



Old Town Plaza

Fairfax, VA

Washington-Arlington-Alexandria (DC-VA-MD-WV)



Kevin Allen

Leasing Representative

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AERIAL



GROSS LEASABLE AREA (GLA) 79,562 SF

PARKING SPACES 558

PARKING RATIO 7.01 per 1,000 SF

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Google Earth

DENSITY AERIAL

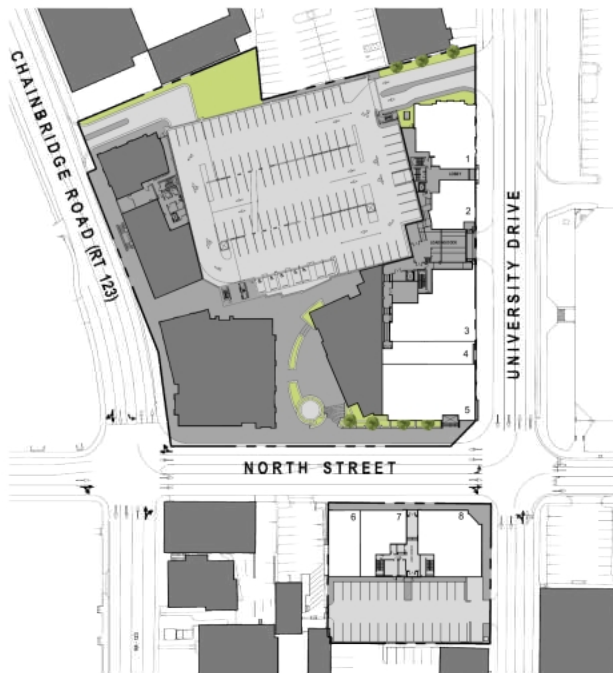
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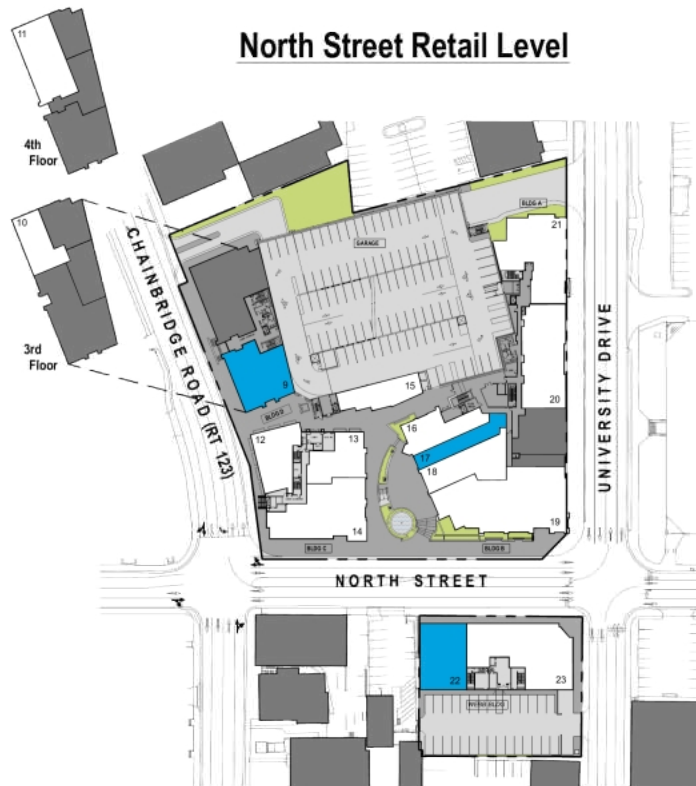


Available

University Drive Retail Level



North Street Retail Level



	TENANT	SQ FT
1	Siri Om Yoga	3,570
2	Old Dominion Pizza Company	1,968
3	Kaizen MMA of Fairfax	4,794
4	Hand & Stone Massage and [...]	2,012
5	Ornery Beer Company	4,855
6	Pokemoto	1,466
7	ONE Bar & Grill	2,685
8	Make My Day CPA	3,613
9	Available	2,982
10	Angelic Lashes by Tiffany	2,323
11	Frei, Mims & Perushek, L.L.P	4,177
12	The Commons	2,320
13	Bollywood Bistro	3,574
14	Brooke's Bridal & Ball	3,227
15	Brooke's Bridal & Beyond	1,935
16	The Wine House	2,053
17	Available	1,988
18	Zandra's Taqueria	2,500
19	Samson Properties	7,404
20	Kalbaugh, Pfund & Messersmith	5,210
21	Crestline Hotels	5,577
22	Available	3,909
23	Rathbun & Goldberg, PC	5,420

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

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COMPETITION MAP

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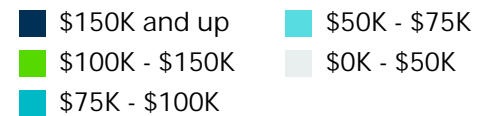
by Block Group

Demographics

2023 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	17,564	115,868	277,815
Daytime Pop	64,885	166,614	406,504
Households	5,338	40,201	98,760
Average HH Income	\$166,988	\$174,954	\$188,364
Median HH Income	\$144,072	\$146,635	\$154,506
Per Capita Income	\$53,198	\$61,446	\$67,432

Average Household Income

Popstats, 4Q 2023, Trade Area Systems



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University Blvd. & Chain Bridge Rd., Fairfax, VA



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