

FOR LEASE

**503 Bickerstaff Road
Richmond, VA 23231**



COMMONWEALTH
COMMERCIAL REAL ESTATE SOLUTIONS



Industrial/Flex

- 24,000± SF with 7.65 usable acres of yard
- Zoned M-2 (Heavy Industrial)
- Located in Henrico County in Rocketts Landing
- Flexibility in leasing yard without building and willing to lease less than an acre of yard to tenants
- Building One: 12,700± SF warehouse
Loading: 1 dock high door and 1 drive in door
1,500± SF office (2 private office, conference room, open office space)
14' clear ceiling height
3-Phase 400 AMP power
- Building Two: 12,000± SF warehouse with heat (no bathroom or office)
Loading: Two 10' x 10' drive in doors
Covered platform loading can accommodate 4 dock positions
13' clear ceiling height
3-Phase 400 AMP power
- For Lease: Call agents for pricing

This document has been prepared for informational purposes only. All information contained herein has been obtained from sources believed to be reliable; however, no representation or warranty, express or implied, is made as to the accuracy or completeness of the information contained herein.

For More Information:

Ethan Lustig

Sales & Leasing Associate

o: 804-592-7579

elustig@commonwealthcommercial.com

Ben Bruni, SIOR

Senior Vice President, Partner

o: 804-793-0046

bbruni@commonwealthcommercial.com

4198 Cox Road, Suite 200
Glen Allen, VA 23060

o: 804-346-4966

commonwealthcommercial.com



Building One

1.75± AC

0.84± AC

BUILDING ONE

- 12,700± SF warehouse
- 1 dock high door and 1 drive in door
- 14' clear ceiling height
- 3-Phase 400 AMP power



Building One

1.75± AC

0.84± AC

Building Two

2.3± AC

2.75± AC

BUILDING TWO

- 12,000± SF warehouse with heat
- Two 10' x 10' drive in doors
- 13' clear ceiling height
- 3-Phase 400 AMP power



2.3± AC

2.75± AC

Building Two





LOADING DOORS

1 dock high door and 1 drive in door



Prime Industrial Location

The property benefits from excellent proximity to major transportation routes.

