

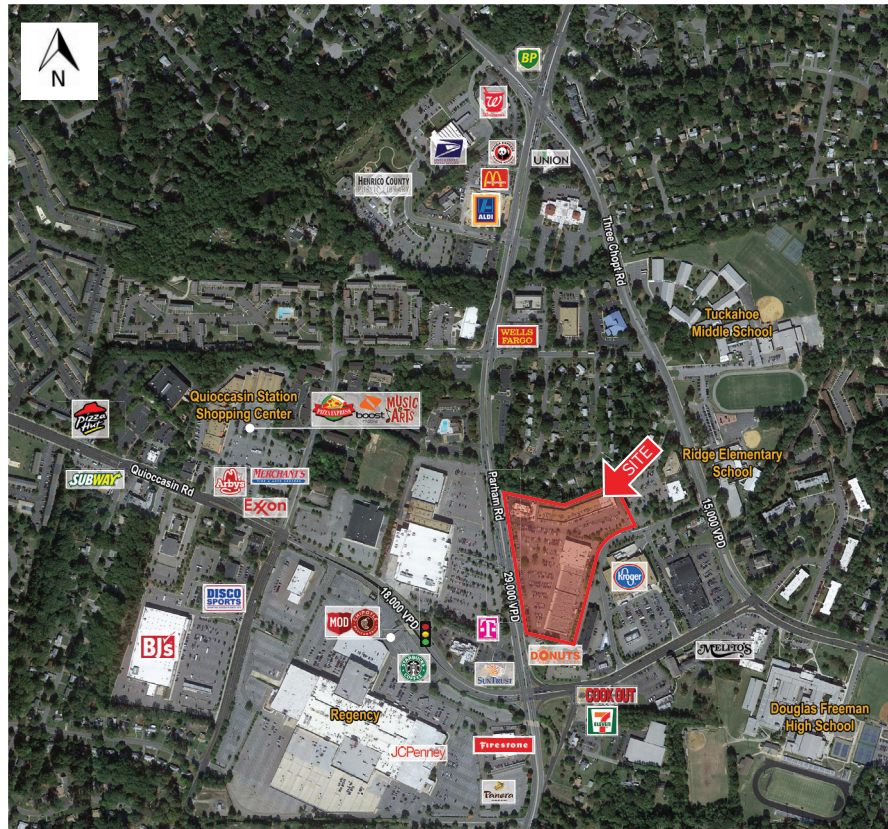
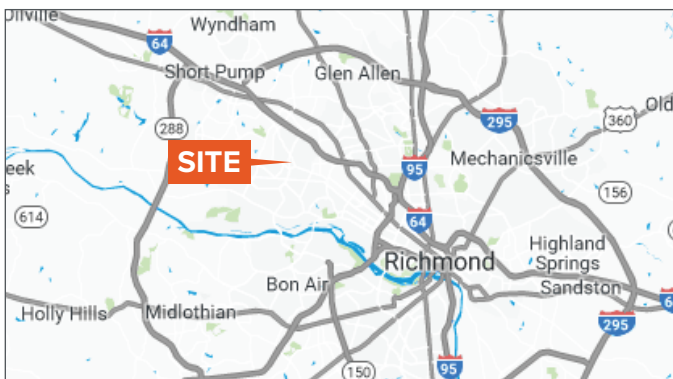


**JUST
SIGNED:**



PROPERTY FEATURES:

- 1,200 - 6,000 SF RETAIL SPACES FOR LEASE
- Signalized access to Parham Road (+29,000 VPD)
- Adjacent to Walmart and Regency mixed-use redevelopment'
- Shared intersection with 2 million SF Regency development
- Strong national and boutique local co-tenancy



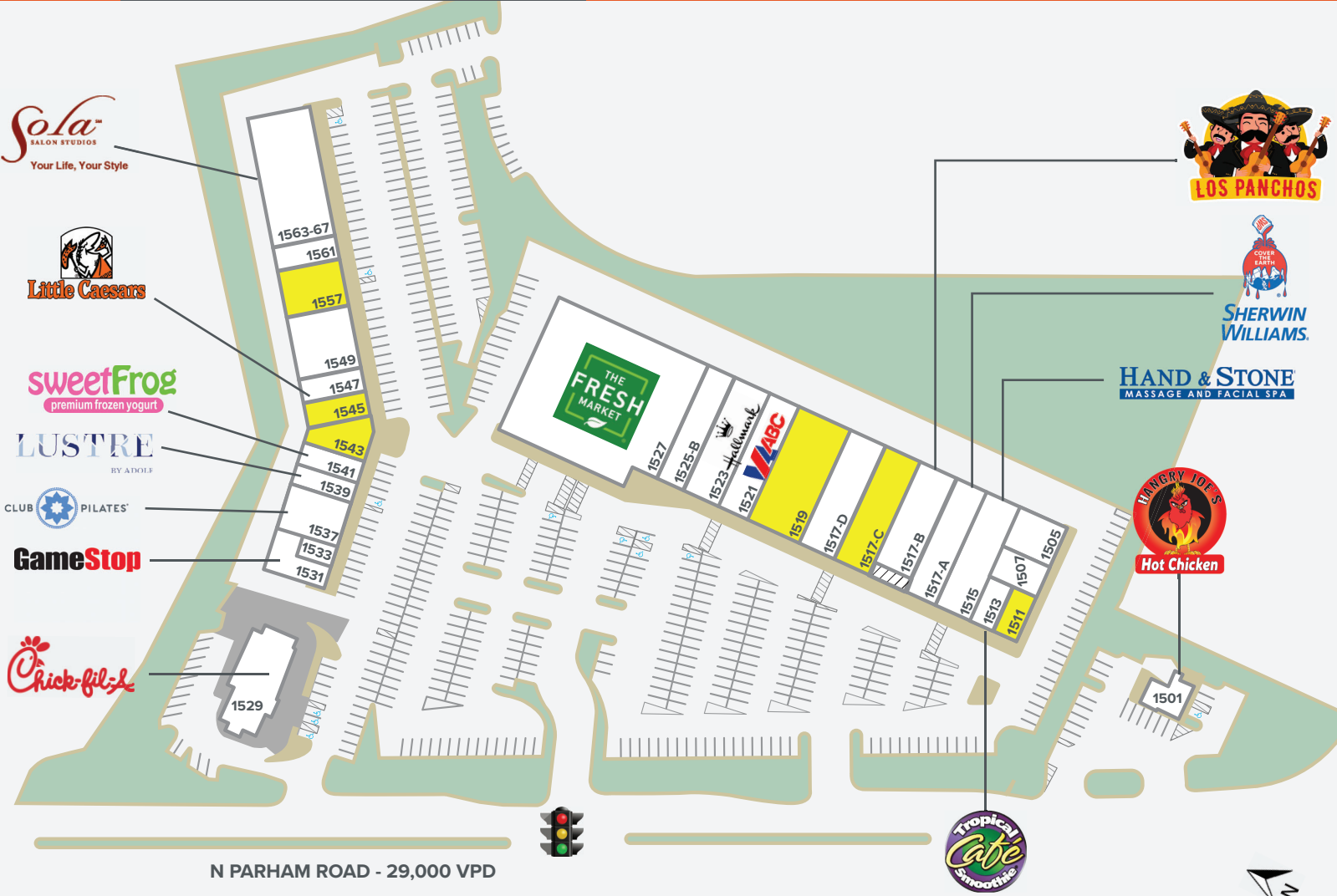


ROSENTHAL

RIDGE SHOPPING CENTER

1501 - 1567 N. Parham Road, Richmond, Virginia

www.rosenthalproperties.com



N PARHAM ROAD - 29,000 VPD

UNIT	SQ FT	TENANT	UNIT	SQ FT	TENANT	UNIT	SQ FT	TENANT
1563-67	7,411	Sola Salon	1531	1,600	Gamestop	1515	3,000	Hand & Stone Massage
1561	1,200	Reefology	1529	4,324	Chick-Fil-A	1513	1,513	Tropical Smoothie
1557	2,400	AVAILABLE	1527	21,437	Fresh Market	1511	1,500	AVAILABLE
1549	4,800	Village Dance Studio	1525-B	3,052	Regal Nails & Spa	1507	2,400	Atlantic Embroidery
1547	1,158	Little Ceasars	1523	4,800	Banner's Hallmark Shop	1505	1,575	Fluff and Buff
1545	1,200	AVAILABLE	1521	3,600	VA ABC	1501	1,837	Hangry Joe's
1543	2,400	AVAILABLE	1519	6,000	AVAILABLE			
1541	1,200	Sweet Frog	1517-D	4,800	Tiffany's Bridal Shop			
1539	1,200	Lustre by Adolf	1517-C	4,800	AVAILABLE			
1537	2,400	Club Pilates	1517-B	4,800	Los Panchos			
1533	800	Vacuum City	1517-A	3,600	Sherwin Williams			

	Population	Avg HH Income	Daytime Population
1 Mile	12,014	\$74,678	8,254
3 Miles	84,423	\$100,223	60,597
5 Miles	197,629	\$102,456	136,178