

# DULLES EXPO SHOPPING CENTER

## Chantilly Virginia

### Center Highlights:

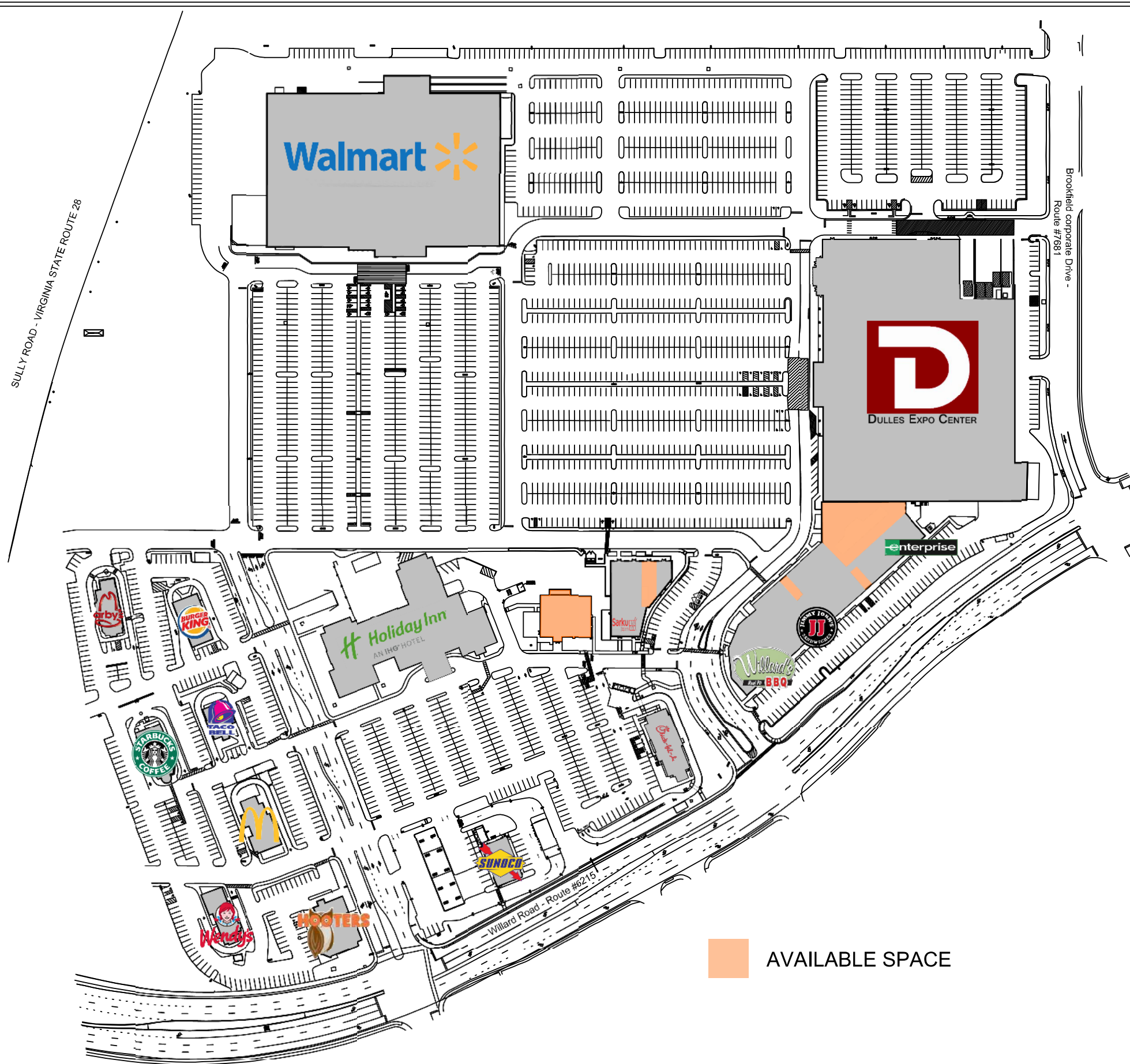
- High-volume regional shopping center with over 269,000 SF of retail.
- Home to the Dulles Expo Convention Center which host over 60 annual events attracting more than 800,000 people.
- Excellent visibility from:
  - VA Route 28 (103,000 AADT)
  - Willard Road (15,000 AADT)
- Strong office density with over 8.2 MSF of existing office space in a 1.5 mile radius.
- Future development opportunity for 100,000 SF of retail space.

Demographics*	1-mile	2-miles	5-miles
Population	5,476	28,231	68,924
Households	1,756	8,877	21,528
Median HH income	\$75,461	\$126,974	\$145,866
Daytime Population	15,058	45,122	64,276

\* Demographics are 2016 estimates

For More Information Please contact:

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AVAILABLE SPACE

Plan is not to scale and strictly for information purposes only.

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**Building Details**

**Year Built:** 2002    **Zoning Use:** C-6  
**Construction Type:**  
 - II B Protected (2C - 1996 BOCA)  
**Construction Materials:**  
 - Steel / Masonry structure with masonry exterior walls.  
 - Membrane roof & Concrete Floor