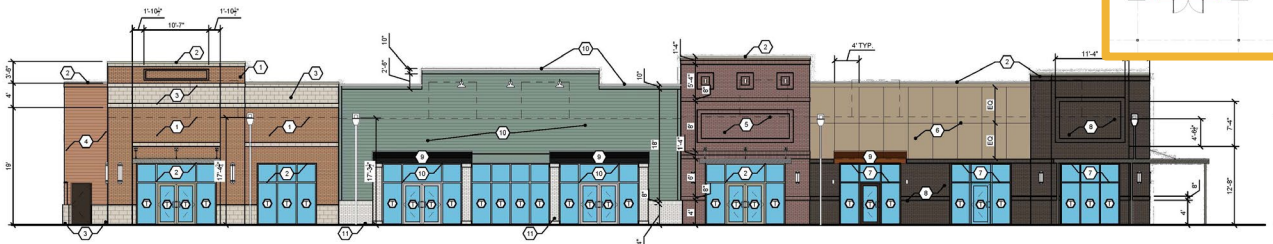
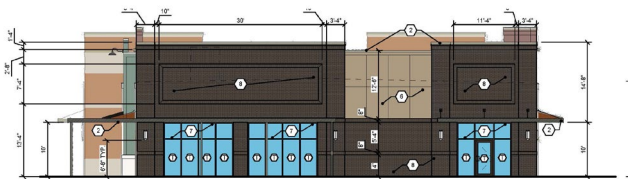
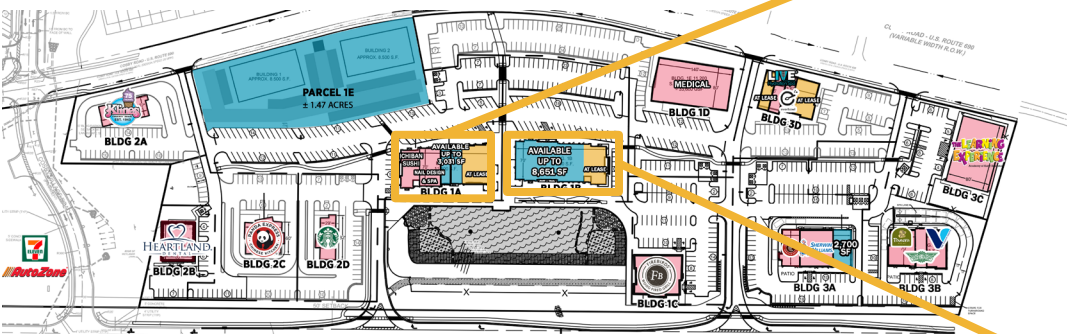
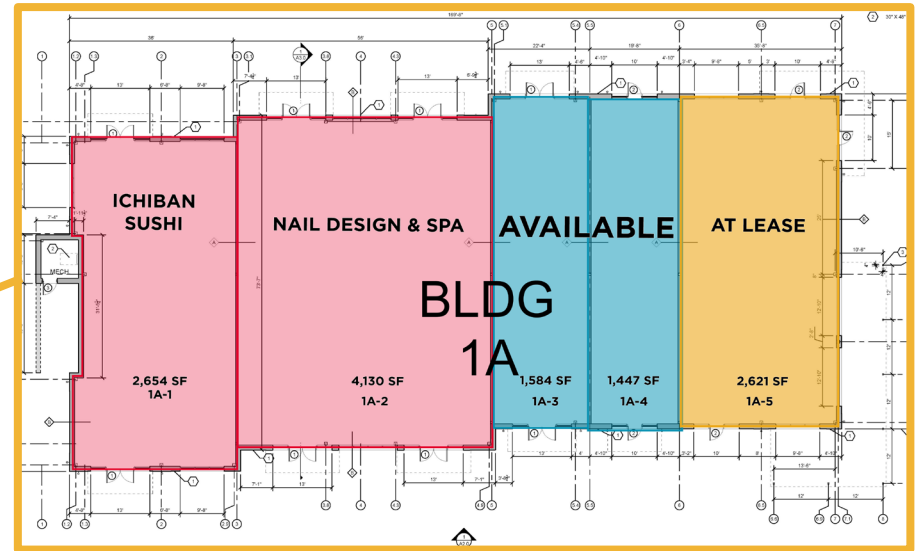
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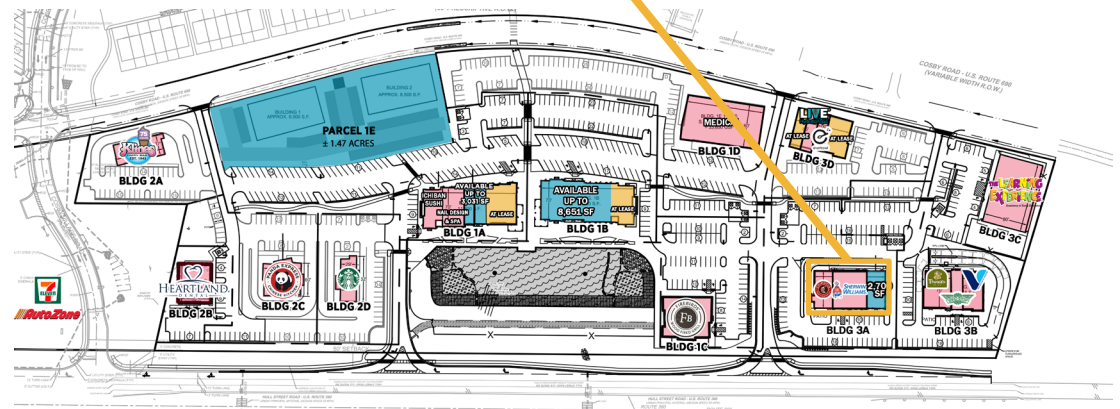
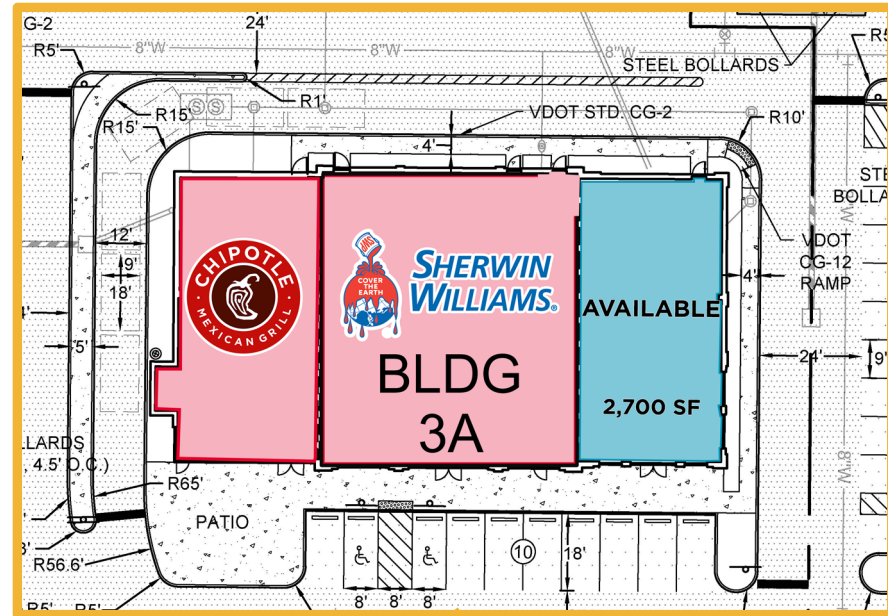
BUILDING 1A & 1B



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BUILDING 3A

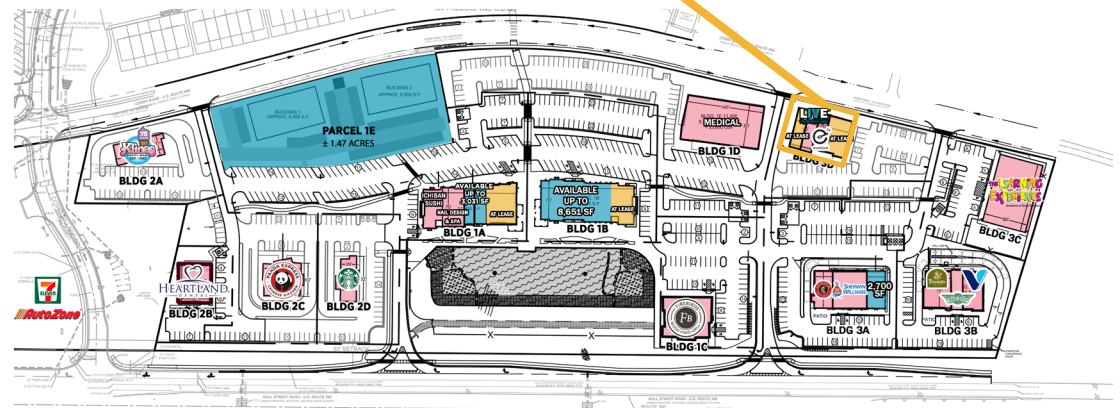
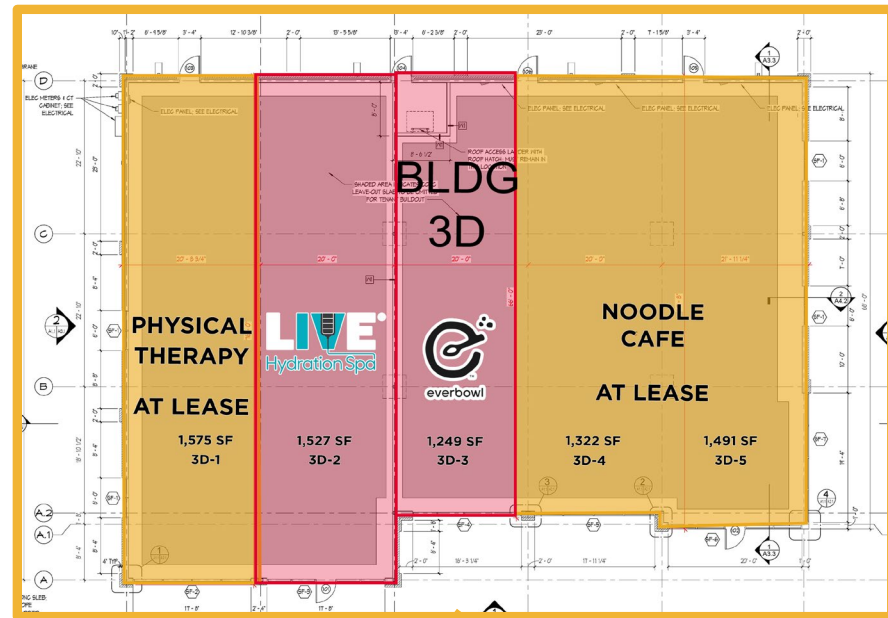


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BUILDING 3D

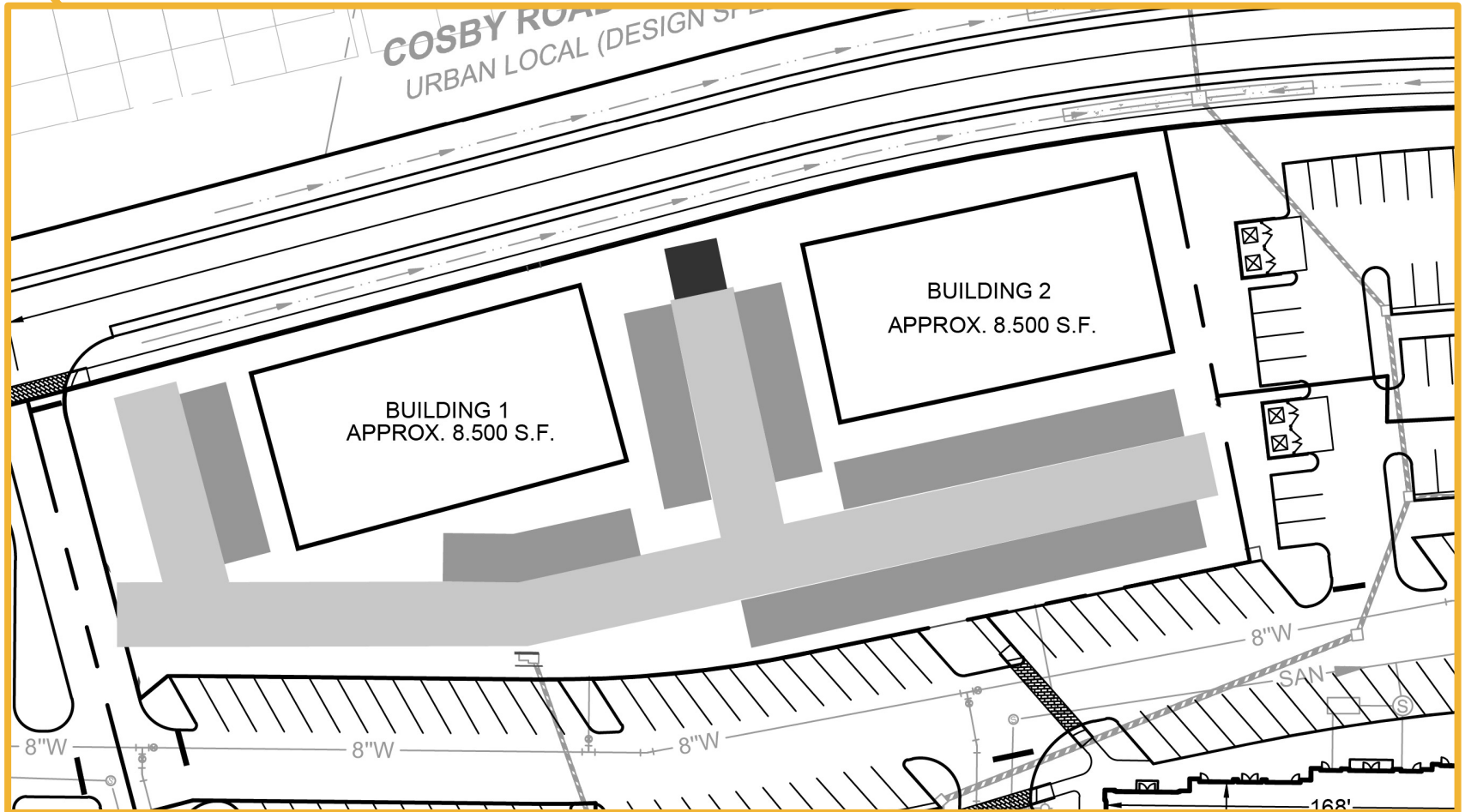
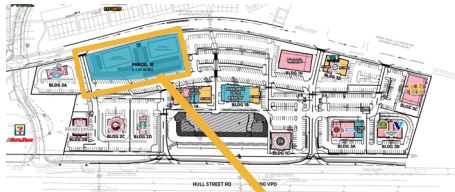


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PARCEL 1E - POTENTIAL LAYOUT

UP TO 1.47 ACRES



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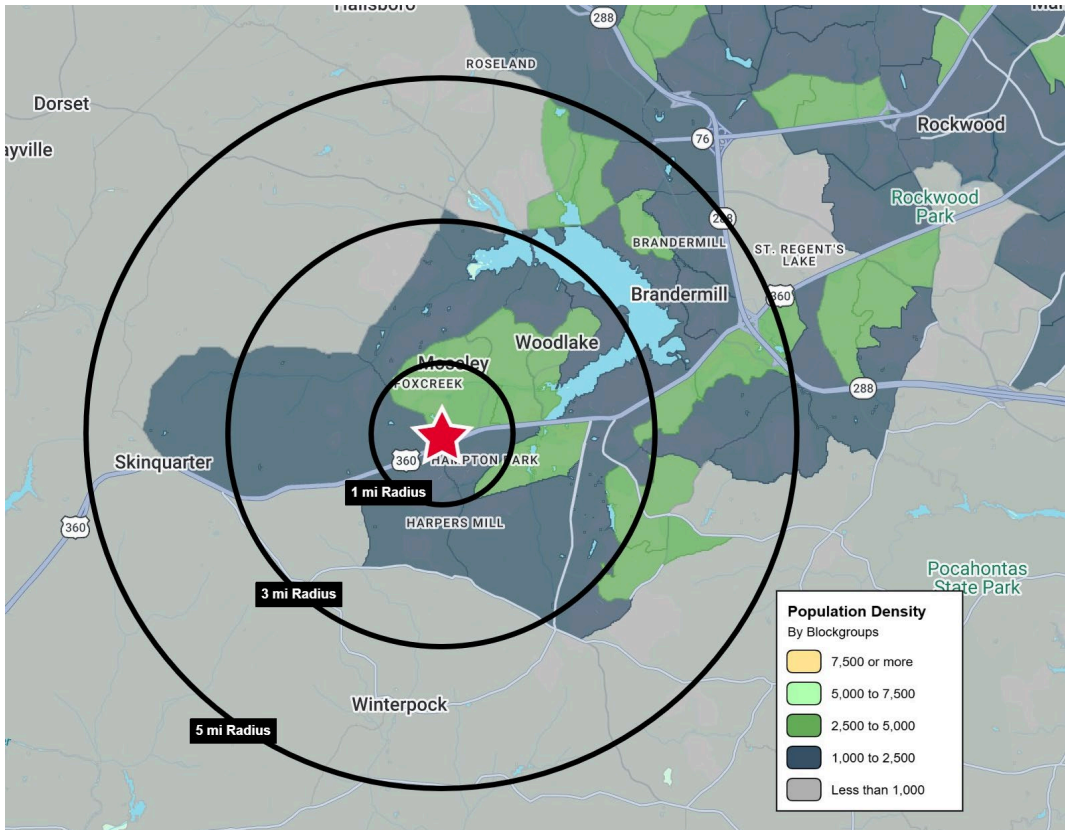
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BUILDING 1D



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82,881

5-MILES POPULATION



29,464

5-MILES NO. OF HOUSEHOLDS



\$230,939

1-MILE AVERAGE HOUSEHOLD INCOME



44,709

5-MILES EMPLOYEES



±10,000

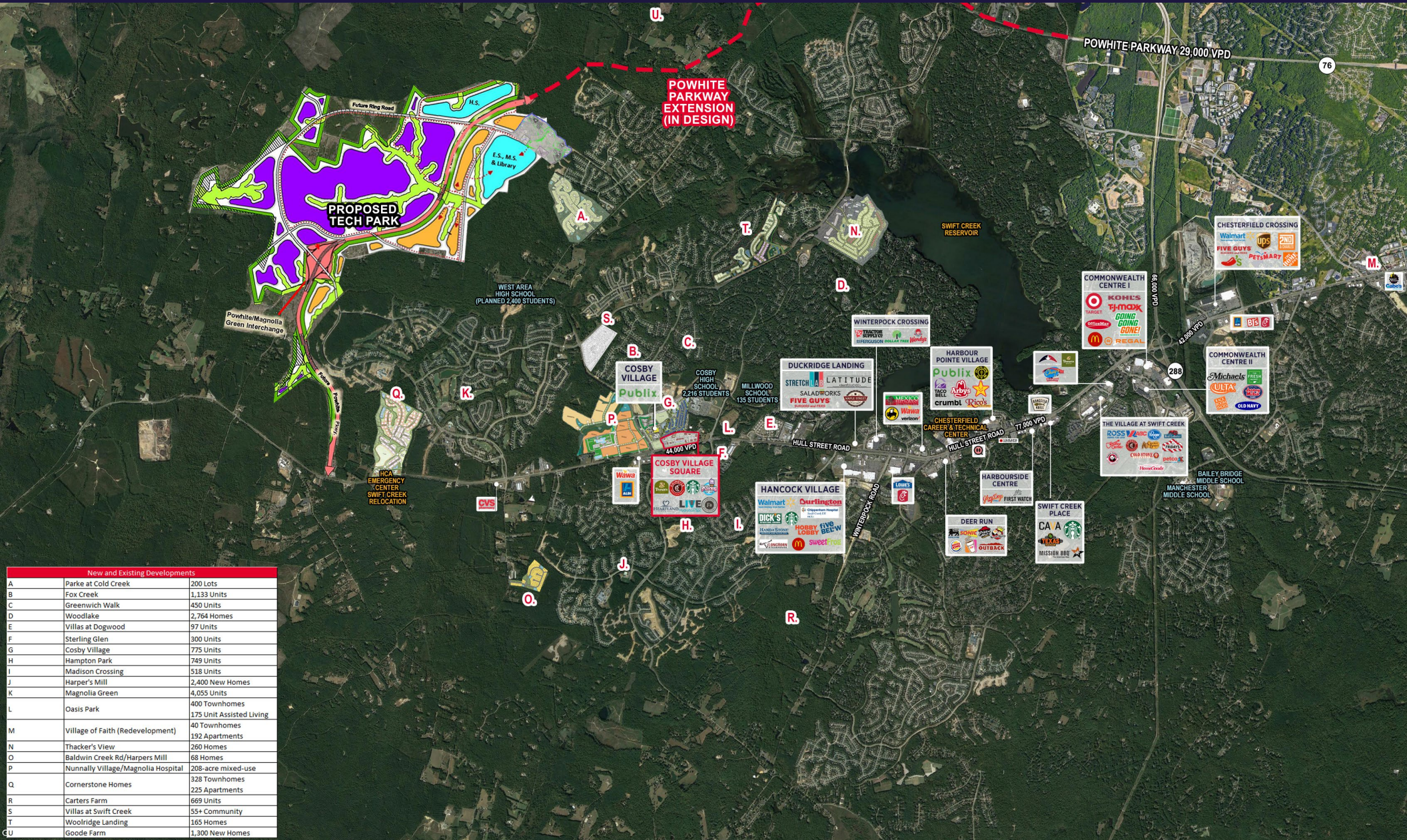
NEW HOMES APPROVED

Demographics

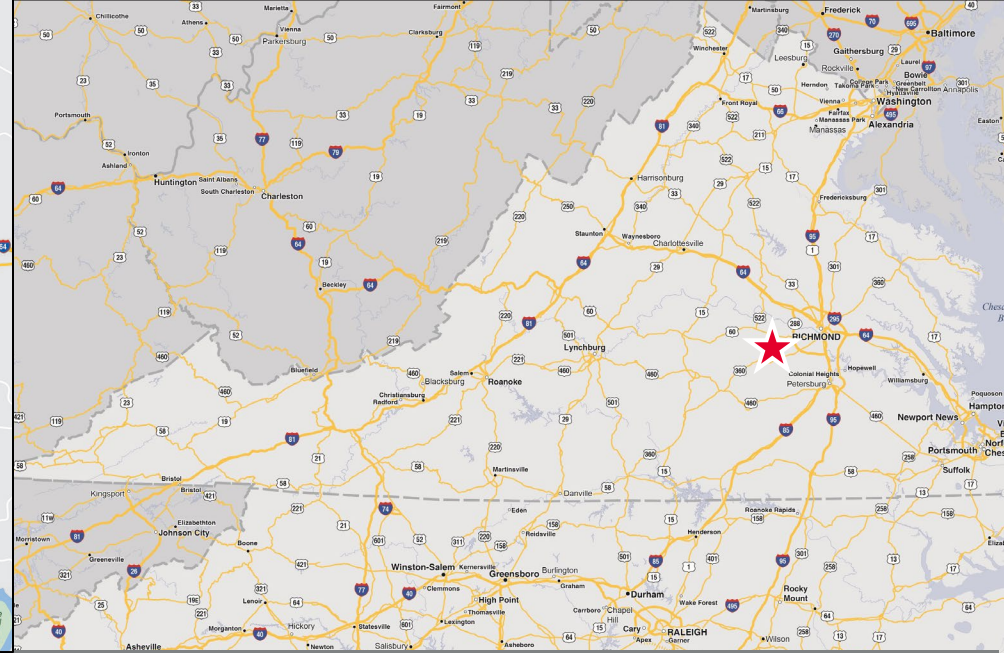
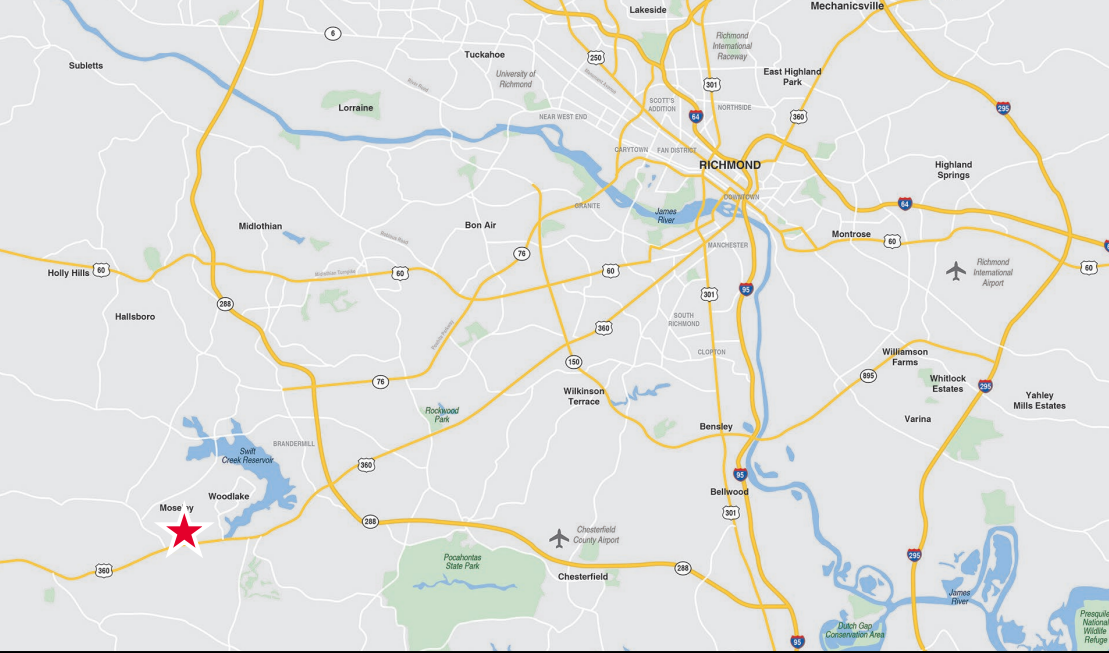
	1 Mile	3 Miles	5 Miles
Population	8,405	43,536	82,881
No. of Households	2,568	14,479	29,464
Median HH Income	\$170,376	\$161,970	\$144,282
Avg. HH Income	\$230,939	\$193,284	\$175,545
Employees	4,230	23,364	44,709

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New and Existing Developments		
A	Parke at Cold Creek	200 Lots
B	Fox Creek	1,133 Units
C	Greenwich Walk	450 Units
D	Woodlake	2,764 Homes
E	Villas at Dogwood	97 Units
F	Sterling Glen	300 Units
G	Cosby Village	775 Units
H	Hampton Park	749 Units
I	Madison Crossing	518 Units
J	Harper's Mill	2,400 New Homes
K	Magnolia Green	4,055 Units
L	Oasis Park	400 Townhomes 175 Unit Assisted Living 40 Townhomes
M	Village of Faith (Redevelopment)	192 Apartments
N	Thacker's View	260 Homes
O	Baldwin Creek Rd/Harpers Mill	68 Homes
P	Nunnally Village/Magnolia Hospital	208-acre mixed-use 328 Townhomes
Q	Cornerstone Homes	225 Apartments
R	Carters Farm	669 Units
S	Villas at Swift Creek	55+ Community
T	Woolridge Landing	165 Homes
U	Goode Farm	1,300 New Homes



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