

Shops at Wellesley

3416-3470 Lauderdale Drive | Henrico County, Virginia



THALHIMER

For Lease | Retail | Join our newest tenants, Brunches & Zoom Room

Located in Short Pump



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Thalhimer Center
11100 W. Broad Street, Glen Allen, VA 23060
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PROPERTY OVERVIEW



FEATURES

- Two prime position panels available on monument sign
- Future expansion opportunities
- 42,250 SF Premier Neighborhood Retail Center
- Conveniently located on busy Short Pump thoroughfare
- Strong tenant mix with rare junior anchor space opportunity



10,000

VPD - TRAFFIC COUNT
LAUDERDALE @ GAYTON

HIGHLIGHTS



63,734
POPULATION



\$168,297
**AVERAGE
INCOME**



68,605
**DAYTIME
POPULATION**

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	13,018	63,734	140,176
Avg. Household Income	\$172,578	\$168,297	\$150,773
No. of Households	4,701	24,662	55,051
Daytime Population	14,152	68,605	143,668

TENANTS & NEARBY RETAILERS



WELLESLEY
Animal Hospital



Bassett

Publix



CENTER SITE PLAN



SUITE #	TENANT
4	1,050 SF AVAILABLE 9/1/23
5	1,050 SF AVAILABLE 12/1/23
6	Corner Barre
7	Edward Jones
8	Salon Blue
9	Hanover Pediatrics
11	Hibachi House
12	Zoom Room
12A	Montessori Kids Universe
13	Relax Nails
14	1,300 SF AVAILABLE 11/1/23
15	Allstate
16	Short Pump Orthodontics
17	The Exercise Coach
18a	Vinny's Italian Grill
18b	Wellesley Animal Hospital
19	Mueller Dentistry
20	Thai Won On
21	Redemption BBQ
22	Branches

C&F Bank (not a part)

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