



ROSENTHAL

THE SHOPS AT TELEGRAPH VILLAGE

6911 Telegraph Road - 6940 S Kings Highway, Alexandria, Virginia

www.rosenthalproperties.com



PROPERTY FEATURES:

- 2,731 SF UPPER LEVEL RETAIL/OFFICE SPACE FOR LEASE
- Located at the busy intersection of South Kings Highway and Telegraph Road next to the affluent communities of Stoneybrooke, Vantage and Woodstone
- Minutes from Fort Belvoir and I-495
- Strong daytime population of over 44,000 within 3 miles
- Ample parking with over 190 parking spaces

	Population	Avg HH Income	Daytime Population
1 Mile	10,246	\$153,477	2,683
3 Miles	140,837	\$119,633	44,335
5 Miles	363,211	\$122,237	177,884



CONTACT

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UNIT	SQ FT	TENANT
TELEGRAPH ROAD:		
010 / 6911	3,900	Little Gym of Alexandria
040 / 6917	1,300	State Farm
050 / 6919	2,501	Grounded Coffee Shop
060 / 6923	560	Hayfield Insurance
070 / 6925	1,023	Telegraph Dentist
080 / 6929	2,536	Glam
100 / 6931	1,268	Telegraph Cleaners
110 / 6933	1,268	Telegraph Barber
120 / 6935	1,300	Asian Food Garden
140 / 6937A	1,500	Paisano's
150 / 6937B	3,000	Fit Body

UNIT	SQ FT	TENANT
SOUTH KINGS HIGHWAY:		
204	3,784	CBOC/VA Center
205	2,731	AVAILABLE
206	2,537	Brightside
207	2,495	1st Class Real Estate
208	5,061	Harmony Animal Hospital



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