



Old Centreville Crossing

13810-13860 BRADDOCK ROAD
CENTREVILLE, VA 20121

OVERVIEW

Old Centreville Crossing is located in the most heavily-trafficked intersection in the Centreville submarket. With more than 53,000 passing vehicles daily along the Route 28 and Route 29 intersection, Old Centreville Crossing is an ideal retail location.

SPACE AVAILABLE

1,424 – 22,000 sq. ft

CENTER TYPE

Community

GROSS LEASABLE AREA

171,631 sq. ft.

COUNTY

Fairfax

TRAFFIC COUNTS

Lee Hwy – 33,000 VPD

CURRENT RETAILERS



OLD CENTREVILLE CROSSING

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CONTACT US

301.657.7330
leasing@willardretail.com
willardretail.com





DEMOGRAPHICS

1, 3, 5-MILE RADIUS



RADIUS



AVG HH INCOME



MEDIAN AGE

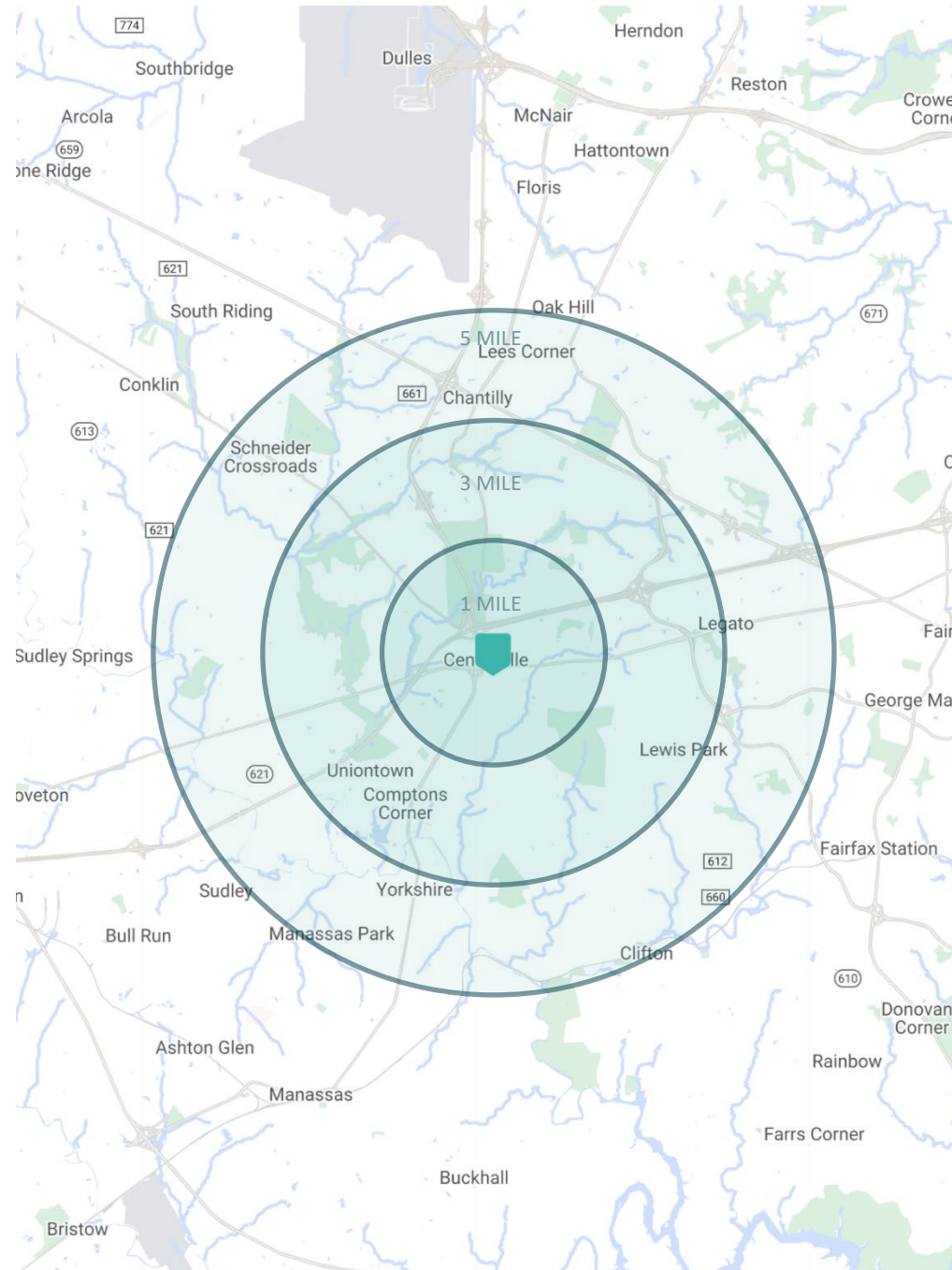


HOUSEHOLDS



POPULATION

RADIUS	AVG HH INCOME	MEDIAN AGE	HOUSEHOLDS	POPULATION
1 Mile	\$123,972	35.0	9,331	24,634
3 Mile	\$164,009	37.4	34,883	101,724
5 Mile	\$155,886	36.8	73,405	210,336



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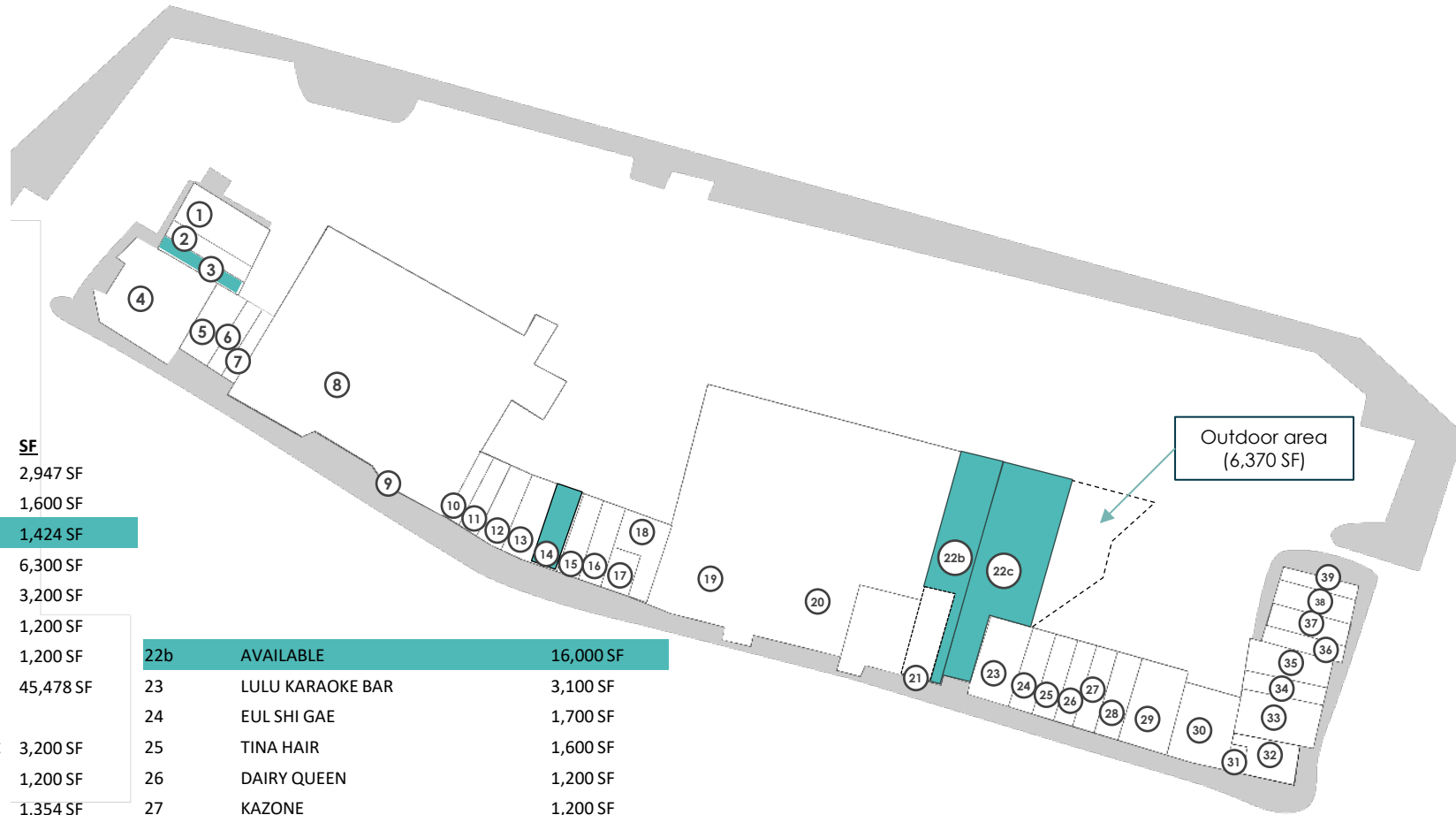
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SITE PLAN

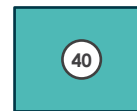


Outdoor area
(6,370 SF)

SUITE	TENANT	SF
1	TOMO SUSHI	2,947 SF
2	I-BATTLE SPORTS	1,600 SF
3	AVAILABLE	1,424 SF
4	IHOP	6,300 SF
5	JANG-WON RESTAURANT	3,200 SF
6	CHEOGAIP CHICKEN	1,200 SF
7	IRON ICE	1,200 SF
8	H-MART	45,478 SF
9	H-MART COOLER	
10	CLIFTON-CENTREVILLE ANIMAL CLINIC	3,200 SF
11	KOREAN GIN SENG	1,200 SF
12	AMORE COSMETICS	1,354 SF
13	DANJI ASIAN BISTRO	1,520 SF
14	AVAILABLE	1,600 SF
15	THE BIKE SHOP	1,600 SF
16	PAPA JOHN'S	1,600 SF
17	OCC BARBERSHOP	800 SF
18	PLAZA LAUNDRY	3,700 SF
19	SPA WORLD	27,315 SF
20	WOORI AMERICAN BANK	3,085 SF
21	TOUS LES JOURS	3,503 SF
22a	AVAILABLE	6,337 SF

22b	AVAILABLE	16,000 SF
23	LULU KARAOKE BAR	3,100 SF
24	EUL SHI GAE	1,700 SF
25	TINA HAIR	1,600 SF
26	DAIRY QUEEN	1,200 SF
27	KAZONE	1,200 SF
28	GOM TANG-E	1,600 SF
29	GOM SHABU SHABU	3,980 SF
30	GLORY DAYS GRILL	4,000 SF
31	GONG CHA	680 SF
32	LEZZET	1,928 SF
33	RED ROCKS CAFE	3,200 SF
34	POJANGMACHA	1,600 SF
35	EVERGREEN	2,000 SF
36	AMAZING NAILS	1,200 SF
37	VICTORY MARTIAL ARTS	1,919 SF

38	DR. SHIN – CHIROPRACTOR	1,120 SF
39	DR. CHA – DENTAL OFFICE	2,400 SF
40	AVAILABLE PAD SITE	3,000 SF



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