

BRADLICK SHOPPING CENTER

Annandale, VA 22003



PROJECT FACTS

GLA: 145,000 SF

- ▶ Over 23,000 cars per day pass by this highly visible location anchored by the area’s dominant grocer
- ▶ Center is located in affluent Fairfax County where the HH median income is \$115,717 and ranks as the 3rd wealthiest county in the U.S. as published by the Census Bureau (July 2017)
- ▶ 60% of the county’s residents have a Bachelor’s degree or higher

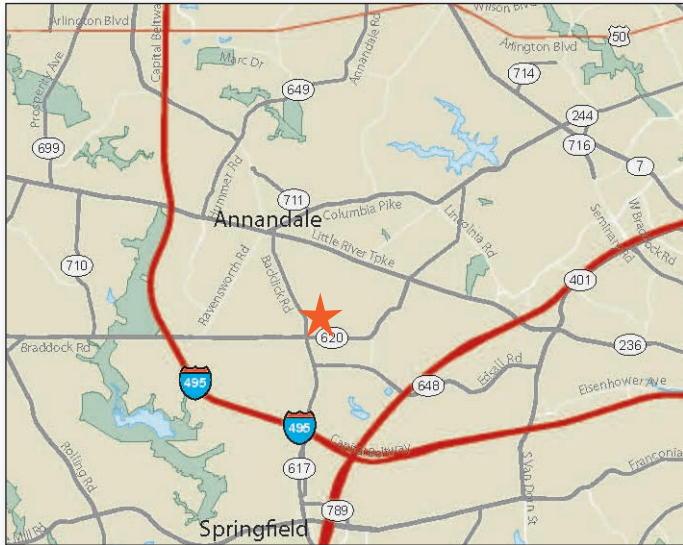
FEATURED TENANTS

Giant Food, Gold’s Gym, Dollar Tree

2019 DEMOGRAPHICS

	Population	Avg HH Income	Households
1 mile	10,919	\$128,368	3,563
3 mile	139,004	\$121,439	50,008
5 mile	428,755	\$129,938	164,253

2019 ESRI

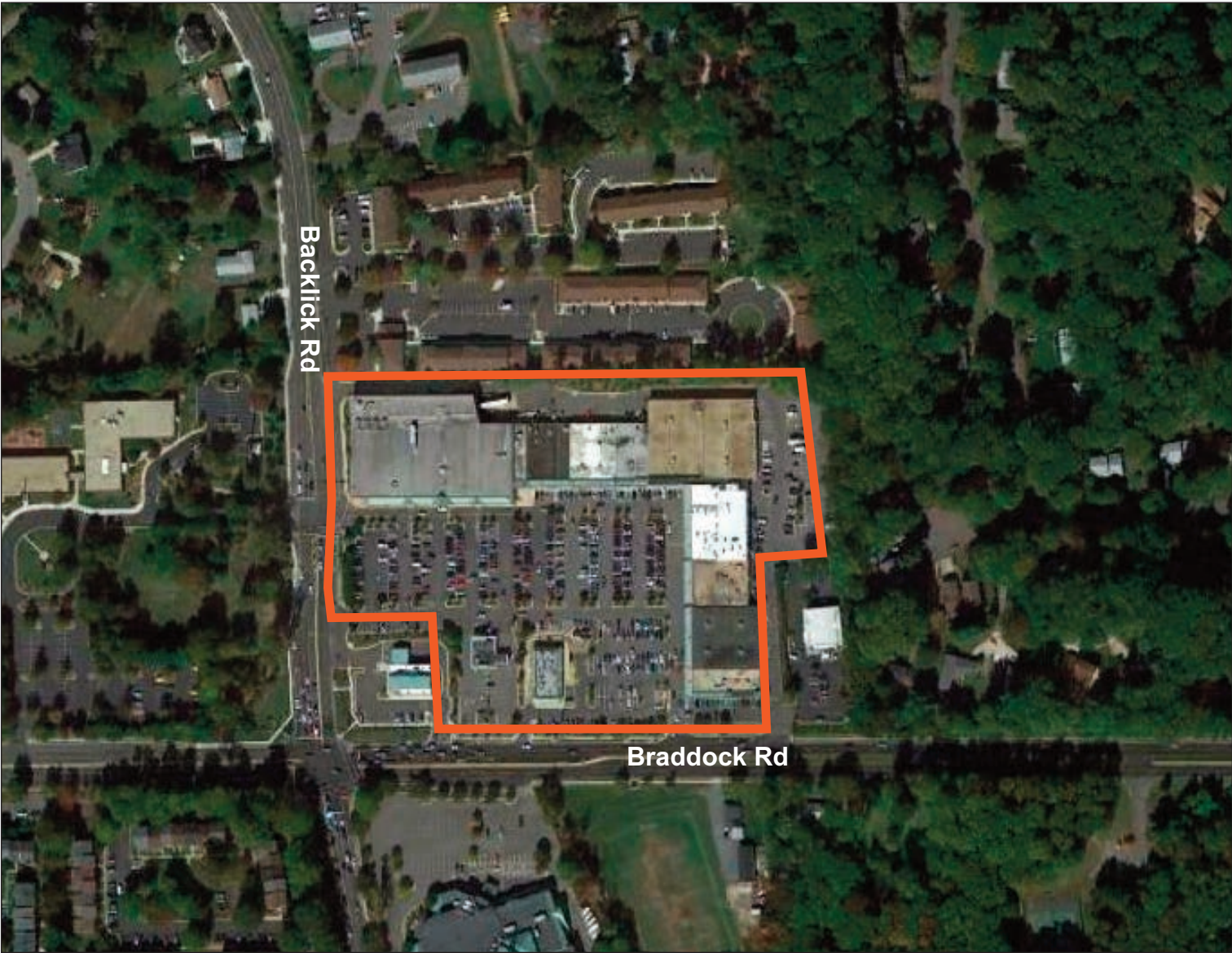


LOCATION

Braddock & Backlick Roads - Annandale, VA

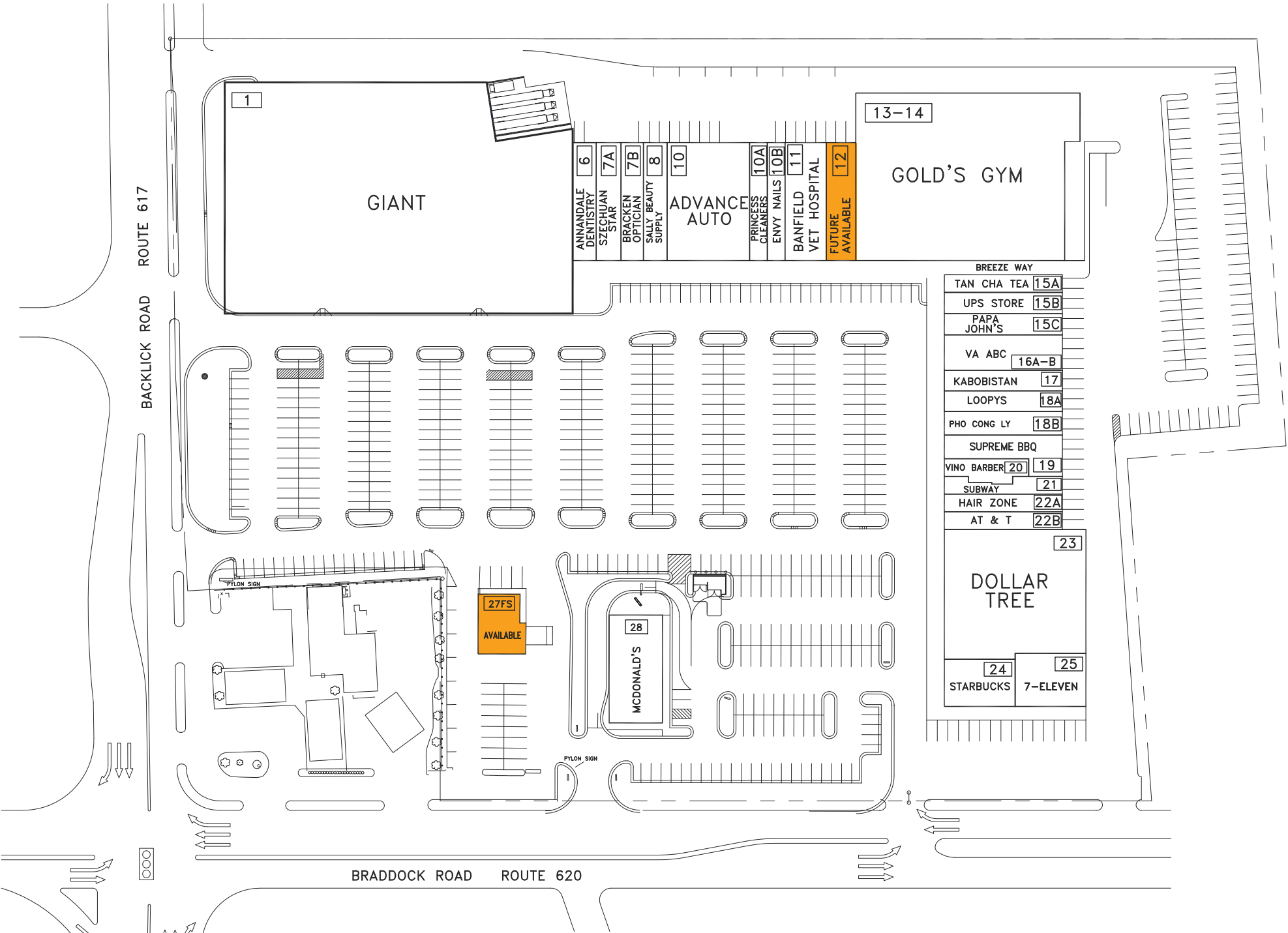
LEASING CONTACT

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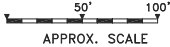


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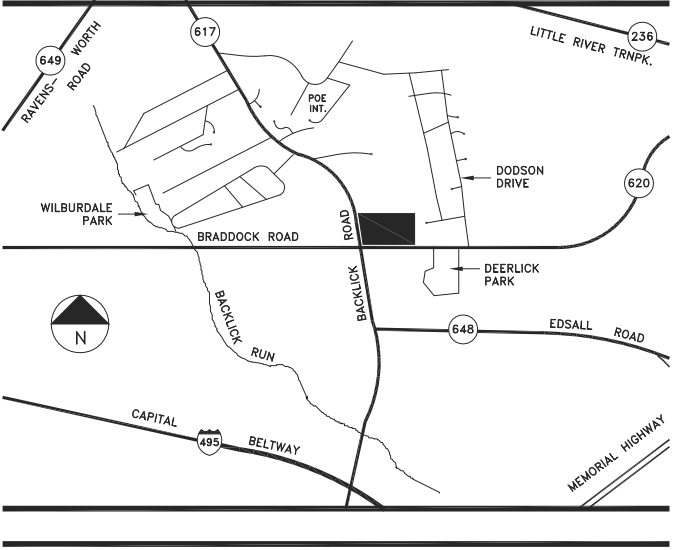
ANNANDALE, VIRGINIA



THE SHOPPING CENTER LAYOUT SHOWN IS PRELIMINARY AND SUBJECT TO MODIFICATION AND REVISION. NO REPRESENTATION IS MADE AS TO OCCUPANCY, TYPES OF BUSINESS OR TENANT SHOWN ON SAME. THIS DRAWING IS ALSO SUBJECT TO CHANGE, REVIEW AND APPROVAL OF ALL GOVERNMENTAL AUTHORITIES. ADDITIONAL BUILDINGS OR STRUCTURES MAY BE BUILT OR ADDED AND EXISTING BUILDINGS OR STRUCTURES MAY BE REMOVED, DELETED OR OTHERWISE MODIFIED AND THE LANDSCAPING AND PARKING LAYOUT IS SUBJECT TO CHANGE.



LEASING PLAN



TENANT ROSTER

1	GIANT	49,490 SF	16A-B	VA ABC	3,000 SF
6	ANNANDALE DENTISTRY	2,000 SF	17	KABOBISTAN	1,516 SF
7A	SZECHUAN STAR	2,100 SF	18A	LOOPYS	1,984 SF
7B	BRACKEN OPTICIAN	1,855 SF	18B	PHO CONG LY	2,000 SF
8	SALLY BEAUTY SUPPLY	2,000 SF	19	SUPREME BBQ	2,750 SF
10	ADVANCE AUTO	7,000 SF	20	VINO BARBER	750 SF
10A	PRINCESS CLEANERS	1,500 SF	21	SUBWAY	1,700 SF
10B	ENVY NAILS	1,500 SF	22A	HAIR ZONE	1,500 SF
11	BANFIELD VET HOSPITAL	3,500 SF	22B	AT&T	1,500 SF
12	FUTURE AVAILABLE	2,500 SF	23	DOLLAR TREE	13,184 SF
13-14	GOLD'S GYM	24,923 SF	24	STARBUCKS	2,400 SF
15A	TAN CHA TEA	1,460 SF	25	7-ELEVEN	2,400 SF
15B	UPS STORE	1,800 SF	27FS	AVAILABLE	2,474 SF
15C	PAPA JOHN'S	1,800 SF	28	MCDONALD'S	4,141 SF

PARKING PROVIDED =	644
PARKING REQUIRED =	647
GLA AS PER RENT ROLL =	144,727 SF
ZONED =	C-B
REV. DATE =	JAN 2020

BRADLICK SHOPPING CENTER

BRADDOCK ROAD AND BACKLICK ROAD
ANNANDALE, VIRGINIA 22003



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