

# MAIN STREET MARKETPLACE

10300 Main Street Fairfax, VA 22030



**FOR  
LEASE**

**1,358 & 2,520 SF  
AVAILABLE**

CONTACT:

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# MARKET OVERVIEW

## PROPERTY HIGHLIGHTS

- 91,579 SF shopping center located in Old Town Fairfax, VA on highly-trafficked Main Street
- Convenient on-site parking with 375 spaces
- Less than one mile from George Mason University with 34,000 students and 5,600 faculty
- Over 18,000 employees and 1,500 apartments within one mile of site

## DEMOGRAPHICS

|                           | 1-mile    | 3-miles   | 5-miles   |
|---------------------------|-----------|-----------|-----------|
| <b>Population</b>         | 15,143    | 119,029   | 283,587   |
| <b>Households</b>         | 4,773     | 41,052    | 102,084   |
| <b>Median HH Income</b>   | \$148,015 | \$158,755 | \$167,535 |
| <b>Daytime Population</b> | 22,552    | 86,995    | 219,665   |

## TRAFFIC COUNTS

**25,961 AADT**

Main Street

**10,953 AADT**

Old Lee Highway

## 1 MILE SNAPSHOT



**15,143**

Population

**\$148,015**

Med HH Income



**\$702,008**

Owner Occupied  
Med Home Value

**62.6%**

Bachelor's Degree  
or Higher



**2,008**

Total Businesses

**18,528**

Employees



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# THE NEIGHBORHOOD



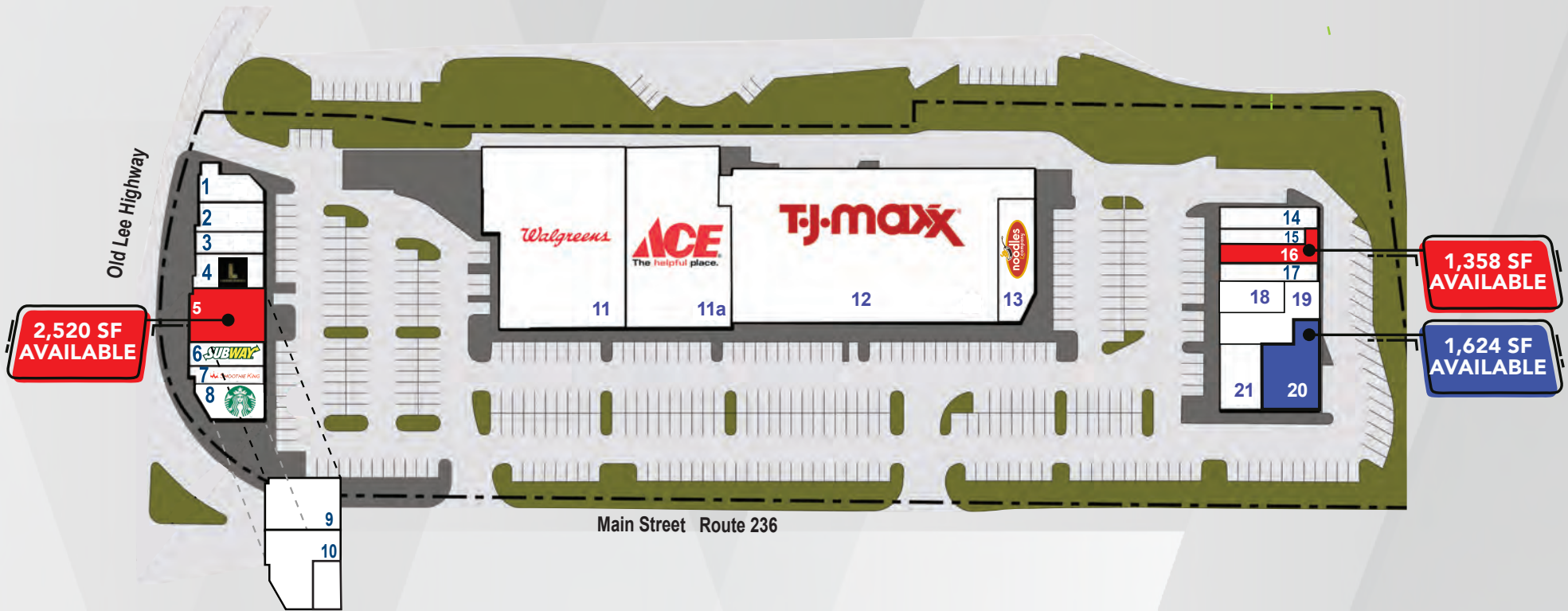
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# SITE PLAN



|                     |                 |                                |           |                                |                 |
|---------------------|-----------------|--------------------------------|-----------|--------------------------------|-----------------|
| 1. Paisano's Pizza  | 1,453 SF        | 8. Starbucks                   | 2,584 SF  | 14. Fairfax Kabob              | 1,513 SF        |
| 2. UPS Store        | 1,195 SF        | 9. Malcolm J. Murray, D.D.S.   | 2,466 SF  | 15. Sparkle & Pop Nails        | 930 SF          |
| 3. H&R Block        | 1,008 SF        | 10. Dante Salon & Wellness Spa | 2,858 SF  | <b>16. FOR LEASE</b>           | <b>1,358 SF</b> |
| 4. Legend Barber    | 1,265 SF        | 11. Walgreens                  | 15,230 SF | 17. Sushi Prince               | 1,200 SF        |
| <b>5. FOR LEASE</b> | <b>2,520 SF</b> | 11a. Ace Hardware              | 12,300 SF | 18. Huntington Learning Center | 3,169 SF        |
| 6. Subway           | 1,200 SF        | 12. TJ Maxx                    | 27,888 SF | 19. PT Solutions               | 1,495 SF        |
| 7. Smoothie King    | 1,000 SF        | 13. Noodles & Company          | 2,704 SF  | <b>20. AT LEASE</b>            | <b>1,624 SF</b> |
|                     |                 |                                |           | 21. Main Street Bagel Deli     | 1,897 SF        |

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