



PROJECT FACTS

GLA: 118,000 SF

- ▶ Center is located in affluent Fairfax County where the HH median income is \$124,831 and ranks among the top ten wealthiest county in the U.S. (Census Bureau 2019)
- ▶ 61.1% of county residents have a Bachelor's Degree or higher
- ▶ Over 100,000 vehicles drive by the center daily
- ▶ Center features several 'daily needs' tenants offering shoppers 'one stop' shopping

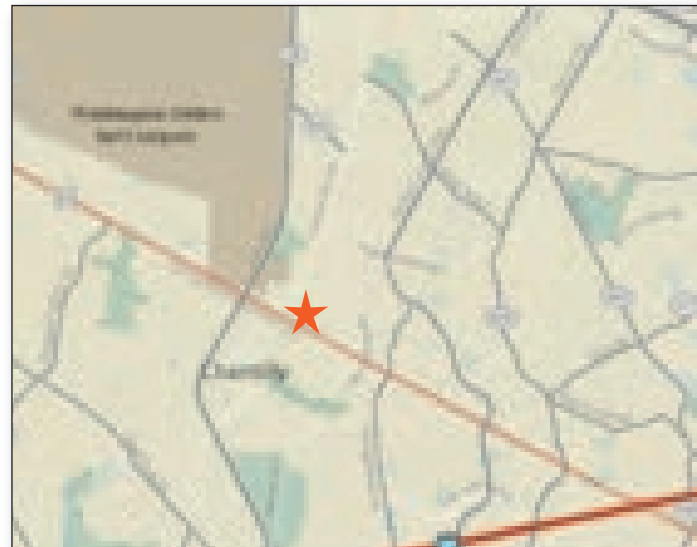
FEATURED TENANTS

Aldi, CVS/pharmacy, Auto Zone, The Tile Shop, Cort Furniture, Chick-fil-A

2021 DEMOGRAPHICS

	Population	Avg HH Income	Households
1 mile	11,976	\$146,214	3,811
3 mile	76,129	\$189,455	25,539
5 mile	245,909	\$168,078	86,731

2021 ESRI



LOCATION

Route 50 & Centreville Road - Chantilly, VA

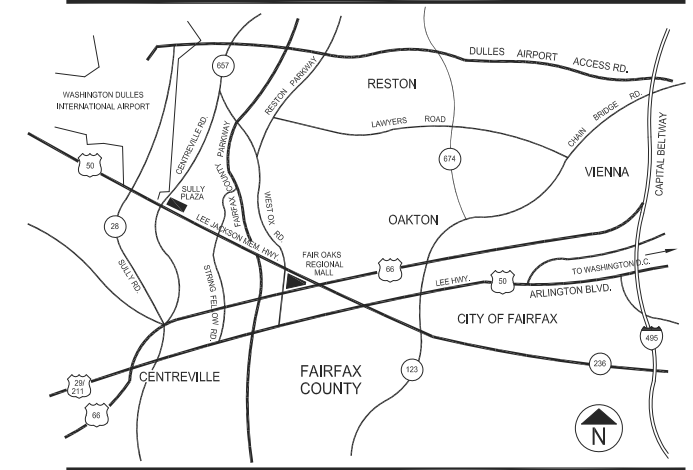
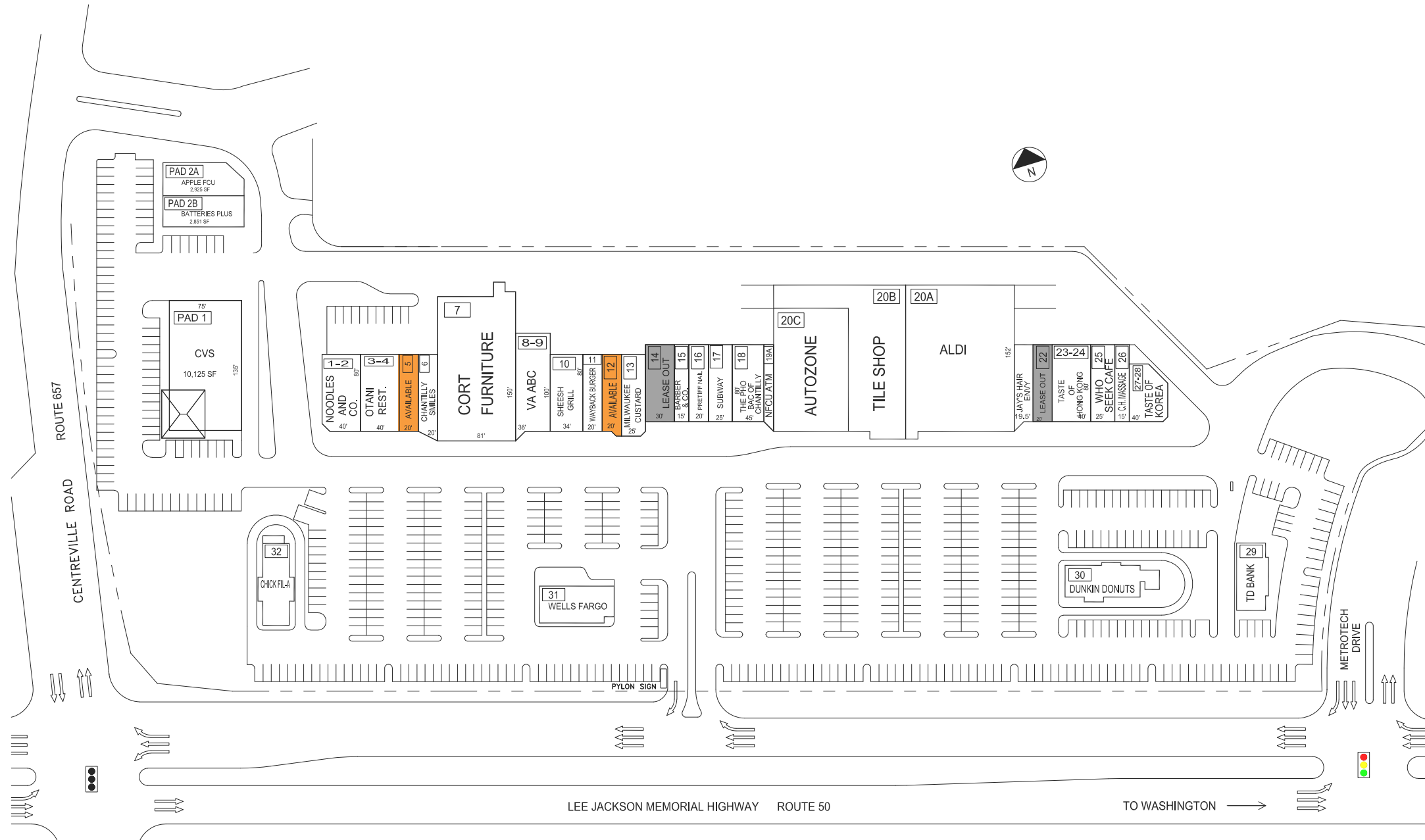
LEASING CONTACT

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SULLY PLAZA

CHANTILLY, VIRGINIA



TENANT ROSTER

1-2	NOODLES & CO.	3,200 SF	19A	NFCU ATM	100 SF
3-4	OTANI RESTAURANT	3,200 SF	20A	ALDI	18,844 SF
5	AVAILABLE	1,600 SF	20B	TILE SHOP	8,830 SF
6	CHANTILLY SMILES	1,600 SF	20C	AUTOZONE	12,000 SF
7	CORT FURNITURE	12,172 SF	21	JAY'S HAIR ENVY	1,573 SF
8-9	VA ABC	3,600 SF	22	LEASE OUT	1,600 SF
10	SHEESH GRILL	2,720 SF	23-24	TASTE OF HONG KONG	3,200 SF
11	VAPOR BACK BURGER	1,600 SF	25	WHO SEEK CAFE	2,000 SF
12	AVAILABLE	1,600 SF	26	C.H. MASSAGE	1,200 SF
13	MILWAUKEE FROZEN CUSTARD	2,000 SF	27-28	TASTE OF KOREA	2,188 SF
14	LEASE OUT	2,400 SF	29	TD BANK	2,100 SF
15	BARBER & COMPANY	1,200 SF	30	DUNKIN DONUTS	3,200 SF
16	PRETIFF NAIL SALON	1,600 SF	31	WELLS FARGO	3,500 SF
17	SUBWAY	2,000 SF	32	CHICK FIL-A	3,200 SF
18	THE PHO BAC OF CHANTILLY	3,376 SF			
			PAD 1	CVS	10,125 SF
			PAD 2	APPLE FCU	2,925 SF
			PAD 2B	BATTERIES PLUS	2,851 SF

PARKING PROVIDED =
 PARKING REQUIRED =
 GLA AS PER RENT ROLL = 123,323 SF
 ZONED = C-6
 REV. DATE = MAR 2021

SULLY PLAZA

LEE JACKSON MEMORIAL HWY. & CENTREVILLE RD.
 CHANTILLY, VIRGINIA 22021



COMBINED PROPERTIES INCORPORATED

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LEASING PLAN

THE SHOWN CONCEPT LAYOUT SHOULD BE CONSIDERED AS A GENERAL REPRESENTATION ONLY AND IS NOT TO BE USED AS A CONTRACT. THE TYPES OF BUSINESS OR USES OF THE PROPERTY SHALL BE THE RESPONSIBILITY OF THE LESSEE. THE LESSEE SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM ALL APPLICABLE AGENCIES. ADDITIONAL BUSINESS OR STRUCTURES MAY BE BUILT ON THE PROPERTY WITHOUT THE NEED FOR STRUCTURAL CHANGES. THE LESSEE SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM ALL APPLICABLE AGENCIES. THE LESSEE SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM ALL APPLICABLE AGENCIES.

50' 100'
 APPROX. SCALE