

# SULLY SQUARE SHOPPING CENTER

Metrotech Drive, Chantilly, VA 20151



Sully Square Shopping Center is located at the signalized intersection of Centreville Road and Metrotech Drive, just one short block off Route 50. This center benefits from being part of a cluster of centers, including Sully Place and Sully Plaza, all sharing the same customer base. In addition to all the national retailers located nearby, this area includes many hotels and office parks supporting a strong daytime population of close to 100,000 employees within 3 miles.

## Retail Space Available:

2,400 SF

Center Type:	Neighborhood Center
Retail GLA:	50,721 SF
Land Area:	9.74 Acres
Year Built:	1989
Features:	Signalized Intersection Dedicated Turn Lane Pylon Sign
Parking:	275 Surface Spaces
Traffic Counts:	25,000 AADT on Centreville Road 71,000 AADT on Route 50
Key Tenants:	KIDS FIRST Swim Schools, MIDAS, Bank of America, BACKYARD GRILL, Little Caesars
Neighboring Tenants:	LOWE'S, at home, LOTTE Plaza, PETSMART, BABIES R US, GOLD'S GYM, ALDI, CVS pharmacy, CORTE, noodles

Demographics	1 Mile	3 Mile	5 Mile
Population 2016	10,645	69,702	241,896
Population 2021	10,938	72,261	253,636
Total Households	3,376	22,900	85,664
Average HH Income	\$142,361	\$169,943	\$144,178

## LEASING CONTACT

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Space	Tenant	SF
13957	Available	2,400
13961	India Bazaar	4,100
13963	Little Caesars Pizza	1,500
13965	Pho 102	1,500
13967	Rhonda's Flowers & Gifts	1,500
13969	Charcoal Chicken	1,500
13971	Sila Thai Cuisine	2,000
13973	Tobacco Republic	1,500
13975	Alf layla Wa layla	2,850
13977	A-1 Car Care Center, Inc.	2,525
13979	Chantilly Midas Muffler	4,825
13985	Kids First Swim Schools	8,850
13991	My Next Puppy	2,000
12993	Celebrities Salon & Spa	2,000
13995	Chantilly Pharmacy	1,500
13997	China Cafe	1,500
13991	Backyard Grill & Bar	4,671
14001	Bank of America	4,000

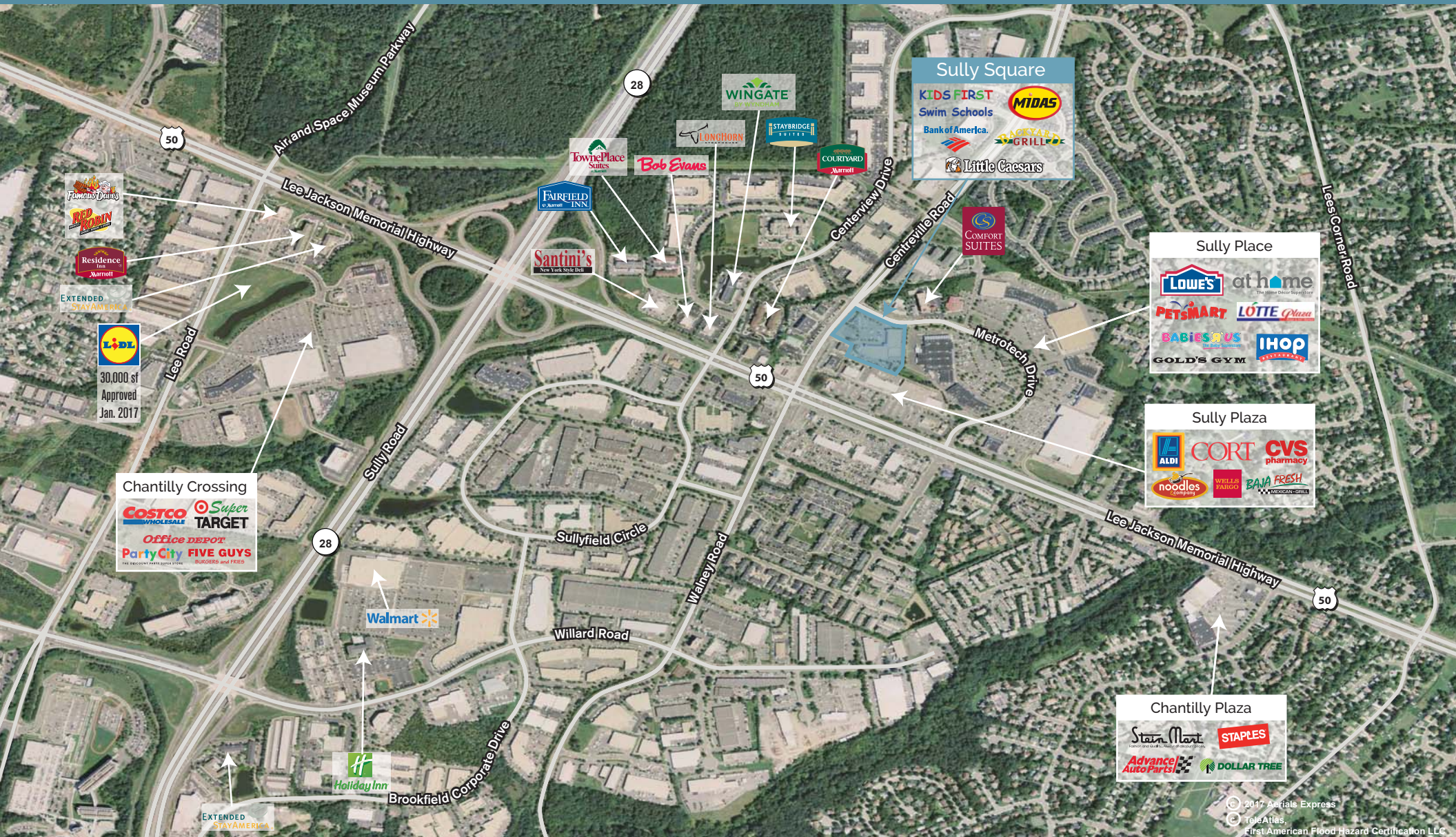
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