

# FOR SALE

1.978± ACRES

## Urban Land

3017 Williamsburg Avenue | Richmond, VA 23223



COMMONWEALTH  
COMMERCIAL  
Comprehensive Property Solutions



### PROPERTY HIGHLIGHTS

- › Historic Woodward House property for sale
- › 1.978± Acres zoned M-2
- › QCT Tract 211
- › Comprehensive plan for neighborhood mixed use
- › Woodward House is one of the oldest buildings in the city (c. 1784) and is under a conservation easement
- › Call Agent for Pricing

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
TOTAL POPULATION	6,631	62,016	160,552
AVERAGE HH INCOME	\$63,762	\$81,559	\$75,923
DAYTIME EMPLOYEES	2,126	21,941	98,194

### FOR MORE INFORMATION:

#### RYAN FANELLI

Senior Vice President | Partner

804-400-6163

[rfanelli@commonwealthcommercial.com](mailto:rfanelli@commonwealthcommercial.com)

#### BEN BRUNI, SIOR

Senior Vice President | Partner

804-793-0046

[bbruni@commonwealthcommercial.com](mailto:bbruni@commonwealthcommercial.com)

Commonwealth Commercial Partners, LLC represents the Owner of this property. Information contained herein is deemed reliable but is not guaranteed.



---

**Woodward House** is a historic home in Richmond, Virginia. The original section was built around 1782. It is located below Libby Hill Park and Church Hill. It is the last remaining structure from the former port of Rocketts Landing.

---







# Location is Everything



- 8 1/2 Church Hill
- Alewife
- Bookbinder's
- Bottoms Up Pizza
- Bryant's Cider & Brewery
- Casa Fiesta
- Chopt
- City Dogs
- Cobra Burger
- Farm Fresh

- Grisette
- Havana 59
- Ironclad Coffee
- Island Shrimp Co.
- Leek & Thistle
- Lulu's
- Maple Bourbon
- McDonald's
- Millie's Diner
- Panera Bread
- Patrick Henry's Pub

- Pie314 RVA
- Poe's Pub
- Potbelly
- Proper Pie Co.
- Rappahannock
- Richbrau Brewing
- Riverbend Roastery
- Sam Miller's
- Sauce and Toss
- Siné Irish Pub
- Southern Railway

- Station 2
- Stone Brewing
- Sweet Spot Ice Cream
- The Boathouse
- The Hard Shell
- The Hill Cafe
- Tobacco Company
- Triple Crossing
- Urban Farmhouse
- Starbucks
- Whisk



- 17th Street Farmers Market
- Brown's Island
- Canal Walk
- Chimborazo Park
- Church Hill Overlook
- Libby Hill Park
- Main Street Station
- Mayo Island
- Rocketts Landing
- Shockoe Bottom
- Virginia Capital Trail

FOR SALE | 3017 WILLIAMSBURG AVENUE | RICHMOND, VA 23223