

PROMENADE AT MANASSAS

7486 Stream Walk Lane, Manassas, VA 20109

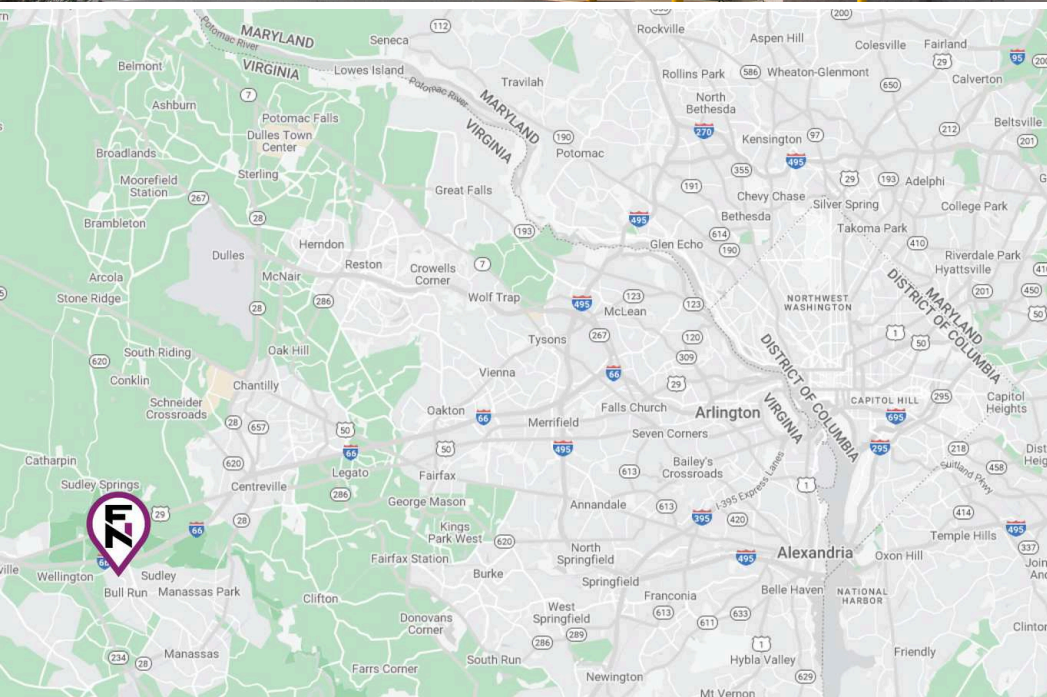


HIGHLIGHTS

MSA Washington, DC
COUNTY Prince William
GLA 280,760
ACRES 32.5
PARKING 780

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
	114,691	61,637	180,926
	5,134	19,831	58,266
	\$98,635	\$122,813	\$146,773



PROPERTY FEATURES

- Promenade at Manassas is a 280760 SF shopping center anchored by a 107,400 SF Home Depot and a 43,244 SF Oh! Market.
- The center features a high-quality tenant roster including The Tile Shop, Ashley Home Furniture, Planet Fitness, and Sherwin Williams.
- Located at the intersection of I-66 and Sudley Road in Manassas, Virginia, the center is highly visible to combined traffic of over 76,000 VPD at the intersection between Sudley Drive and Balls Ford Road.
- The property's unmatched regional location and lineup of destination tenants allow for the center to draw and benefit from the tremendous demographics of this densely populated in-fill market of DC.



PROPERTY WEBSITE

Candace Gschwind | 513-292-2652 | cgschwind@fnrpusa.com

fnrpusa.com

PROMENADE AT MANASSAS

7486 Stream Walk Lane, Manassas, VA 20109



SUITE	TENANT NAME	SF
1	Home Depot	107,400
2	Oh! Market International Food	43,244
3	Ashley Furniture Homestore	32,144
4	The Tile Shop	26,568
5	Subway	1,200
6	China Palace II	2,000
7	Fast Signs	1,200
8-9	ProLine Manassas Beauty Supply	4,800
10	JD Haircuts	1,200
11	KDK Nails Spa	1,200
12	J&S Latino	1,200
13	Bakery El Oasis del Sabor	1,200
14	Baby To Baby	4,750
15-16	Planet Fitness	18,514
17	Chuck E. Cheese's	16,000
18	Tokyo Grill	1,440
19-20	The Washing Co.	3,300
21	Tobacco and More	1,625
22	Josie's Hair Salon	975
23	Atlantic Phones Plus	1,300
24	A R Snack Mart	4,500
25	Sherwin-Williams	5,000

AVAILABLE
 AVAILABLE SOON
 LEASED
 NAP (NOT A PART)



PROPERTY WEBSITE

Candace Gschwind | 513-292-2652 | cgschwind@fnrpusa.com

fnrpusa.com

PROMENADE AT MANASSAS

7486 Stream Walk Lane, Manassas, VA 20109



Disclaimer: All product and company names are trademarks™ or registered® trademarks of their respective holders. Use of them does not imply any affiliation with or endorsement by them. Any product names, logos, brands, and other trademarks or images featured or referred to within are the property of their respective trademark holders. These trademark holders are not affiliated with FNRP. The information contained herein is for general informational purposes only. FNRP makes no representation or warranty, express or implied. Your use of the information is solely at your own risk. This document may contain information concerning third party content, which FNRP does not warrant, endorse, or assume liability for.