



# PRIME RESTAURANT SPACE

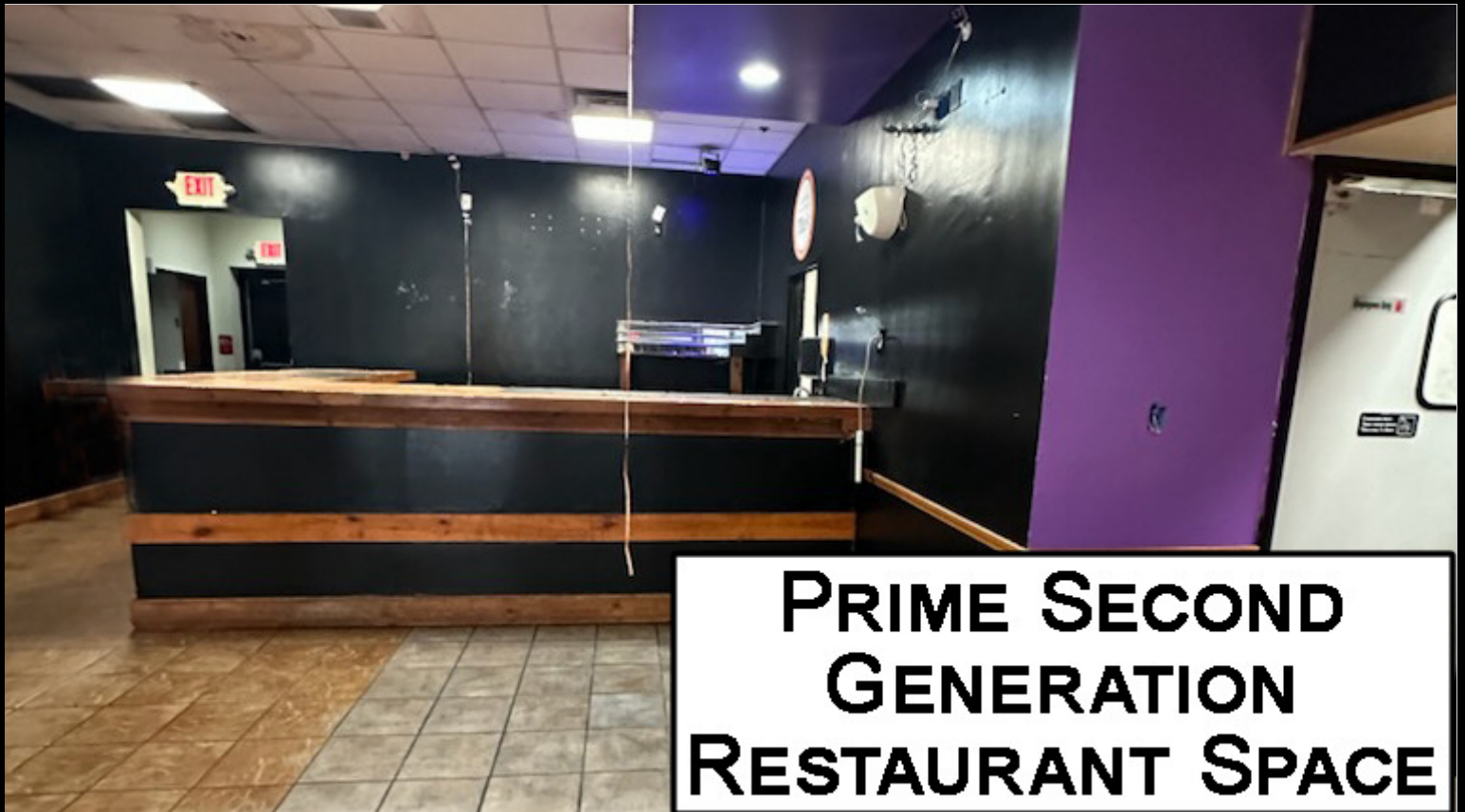
4360 S LABURNUM AVE | RICHMOND, VA 23231

**FEATURES**

- **LABURNUM PARK RESTAURANT SPACE**
- Second Generation Restaurant Space
- JOIN GOLD'S GYM, DOLLAR TREE, SUBWAY, TACO BELL & COOKOUT.
- 4,000 SF Fully Built Out with Hood and Bar. Large Banquet Room for Events.
- Located in 113,992 SF shopping center fronting Laburnum Ave
- Neighbors White Oak Village
- 310,000 employees within a 10-mile radius.

Space Type	Restaurant Space For Lease
Available Space	4,000 SF
Lease Rate	\$22.00 SF/yr (NNN)

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
Total Population	59,656	135,277	464,599
Average HH Income	\$69,775	\$74,097	\$92,821



**PRIME SECOND  
 GENERATION  
 RESTAURANT SPACE**

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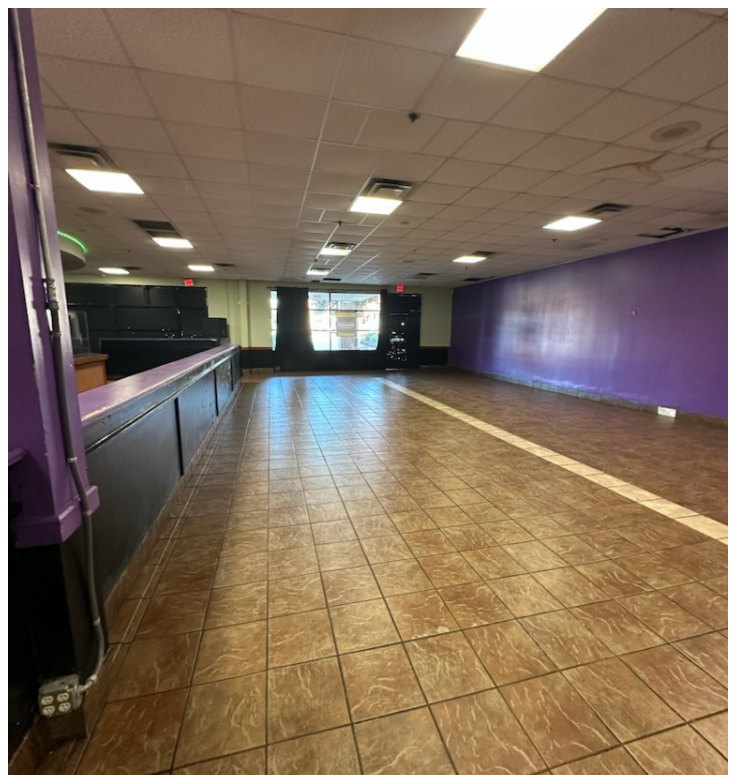
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**Taylor Long**  
**PROPERTIES**  
 Commercial Real Estate



## INTERIOR PHOTOS



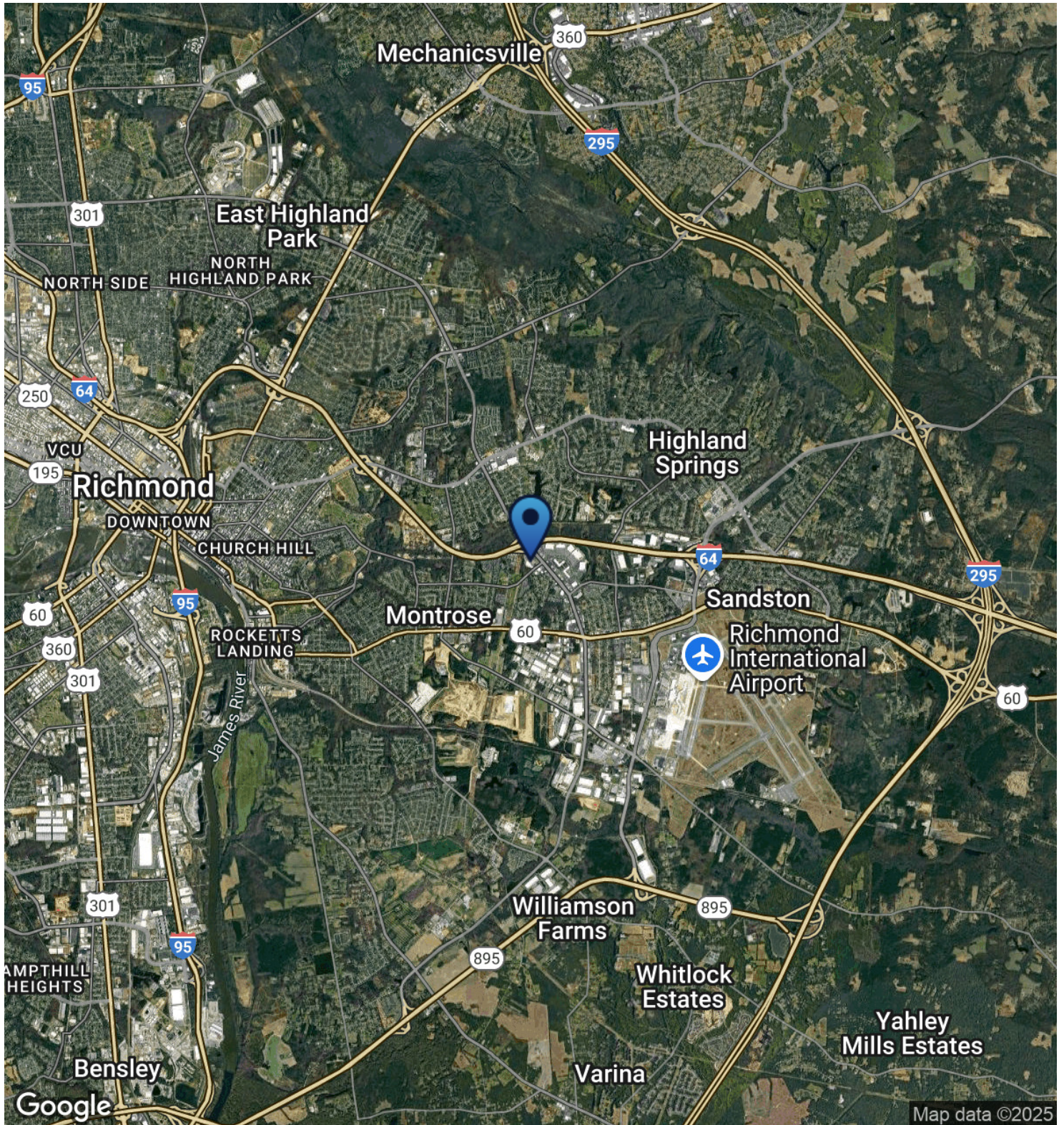


**SITE PLAN / AERIAL**



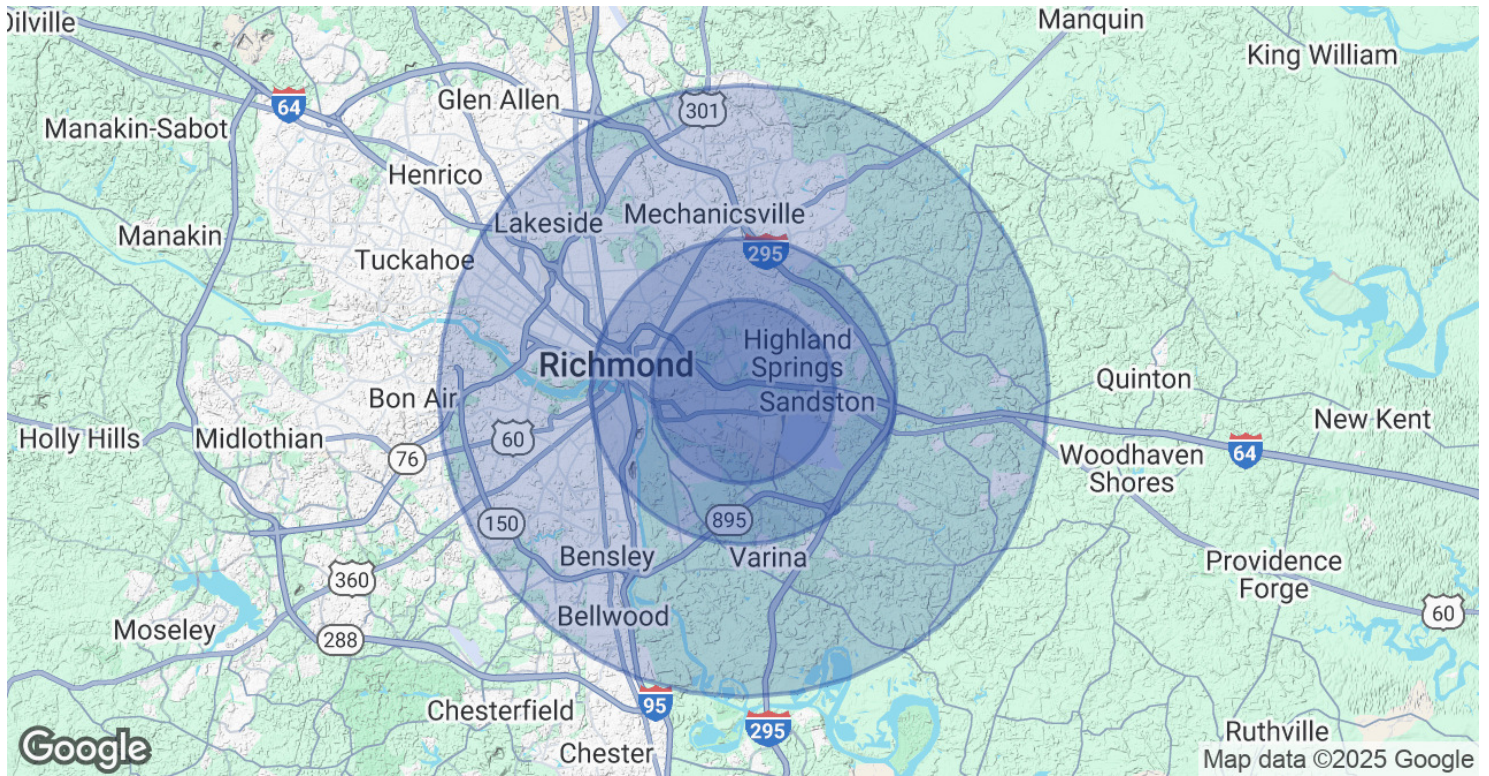


# LOCATION MAP





# DEMOGRAPHICS MAP & REPORT



POPULATION	3 MILES	5 MILES	10 MILES
Total Population	59,656	135,277	464,599
Average Age	39	38	39
Average Age (Male)	37	37	38
Average Age (Female)	41	39	40
HOUSEHOLDS & INCOME	3 MILES	5 MILES	10 MILES
Total Households	24,777	60,403	198,175
# of Persons per HH	2.4	2.2	2.3
Average HH Income	\$69,775	\$74,097	\$92,821
Average House Value	\$252,486	\$308,211	\$386,511

Demographics data derived from AlphaMap