



ARRINGTON AT GLEN FOREST

Office Available Now

CBRE



GLEN
FOREST
OFFICE PARK

PROPERTY HIGHLIGHTS

OVERVIEW

- 2,365 - 6,564 RSF available
- Strong area demographics
- Full-service leases



Excellent Location



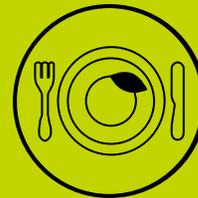
4 mins from
Henrico Doctors'



3 minutes to I-64



10 minutes to Short Pump
& Scott's Addition

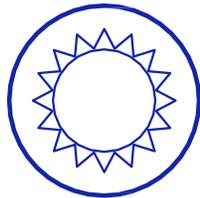


0.5 mi from dining at
Reynolds Crossing

PROPERTY AMENITIES



Beautifully
Maintained
Landscaping



Natural Light



Campus Fitness
Center



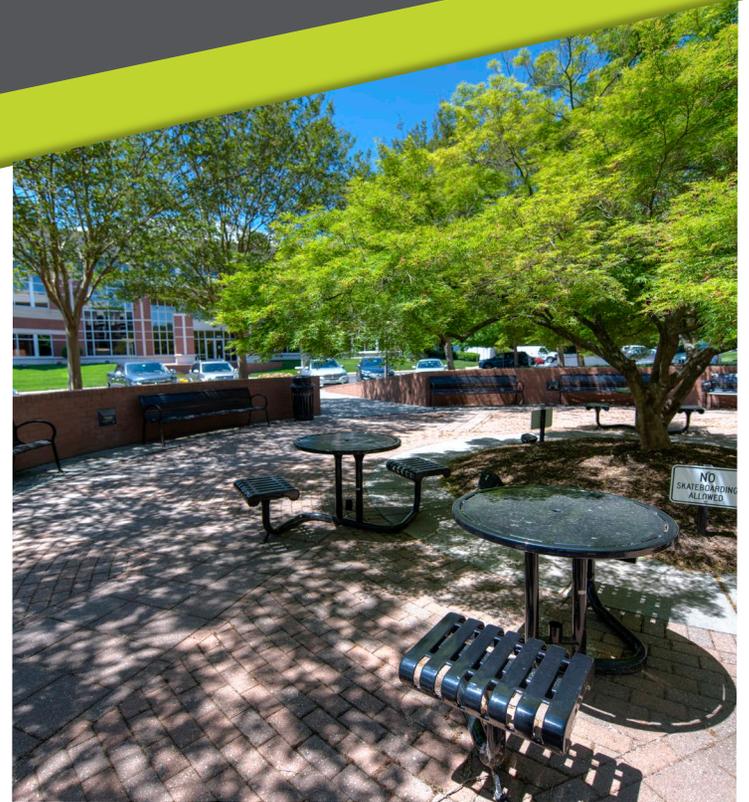
Professional
Atmosphere



Abundant
Parking



Convenient
Access



PROPERTY FEATURES



*Glen Forest Common Area
Renovation Sample (2022)*





LIBBIE MILL MIDTOWN
80 ACRE MIXED-USE REDEVELOPMENT
- 1,100 APARTMENTS
- 900 FOR SALE HOMES
- 131,000 SF RETAIL
- BRAND NEW PUBLIC LIBRARY

DOWNTOWN RICHMOND
13 MINUTE DRIVE

WILLOW LAWN
- 617,000 SF RETAIL
- 680,000 SF OFFICE

BON SECOURS ST. MARY'S HOSPITAL
DISTANCE 2.0
OWNER: BON SECOURS | 391 BEDS
TOP 50 CARDIOVASCULAR HOSPITAL IN US
BEST PLACE IN RICHMOND TO HAVE A BABY

THE VILLAGE SHOPPING CENTER
Publix. GINGER JUICE. toast

Genworth

Philip Morris USA
an Altria Company

OfficeMax

Altria

Walmart
Save money. Live better.

WESTIN
HOTELS & RESORTS

64

EMBASSY SUITES

American Red Cross

REYNOLD'S CROSSING
- 212,000 SF MOB
- 400,000 SF OFFICE
- 131,000 SF RETAIL
- 250 HOTEL KEYS

64

GLEN FOREST OFFICE PARK

HENRICO DOCTORS' HOSPITAL
3 MINUTE DRIVE

LOCATION OVERVIEW

PROPERTY SUMMARY

ARRINGTON

CBRE is pleased to present Arrington for lease.

Address	1802 Bayberry Ct, Richmond, VA
Submarket	Glenside/Broad Street
Building Class	A
Total Building SF	99,149 SF
Available SF	2,365 - 6,564 SF
Timing	IMMEDIATE
Stories	4
Parking	4 per 1,000 SF
Amenities	Responsive, on-site property management • Controlled access • Park-like atmosphere



FLOOR PLANS

FIRST FLOOR LOBBY
SUITE 103
6,564 RSF



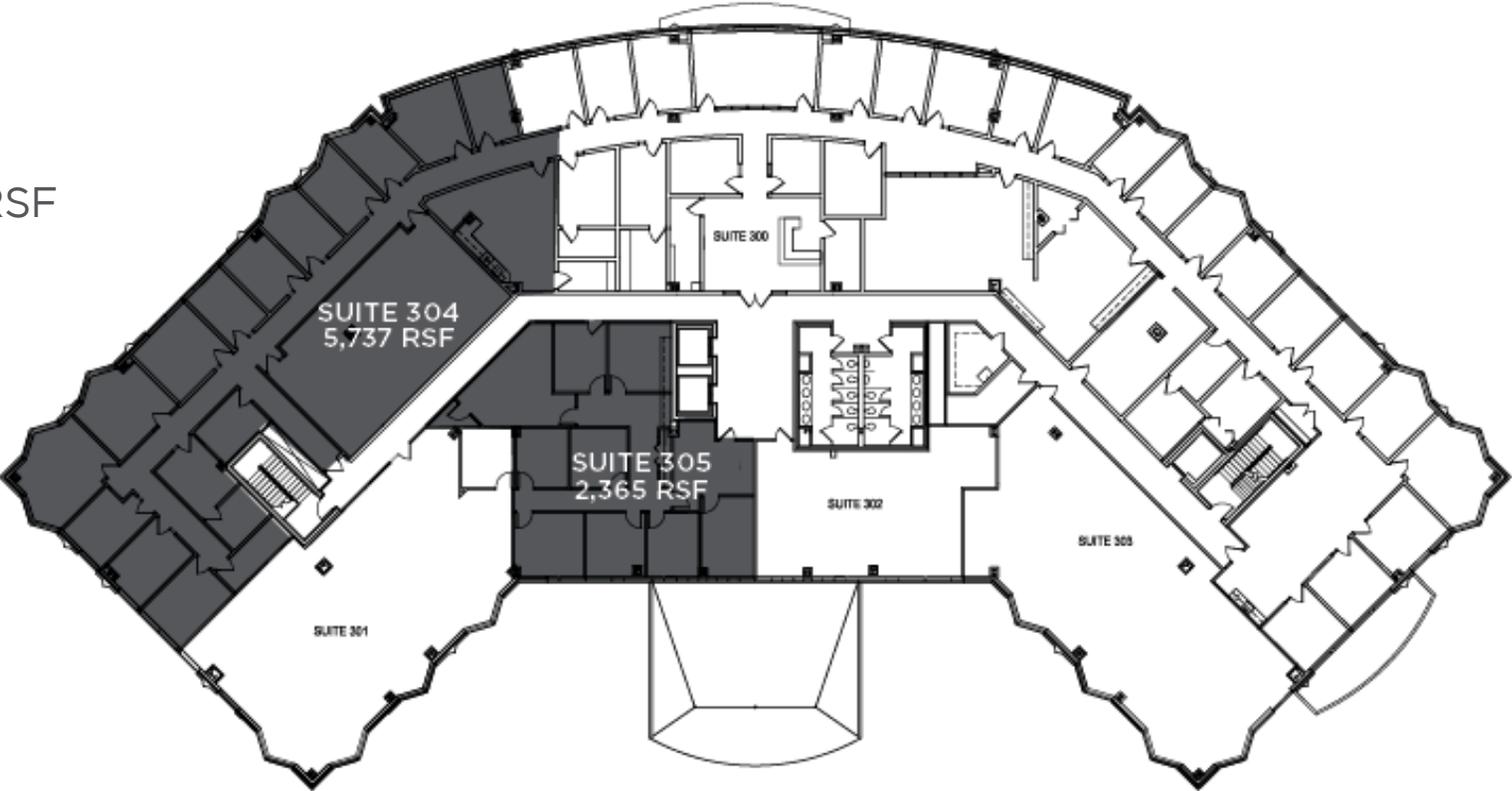
FLOOR PLANS

THIRD FLOOR

Total of 8,102 RSF Available

SUITE 304
5,737 RSF

SUITE 305
2,365 RSF



ARRINGTON



GLEN
FOREST
OFFICE PARK



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