

EXCLUSIVE LISTING

# City Center Mixed-Use Property

Commercial Tenants | Shot Term Rentals

**FOR  
SALE**



20 08

**ONE SOUTH  
COMMERCIAL**

## 100 NORTH SYCAMORE ST

PETERSBURG, VA 23803



**\$1,450,000**

### PROPERTY HIGHLIGHTS

- ✓ **4 APARTMENTS**
- ✓ **GROUND FLOOR RETAIL**
- ✓ **FLEX WAREHOUSE/ OFFICE**
- ✓ **COMPLETELY RENOVATED**

ISAAC WEINTZ | 804.404.3161

isaac.weintz@onesouthcommercial.com

ANN SCHWEITZER RILEY | 804.723.0446

ann.schweitzer@onesouthcommercial.com



## One South Commercial is pleased to bring to market 100 S Sycamore Street located in the downtown historic district of Petersburg, Virginia.

This immaculate property offers a variety of income sources consisting of a leased ground floor commercial retail space, one 3- bedroom/ 3-bathroom penthouse apartment, three 1 bed/ 1 bath short term rental units, and an office/ garage flex space in the rear of the property. The entire property was redeveloped by the current owner with updated electrical, plumbing, and major systems upgrades made at that time.

Petersburg is home to a future LIVE Casino and Resort currently under construction. 100 S Sycamore is positioned in the entertainment and retail center of the city and with Petersburg on the rise now is the time for an investor or wner occupant to enter the market or continue to grow their portfolio.

### QUICK FACTS

**ADDRESS** | 100 North Sycamore Street,  
Petersburg, VA 23803

**PID** | 011250022

**ZONING** | B-3

**LOT SIZE** | 0.107 AC

**GLA** | 9,860 SF

**YEAR BUILT** | 1870

**SALE PRICE** | \$1,450,000







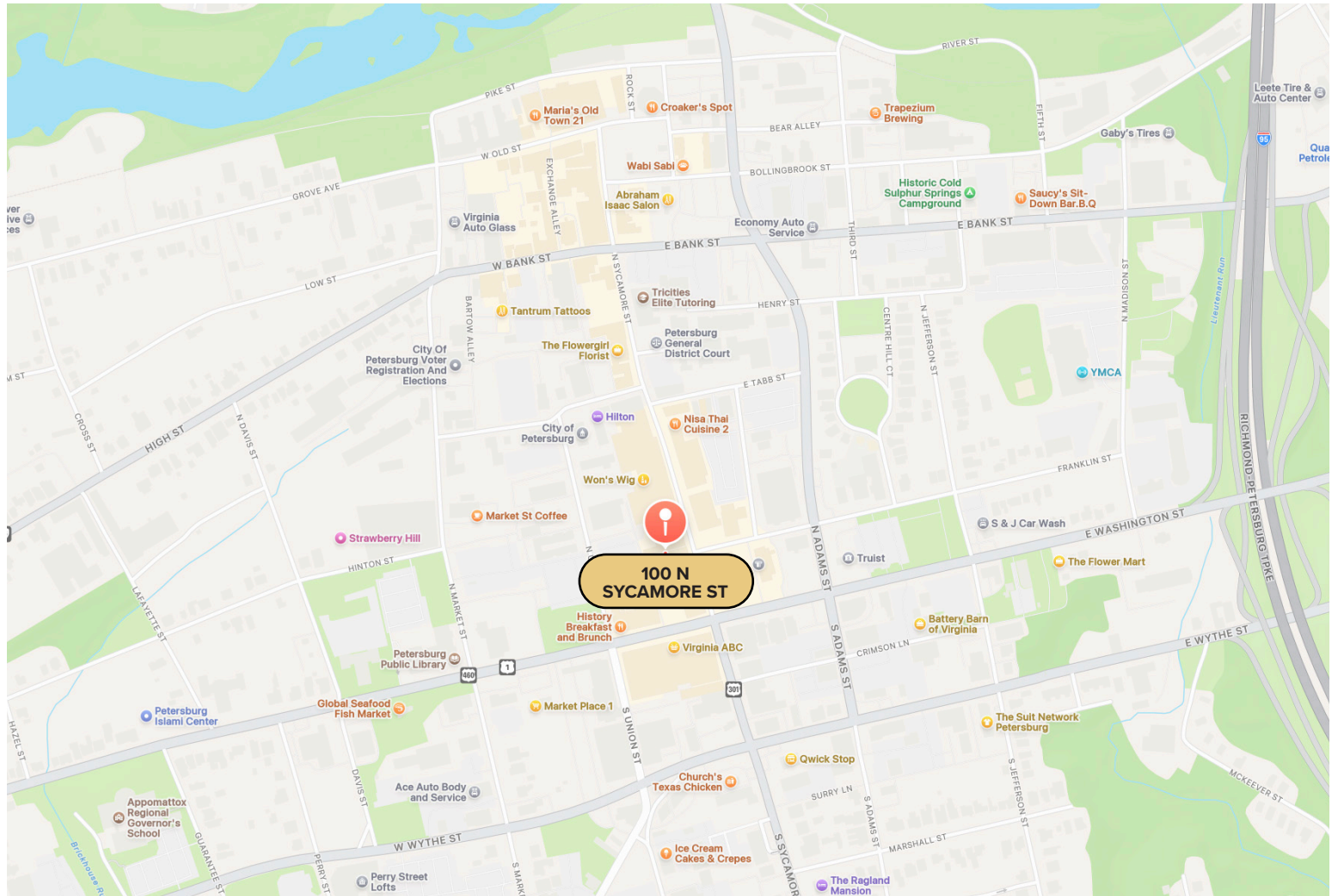












## PETERSBURG

Located just 25 miles south of Richmond, Petersburg, Virginia, is a historic city experiencing a vibrant wave of revitalization and growth. Known for its charming architecture, rich Civil War history, and strategic location along major transportation routes—including I-95, I-85, and U.S. Route 460—Petersburg offers exceptional connectivity for business and commerce. The city’s downtown district is rapidly transforming with new restaurants, residential lofts, and creative enterprises breathing fresh life into its storied streets. With ongoing investments in infrastructure and redevelopment, Petersburg presents a unique opportunity for commercial investors seeking a market poised for expansion and long-term value.



**ONE SOUTH COMMERCIAL** is a CoStar PowerBroker in the Richmond, VA investment sales market. Our reputation among those with local knowledge as the premier investment sales shop in the City of Richmond is built on a wide network of relationships with principals all over the world who trust us and our ability to effectively analyze the economics of any deal and represent them honestly.

## MEET YOUR AGENTS



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