



5321 DISTRIBUTOR DR, RICHMOND, VA 23225

DISTRIBUTOR DRIVE

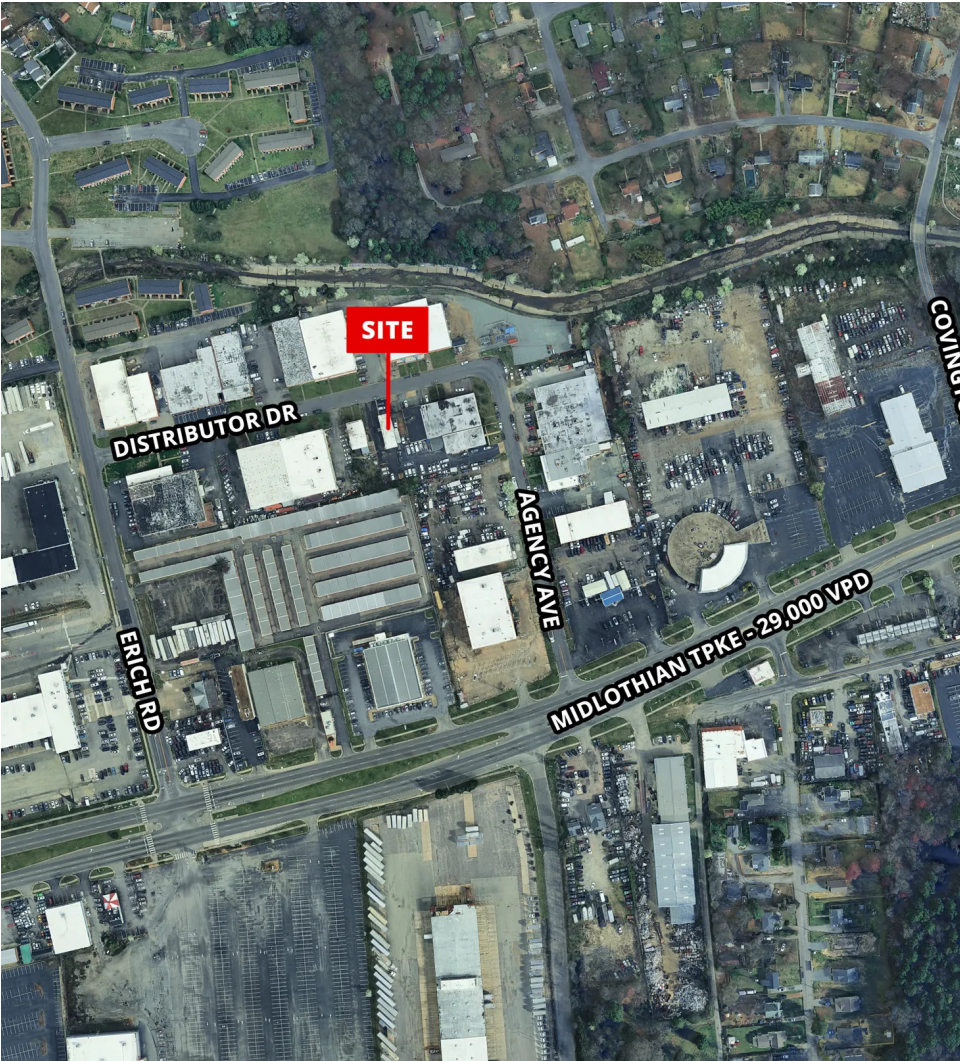


DIVARIS REAL ESTATE INC // 200 SOUTH 10TH STREET, SUITE 1010, RICHMOND, VA 23219 // DIVARIS.COM

DISTRIBUTOR DRIVE

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PROPERTY SUMMARY



PROPERTY DESCRIPTION

In an Industrial Park off Midlothian Turnpike. 16' ceilings, 825 SF office, 1,075 SF warehouse with fenced area.

PROPERTY HIGHLIGHTS

- Office Warehouse
- 1,900 SF
- 0.215 AC
- Fenced area
- Industrial Park
- Rent Renovations

OFFERING SUMMARY

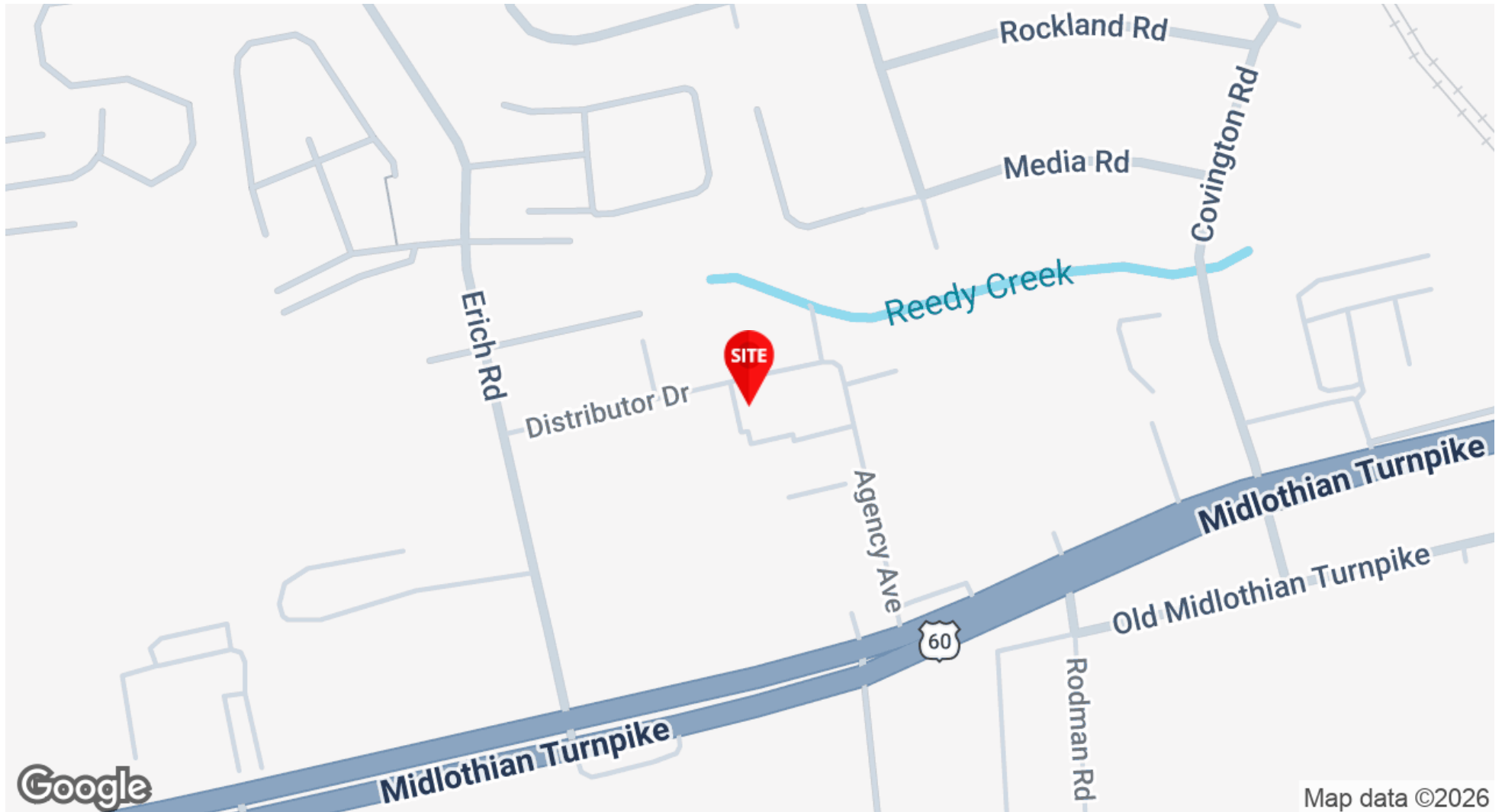
Sale Price:	Subject To Offer
Lot Size:	0.215 Acres
Building Size:	1,900 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	5,139	34,829	101,932
Total Population	12,023	80,462	232,122
Average HH Income	\$66,395	\$79,565	\$97,200

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LOCATION MAP



DISTRIBUTOR DRIVE

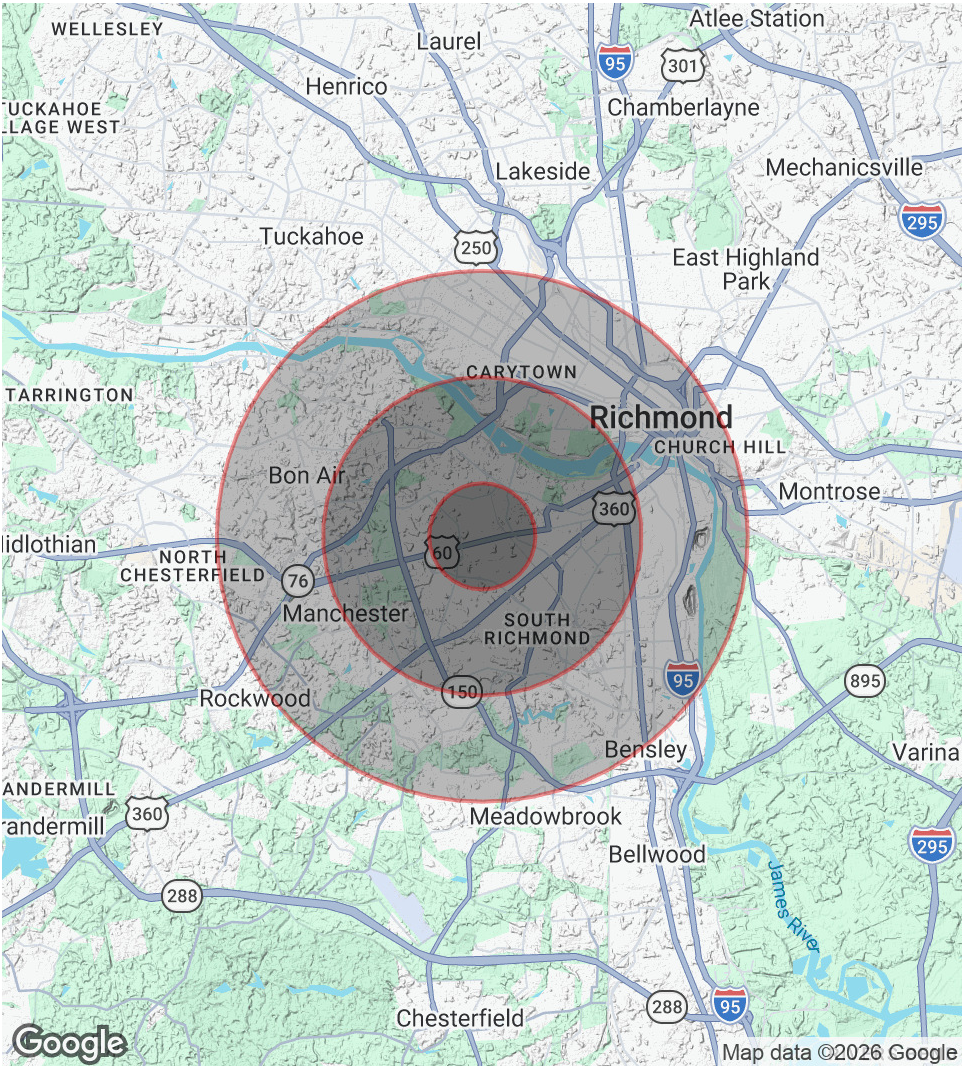
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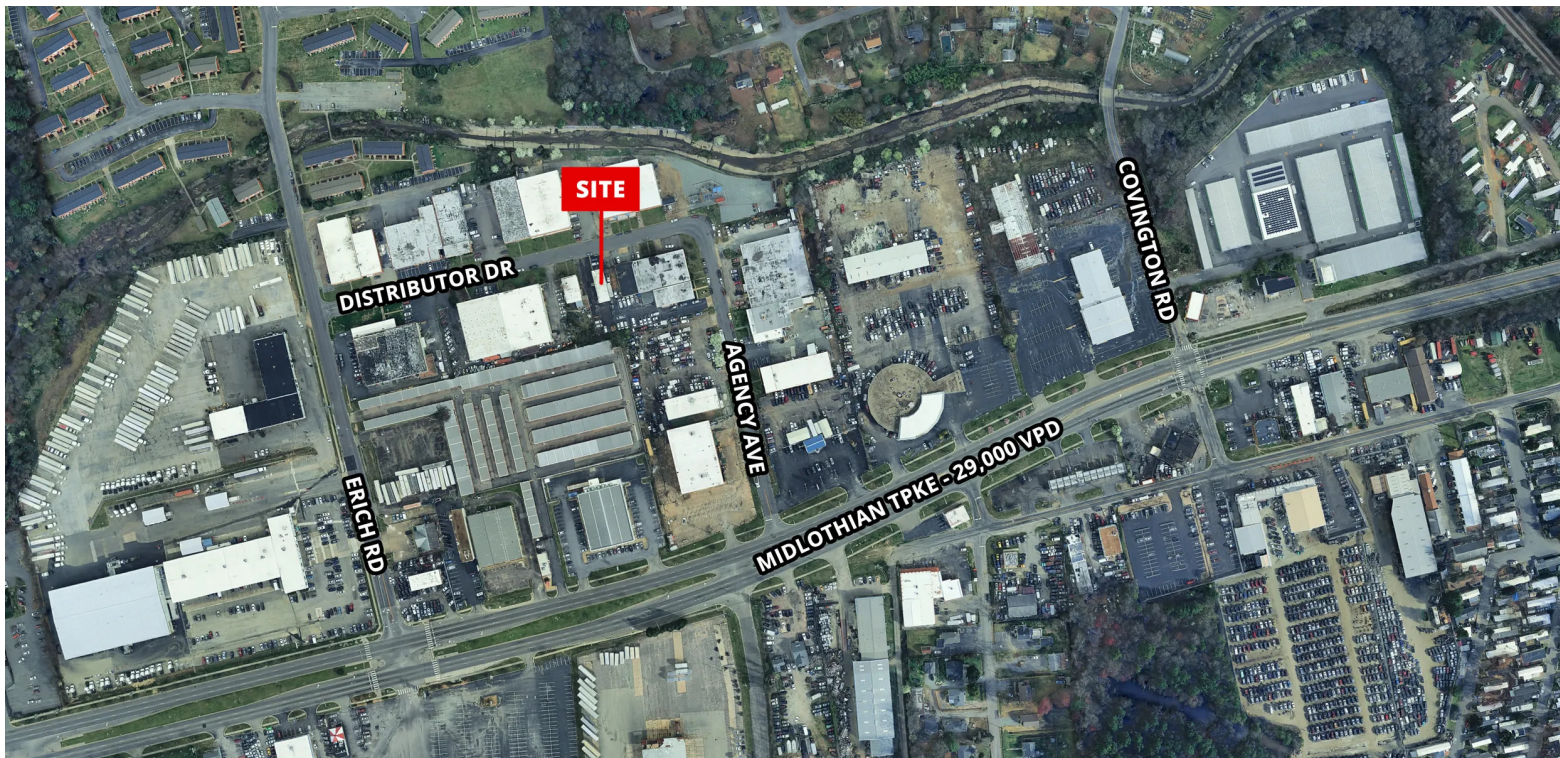
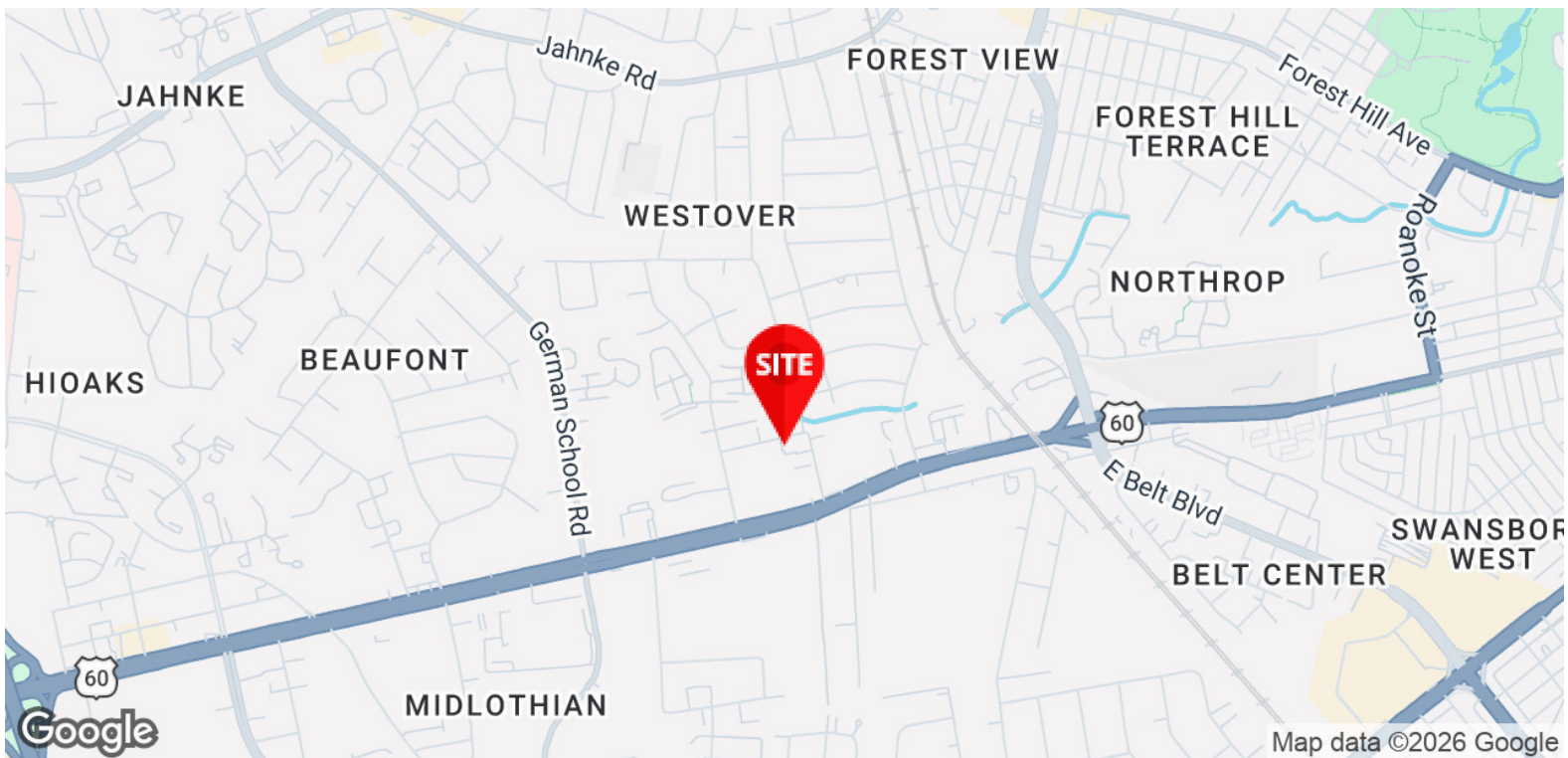
DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	12,023	80,462	232,122
Average Age	36.7	38.0	37.0
Average Age (Male)	30.3	37.0	36.5
Average Age (Female)	41.7	38.2	37.4
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,139	34,829	101,932
# of Persons per HH	2.3	2.3	2.3
Average HH Income	\$66,395	\$79,565	\$97,200
Average House Value	\$238,998	\$302,946	\$381,721

2023 American Community Survey (ACS)





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