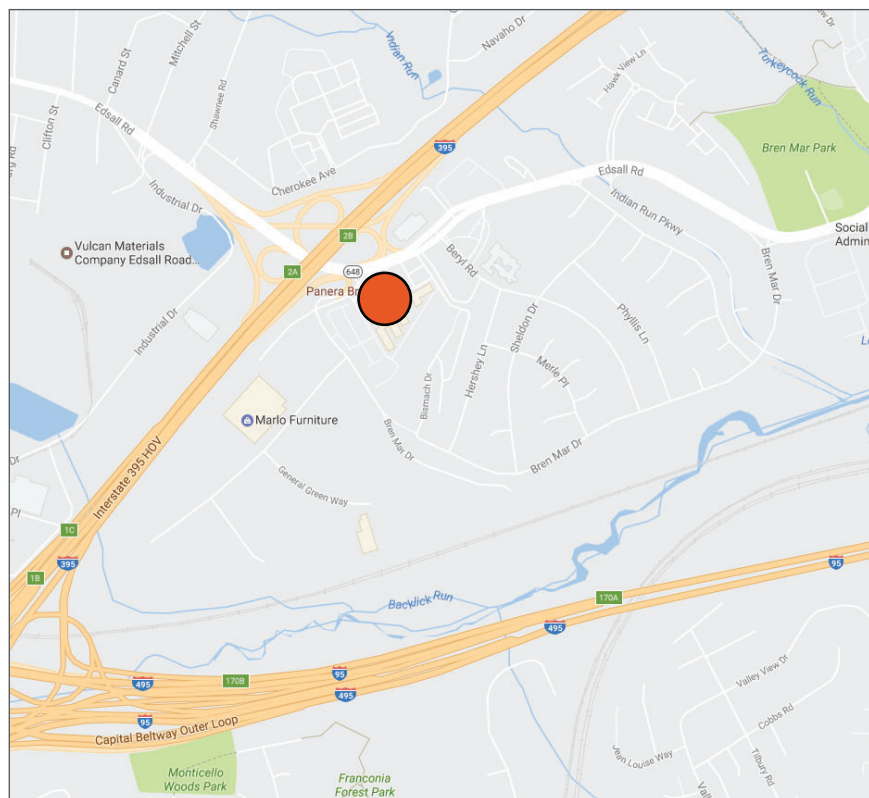




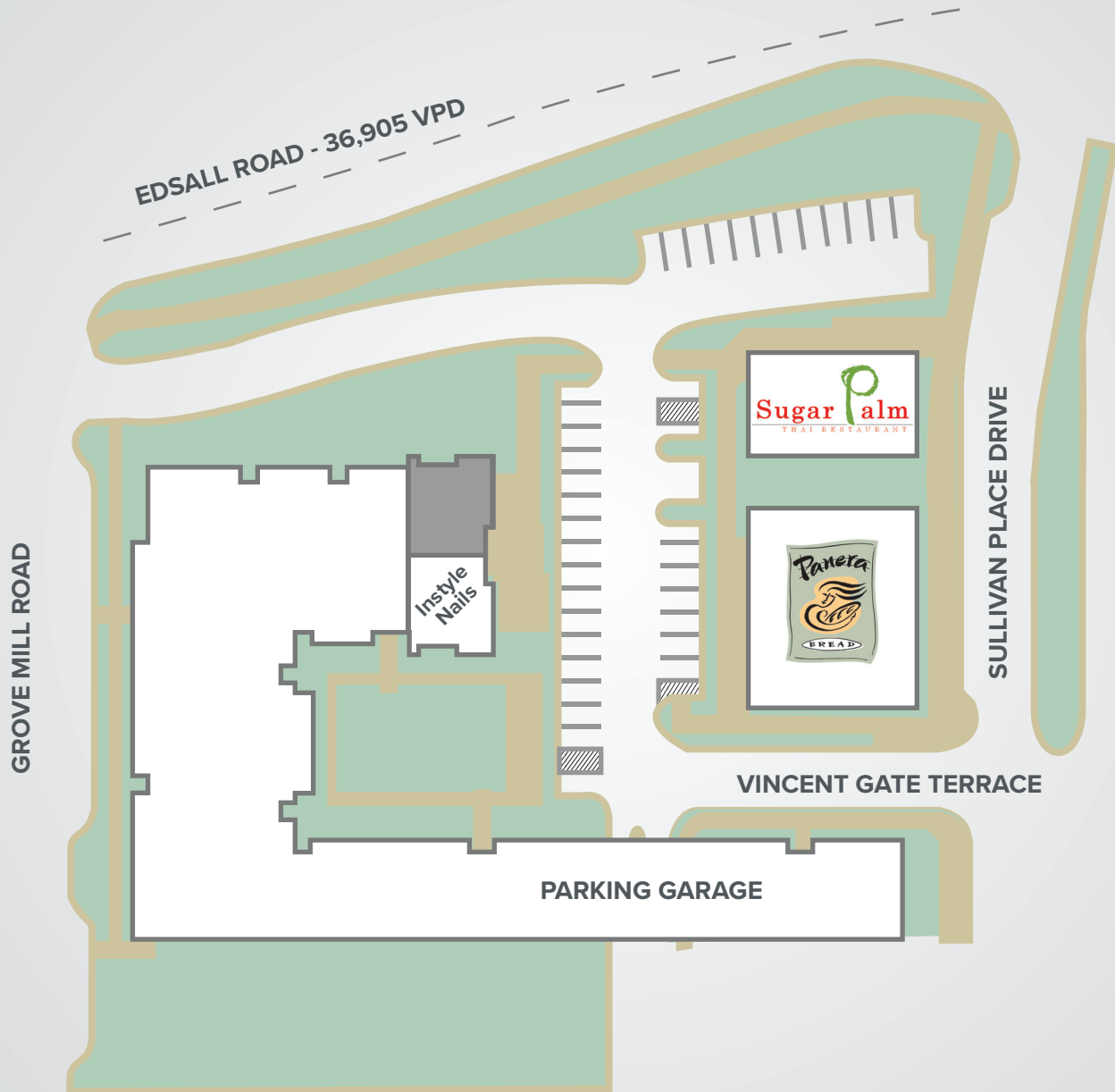
## PROPERTY FEATURES:

- **RETAIL IS 100% LEASED**
- Located on Edsall Road with visibility to over 36,000 cars per day
- Direct access to I-395 and I-495
- Convenient to Tysons Corner and Downtown DC

Come join:



	Population	Avg HH Income	Daytime Population
1 Mile	9,930	\$124,682	7,010
3 Miles	156,028	\$118,149	62,855
5 Miles	442,468	\$123,212	150,779



UNIT	SQ FT	TENANT
5578-A	4,918	Panera Bread
5579-AD	1,108	In Style Nails Spa
5579-BE	1,108	N/A
5580-B	2,387	Sugar Palm Thai Restaurant