



PROJECT FACTS

GLA: 19,750 SF

- ▶ Neighborhood center with ample parking
- ▶ Center is located in affluent Arlington County where the HH median income is \$128,145 and ranks as the 6th wealthiest county in the U.S. (Forbes, 2021)
- ▶ Shopping center is located less than a mile from Route 66
- ▶ 75.3% of county residents have a Bachelor's Degree or higher

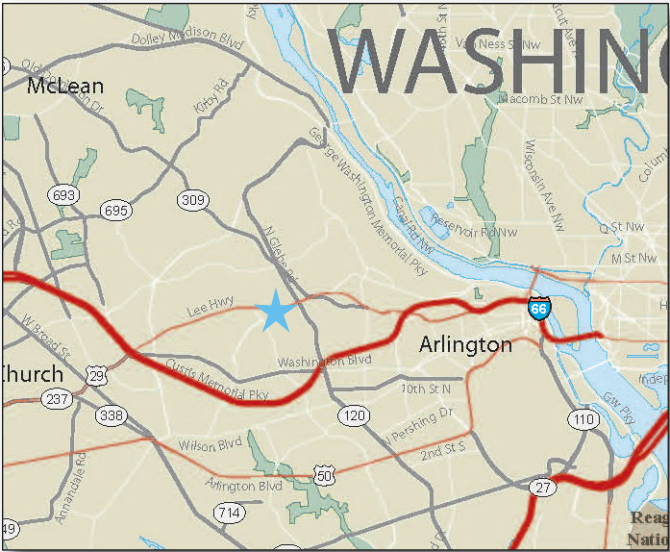
FEATURED TENANTS

CVS/pharmacy, Advance Auto, Unleashed by PETCO

2025 DEMOGRAPHICS

	Population	Avg HH Income	Households
1 mile	22,610	\$289,702	7,674
3 mile	200,128	\$240,177	79,857
5 mile	562,368	\$211,485	237,347

2025 ESRI

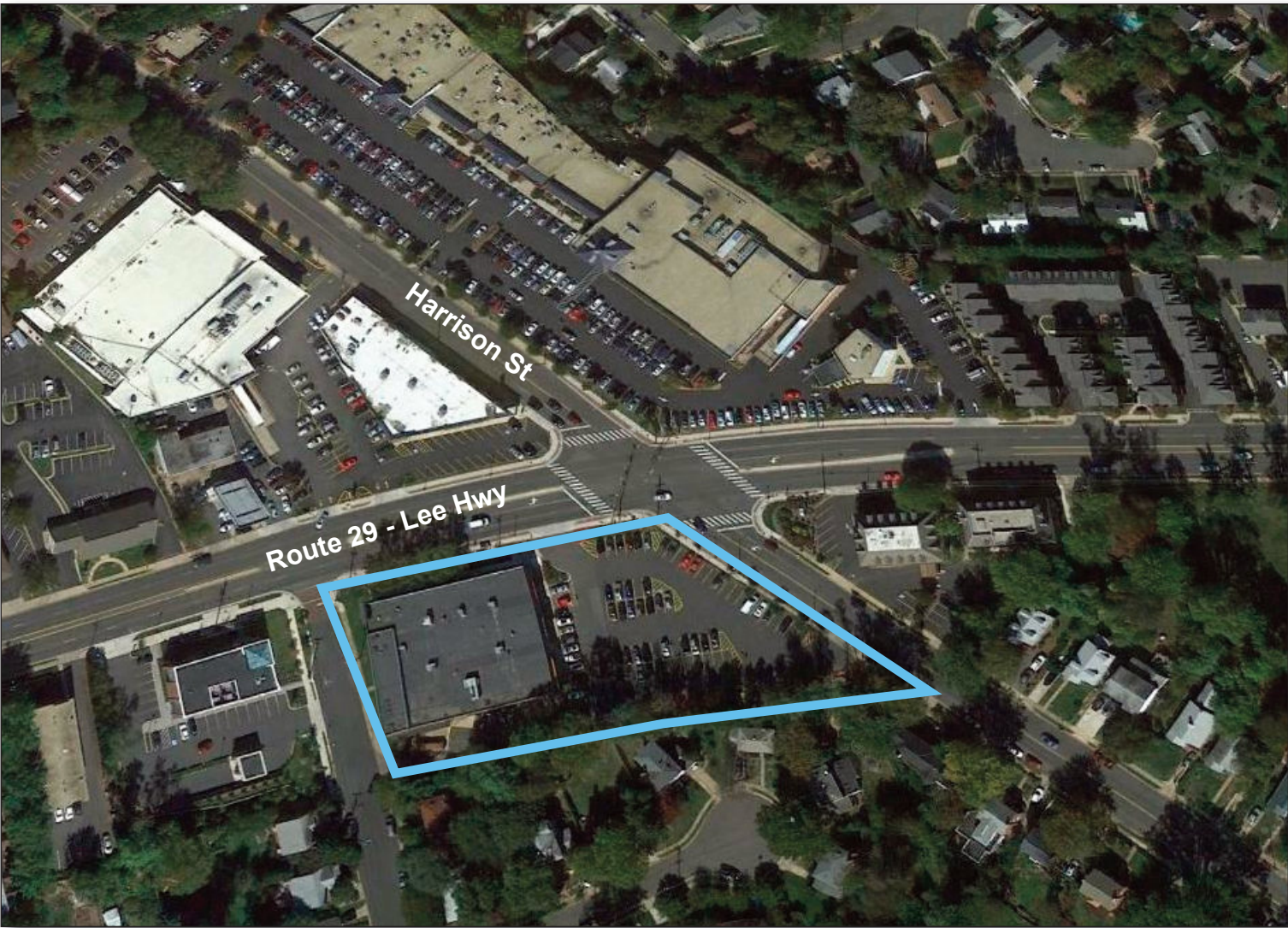


LOCATION

Langston Blvd & Harrison Street - Arlington, VA

LEASING CONTACT

Andrew Iszard
 202.736.2827 | Andrew.Iszard@combined.biz



7315 Wisconsin Ave
Suite 1000 West
Bethesda, MD 20814
(202) 293-4500
FAX (202) 833-3013