



# FAIRFAX SQUARE

A Unique Retail Opportunity in an Exceptional Retail Market

Located in the heart of the MidAtlantic's most concentrated collection of luxury shopping opportunities, Fairfax Square is home to a curated assembly of some of the most coveted and up-scale retail brands, situated below 540,000 SF of Class-A commercial space. An unparalleled and inviting outdoor shopping experience offering high-end co-tenancy and some of the best retail shopping and dining amenities including valet parking, easily accessible surface and garage options and personal shopping services.

FAIRFAX SQUARE

8075 LEESBURG PIKE, TYSONS, VA 22182



WILLARD

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## EXISTING RETAILERS

**TIFFANY & CO. | ROCHE BOBOIS | LILIENQUIST & BECKSTEAD | ELEGANCE BY ROYA | MIELE | PATSY'S AMERICAN | BEST BUNS BREAD COMPANY | EQUINOX | JOON & THE KITCHEN COLLECTIVE | NORDINE SALON | TANISHQ**

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# DEMOGRAPHICS

## POPULATION

20,095	64,058	125,717
1 MILE	2 MILE	3 MILE

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## DAYTIME POPULATION

74,441	136,995	200,703
1 MILE	2 MILE	3 MILE

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## AVERAGE HOUSEHOLD INCOME

\$202,637	\$213,821	\$229,282
1 MILE	2 MILE	3 MILE

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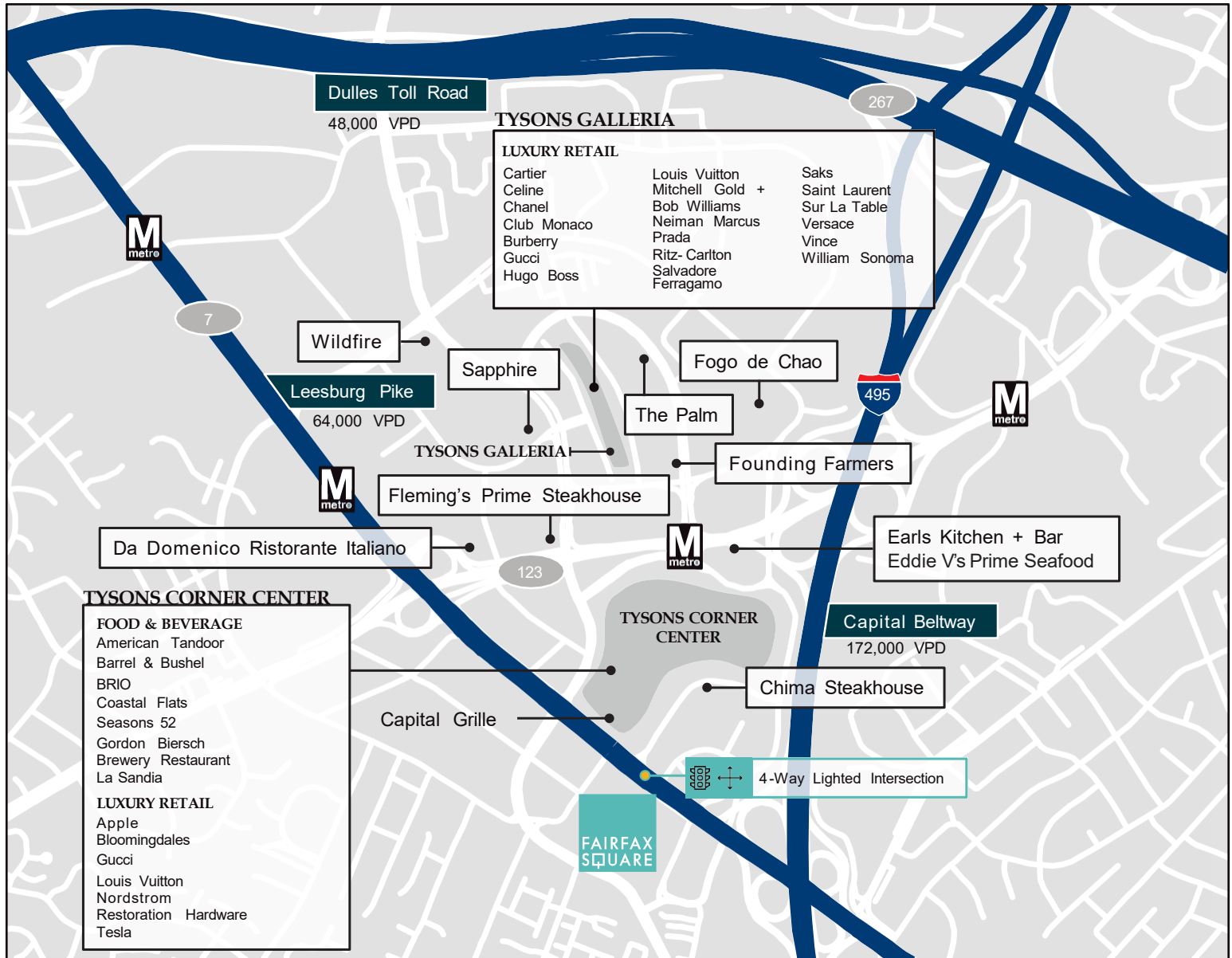
## AVERAGE DISPOSABLE INCOME

\$127,027	\$132,188	\$140,216
1 MILE	2 MILE	3 MILE

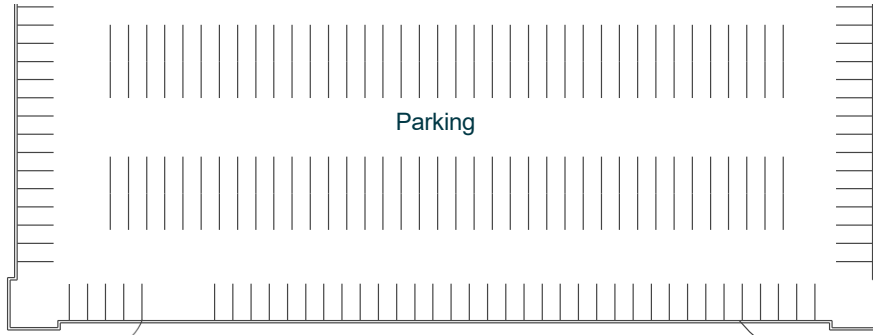
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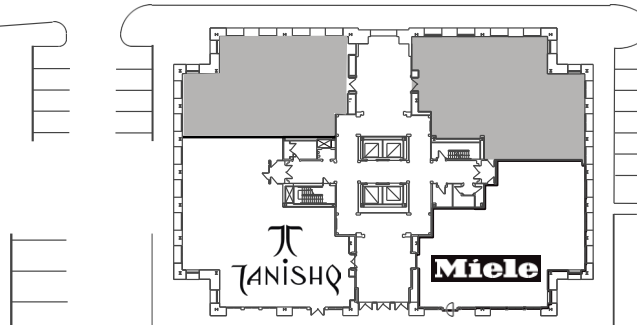
# SURROUNDING LUXURY RETAIL AREA FOOD + BEVERAGE



# SITE PLAN

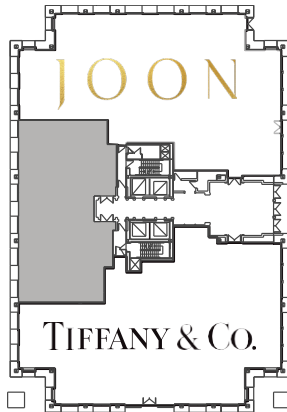


Tower 1

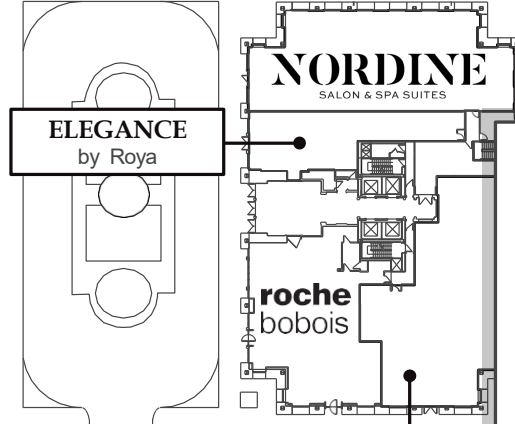


Avenue  
Aline

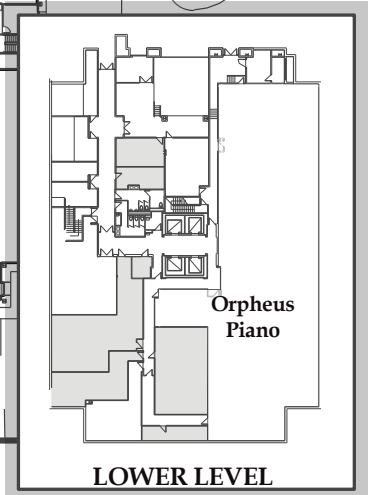
Tower 2



Tower 3



LILJENQUIST &  
BECKSTEAD

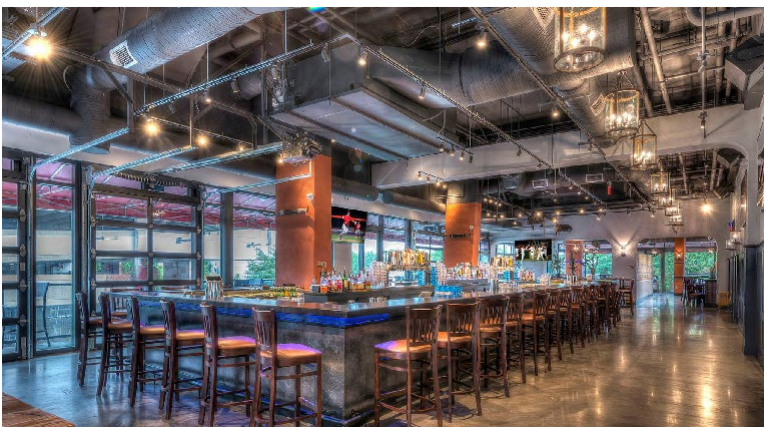




# PLACEMAKING EXPERTS

Willard Retail is one of the predominant operators of retail real estate in the Washington, D.C. region. We know how valuable successful retail can be to an asset and the surrounding community. We are retail leasing and placemaking experts that strive to maximize value in assets through thoughtfully designed and curated retail that help create inspiring places.

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