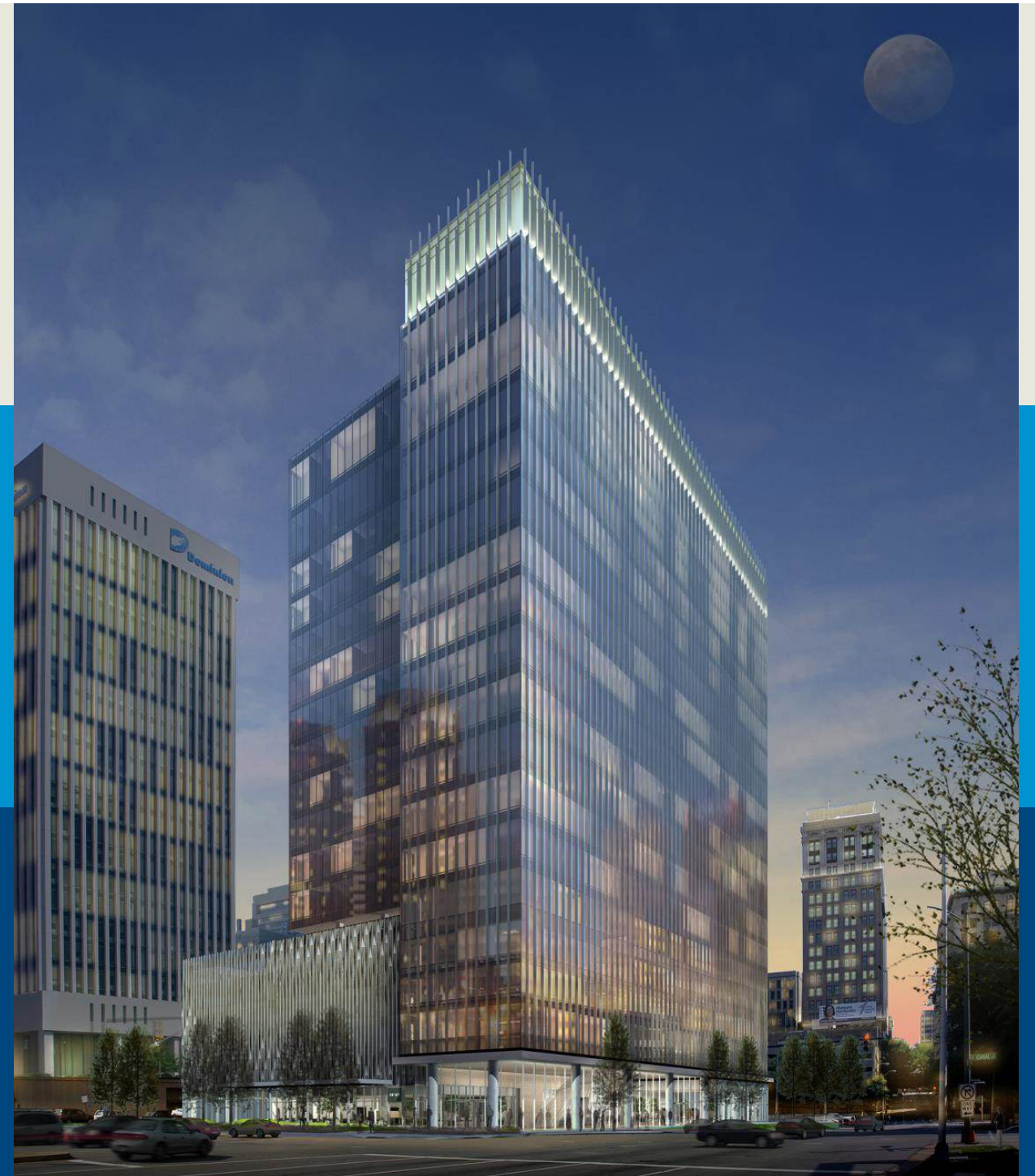
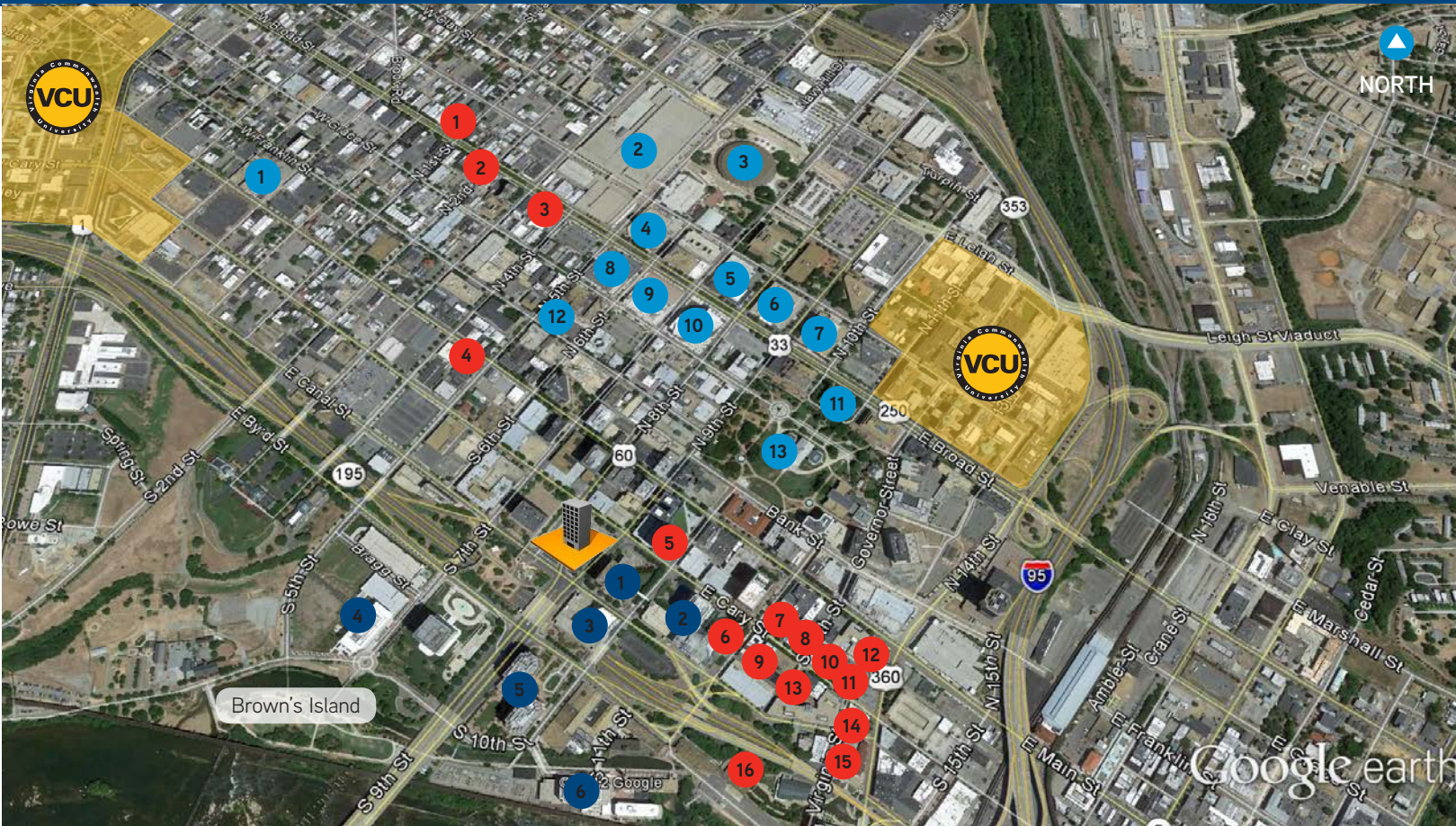


RETAIL > FOR LEASE GATEWAY PLAZA

RETAIL FOR LEASE > 800 EAST CANAL STREET RICHMOND, VA 23219



LANDMARKS

- 1 The Jefferson Hotel
- 2 Richmond Convention Ctr
- 3 Richmond Coliseum
- 4 Marriott
- 5 National Theatre
- 6 Library of Virginia
- 7 City Hall
- 8 Miller & Rhoads - Hilton Inn
- 9 Center Stage

RESTAURANTS

- 1 Comfort
- 2 Bistro 27
- 3 Tarrants
- 4 Capital Ale House
- 5 Bull & Bear Club

- 6 Trevi's Restaurant, Arby's, Wendy's, Nathan's and Starbucks
- 7 Berkley Hotel Dining Room
- 8 Sam Miller's
- 9 The Tobacco Company
- 10 LaGrotta
- 11 Peking
- 12 Kobe
- 13 Urban Farmhouse Market
- 14 Sine'

- 15 Morton's Steakhouse
 - 16 Casa Del Barco
- ## CLASS A OFFICE
- 1 James Center I
 - 2 James Center II & III
 - 3 Williams Mullen
 - 4 MeadWestvaco
 - 5 Riverfront Plaza
 - 6 Riverside on the James

For additional information, please contact:

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www.gatewayplazarichmond.com



FOR LEASE BY
COLLIERS INTERNATIONAL | RICHMOND

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www.gatewayplazarichmond.com



RETAIL FOR LEASE

Gateway Plaza, a new 18 story Class A Office building with up to 307,000 SF of State of the Art office space and 13,000± SF of usable retail space, modern building systems and Gold LEED certified. The building offers elegant lobby with pedestrian level retail and 506 garage parking spaces.

- > Approximately 13,000 usable square feet of retail space available (cannot be combined)
- > Easy ingress and egress into the parking deck. Direct access to Downtown Expressway and I-95
- > Patio area available
- > Hotels, restaurants and shopping all within walking distance
- > Located in the heart of the Central Business District of Richmond
- > Join McGuire Woods, LLP and McGuire Woods Consulting, LLC
- > Great visibility of retail space located between 8th and 9th Streets along Canal Street and facing Cary Street
- > Estimated delivery - 1st Quarter 2015



DEMOGRAPHICS

| | 1 mile | 3 mile | 5 mile |
|-------------------------|---|---------|-------------|
| Population | 14,131 | 117,906 | 233,917 |
| Daytime Population | 72,403 | 113,932 | 166,235 |
| Total Consumer Spending | \$148,670 | | \$2,963,481 |
| Traffic Count | ±18,000 VPD around city block (8th & 9th Streets; Canal and Cary Streets) | | |

