FOR SALE

731 E. Parham Road
Richmond, VA 23227

COMMONWEALTH
COMMERCIAL REAL ESTATE SOLUTIONS



Urban Land

- 6.67± acres available
- Zoned PMD - Planned Industrial District
- Immediate access to Interstate 95 from Parham Road
- Ideal for office/industrial users
- Asking Price: $800,000

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	9,734	77,562	178,879
AVERAGE HH INCOME	$134,825	$121,783	$132,168

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.

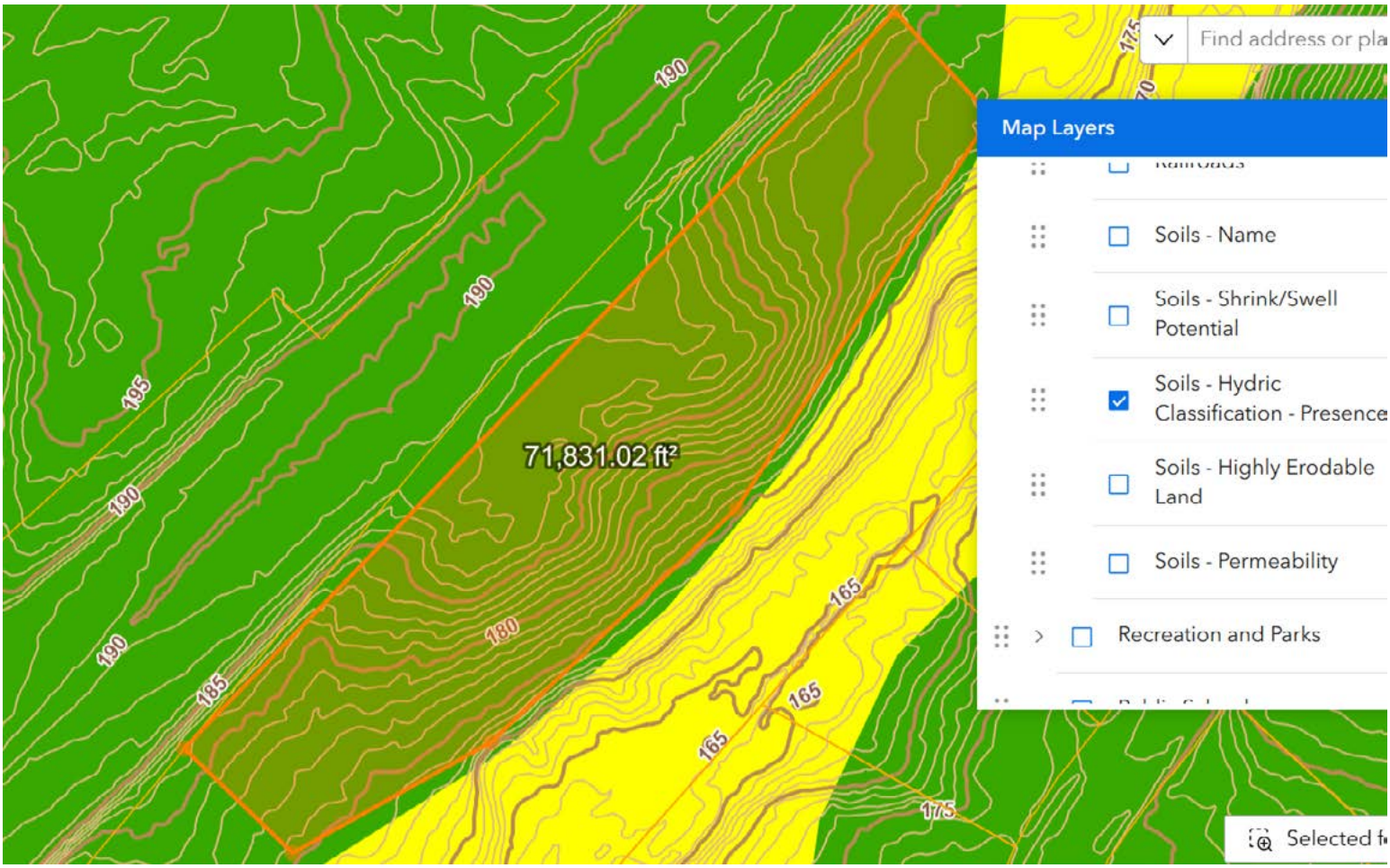
For More Information:

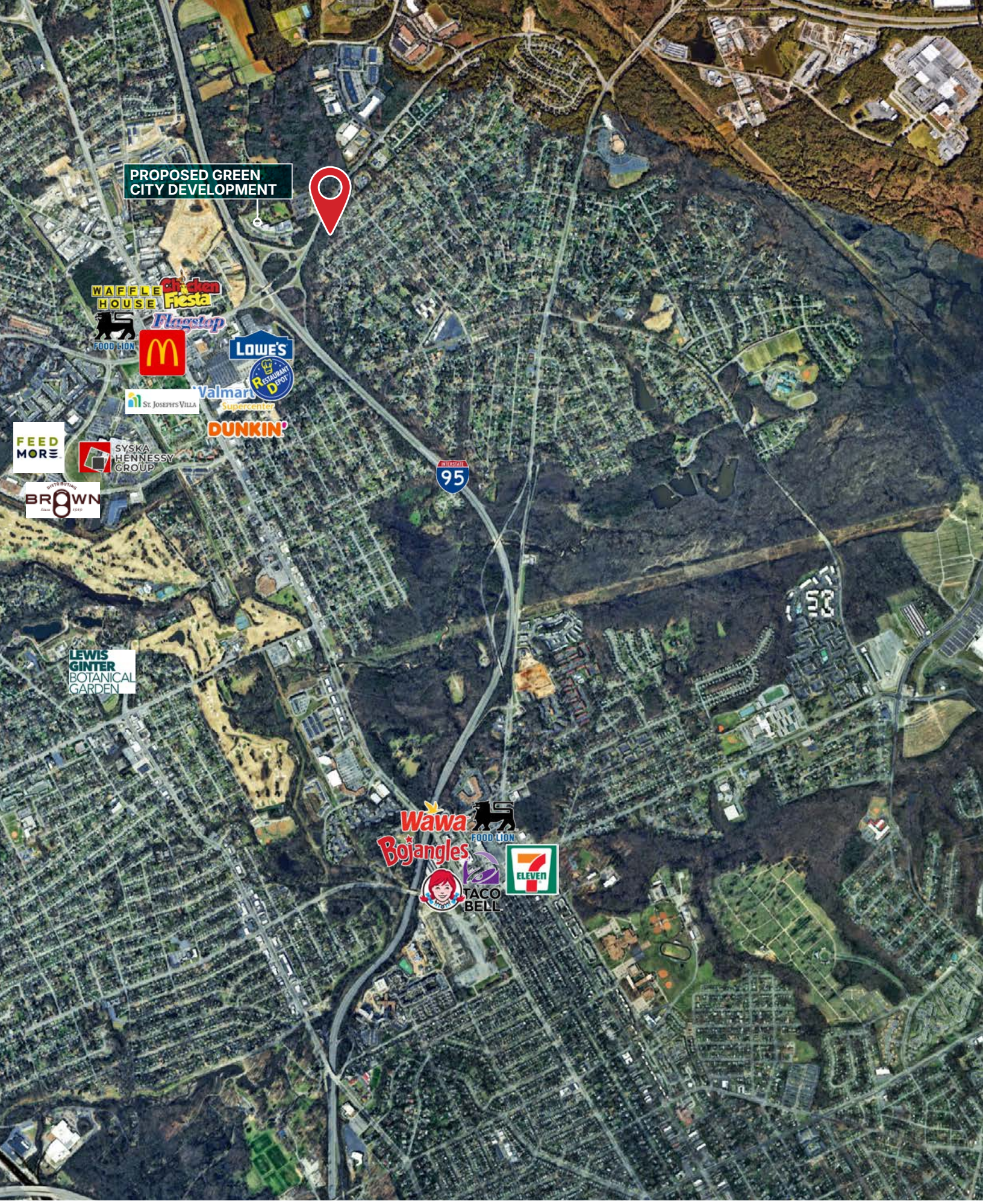
Ryan Fanelli
Senior Vice President, Partner
o: 804-400-6163
rfanelli@commonwealthcommercial.com

Tucker Dowdy, SIOR
Senior Vice President, Partner
o: 804-228-4932
tdowdy@commonwealthcommercial.com

4198 Cox Road, Suite 200
Glen Allen, VA 23060
o: 804-346-4966
commonwealthcommercial.com

Map


Find address or pla
Map Layers
Soils - Name
Soils - Shrink/Swell Potential
Soils - Hydric Classification - Presence
Soils - Highly Erodable Land
Soils - Permeability
Recreation and Parks
71,831.02 ft²
190
190
195
190
185
180
165
165
165
175
175


PROPOSED GREEN CITY DEVELOPMENT
WAFFLE HOUSE
Chicken Fiesta
FOOD LION
Flagstop
LOWE'S
RESTAURANT DEPOT
ST. JOSEPH'S VILLA
Valmart
Supercenter
DUNKIN'
FEED MORE
SYSKA HENNESSY GROUP
BROWN
INTERSTATE 95
LEWIS GINTER BOTANICAL GARDEN
Wawa
FOOD LION
Bojangles
TACO BELL
7-ELEVEN



RICHMOND SNAPSHOT

A Proven Mid-Atlantic Business Market

Richmond continues to stand out as a stable, business-friendly market supported by economic diversity, competitive operating costs, and a skilled workforce. Its strategic Mid-Atlantic location and high quality of life have positioned the region as an increasingly attractive destination for companies and investment seeking long-term growth.

Anchored by Fortune 500 Leadership

As of the most recent Fortune rankings, Greater Richmond is home to multiple Fortune 500 and Fortune 1000 headquarters, reinforcing the region's role as a major Mid-Atlantic corporate center.

Notable Fortune 500–Headquartered Companies	
Performance Food Group	Food wholesaler
CarMax	Automotive retailer
Altria Group	Tobacco and wine products
Dominion Energy	Electric and gas utility

The region has been recognized by *The Wall Street Journal* as one of the country's "Hottest Job Markets," reflecting solid labor force growth, low unemployment, and expanding payrolls.

Market Highlights

#11
Hottest Job Market in the U.S.

2nd-highest
Labor force growth among major U.S. metro areas

725,000+
Labor force in the Richmond MSA, reflecting a deep and expanding talent pool

Lifestyle Amenities That Attract and Retain Talent

- Richmond offers an active, urban lifestyle with walkable neighborhoods, a thriving food and brewery scene, and outdoor recreation along the James River—one of the few cities with whitewater rapids running through downtown.
- Richmond is home to nationally recognized cultural institutions, including the Virginia Museum of Fine Arts, one of the largest art museums in the U.S. with free general admission, complemented by a strong local music, theater, and arts community.
- The region is anchored by multiple colleges and universities, including Virginia Commonwealth University, supporting a steady pipeline of educated talent and reinforcing Richmond's appeal to employers and workforce growth.