



St. Francis Medical Pavilion

13801 St. Francis Blvd, Midlothian, VA



Up to 31,751 SF available for lease

Malcolm Randolph, SIOR
Senior Vice President
+1 804 267 7208
malcolm.randolph@colliers.com

John Carpin
Senior Vice President
+1 804 267 7216
john.carpin@colliers.com

Catherine Walker
Vice President
+1 804 968 1978
catherine.walker@colliers.com

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Outpatient medical building on the campus of Bon Secours St. Francis Medical Center



Bon Secours
ST. FRANCIS MEDICAL CENTER

- 185 Acute Care Bed Hospital
- \$108 Million expansion/renovation completed in 2024

Bon Secours Cancer Institute Medical Oncology

Bon Secours Family Center

BON SECOURS SURGERY CENTER
Proposed Development

- Bon Secours is seeking approval from the VDH for the construction of an outpatient surgery center

13801 St. Francis Blvd

Arden Courts ProMedica Memory Care Community

Features

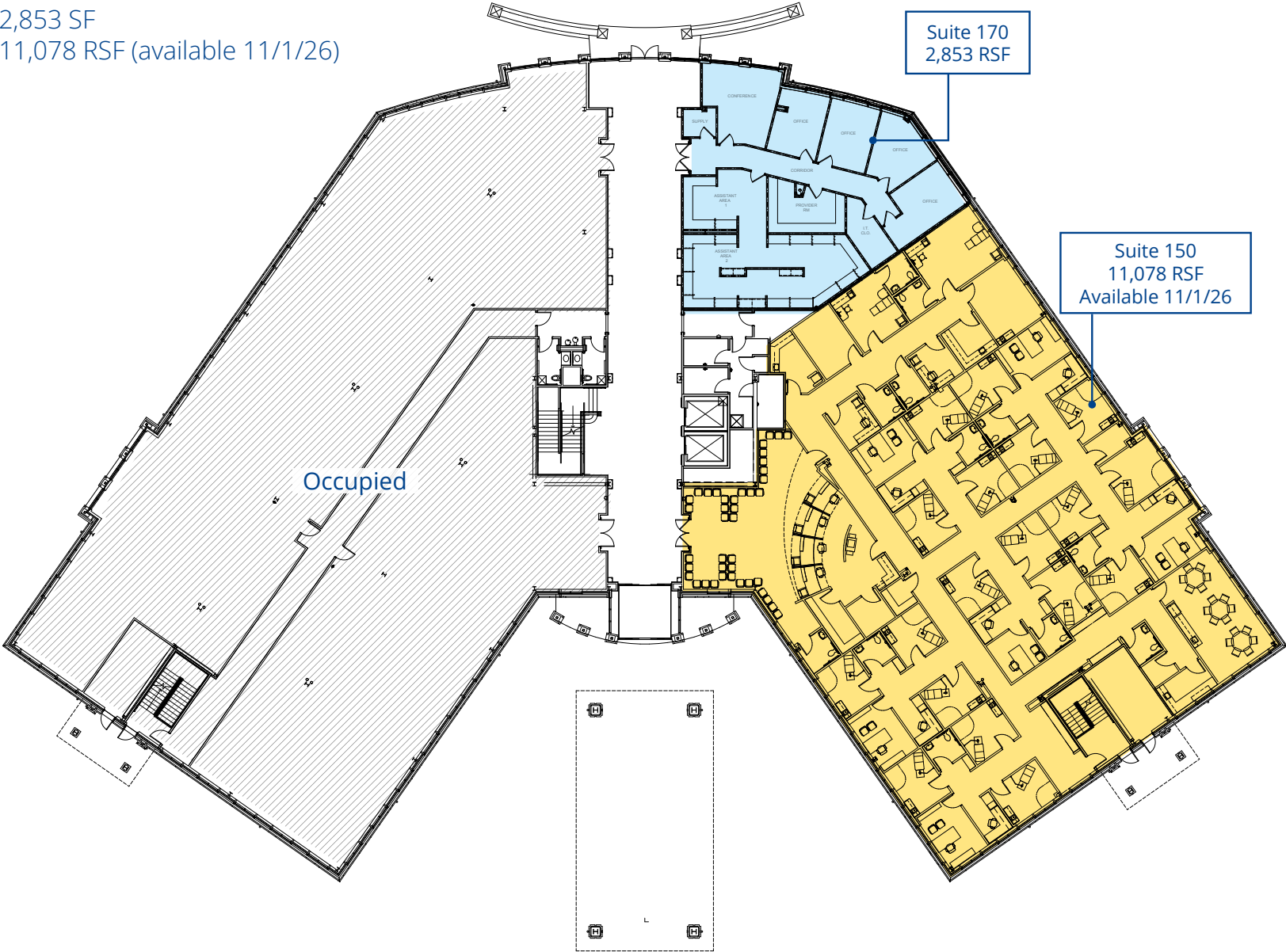
- 60,044 SF, 2 story outpatient medical building
- Easy access via Route 288, Powhite Parkway and Charter Colony Parkway to residents in Chesterfield and surrounding counties
- First Floor:
 - Suite 170 - 2,853 SF
 - Suite 150 - 11,078 RSF (available 11/1/26)
- 5/1,000 on site dedicated parking
- Full 2nd floor available immediately – Up to 31,751 SF (can subdivide to various SF options)
- Building eyebrow and monument signage potential

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1st floor

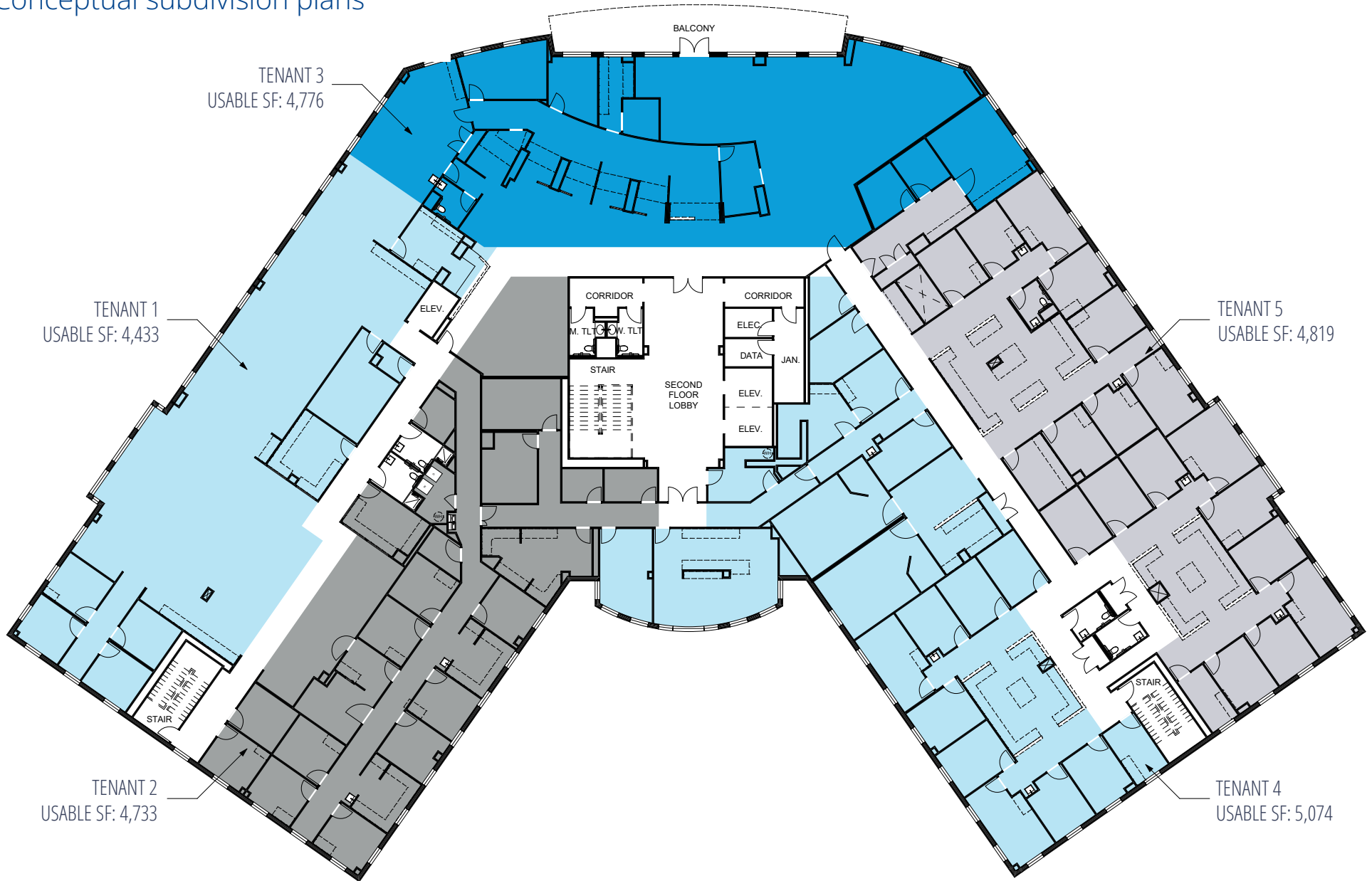
Suite 170 - 2,853 SF

Suite 150 - 11,078 RSF (available 11/1/26)

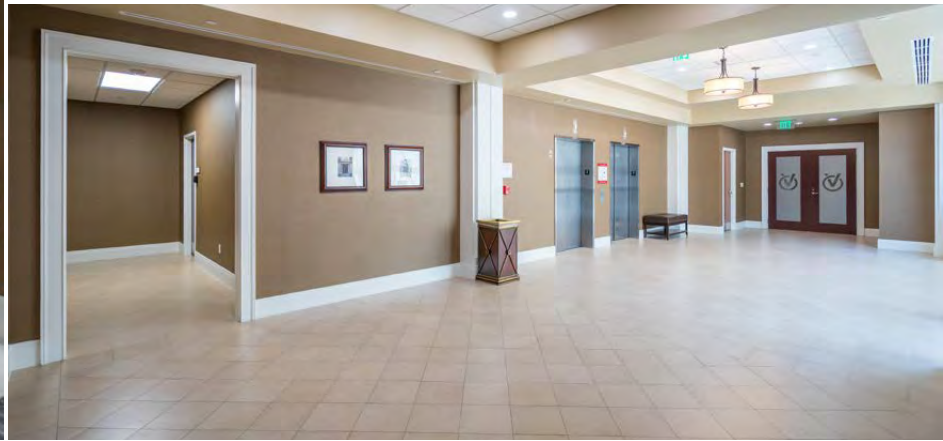


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2nd floor- 31,751 SF Conceptual subdivision plans



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Second Floor Interior





THE AIRE AT WESTCHESTER

Development Underway

- 2,000 apartments, townhomes and single-family homes and 200,000 SF of commercial located on 334 acres



MAIN STREET HOMES

Development Underway

- 150 townhomes, 275 apartments

Winterfield Crossing SC

St. Francis Medical Pavilion

Johnston-Willis Hospital



Publix

701 WATKINS

Development Underway

- 452 units under construction

MIDDLEBURG COMMUNITIES

Development Underway

- 283 homes under construction

Westchester Commons SC

CHARTER COLONY WEST

Development Underway

- 495 homes on 157 acres

Ivymont Square SC

Bon Secours
St. Francis Medical Center

ST. FRANCIS
MEDICAL PAVILION

LAKE ADVENTURES
Proposed Development

- Surf pool, recreational lake, 250,000 SF of commercial and ±1,200 residential units
- \$323M project on 105 acres

RIVER CITY SPORTPLEX EXPANSION
Proposed Development



Powhite Pkwy

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