

THE SHOPS AT FAIRFAX BLVD

BOUTIQUE RETAIL SPACES FOR LEASE

308 S FAIRFAX BLVD • RANSON, WV



A NEW RETAIL DESTINATION IN THE HEART OF RANSON

Modern storefronts • flexible suite sizes • strategic location

NOW PRE-LEASING

Reconstructed from the original masonry shell with all-new building systems, contemporary storefronts, and flexible warm-shell retail suites designed for independent businesses and destination concepts.

AVAILABLE SPACES

- Three boutique suites: approx. 900 SF each
- Anchor Suite 104: approx. 2,400 SF
- Dedicated loading dock for Suite 104
- Shared tenant corridor and restrooms

BUILDING FEATURES

- All-new HVAC, plumbing and electrical
- New roof, façade, windows and doors
- Free street parking directly out front
- ADA-accessible storefront entrances

IDEAL BUSINESS USES

- Boutique retail and specialty food
- Beauty, wellness and personal services
- Fitness and professional services
- Bicycle, e-bike and outdoor recreation

ANTICIPATED DELIVERY

Phase I warm-shell completion expected Fall 2026, subject to construction progress and permitting.

LEASING INFORMATION

Shawn Paxton • 703-973-8804

stpcinch@gmail.com • theshopsatfairfaxblvd.com

SCAN WEBSITE

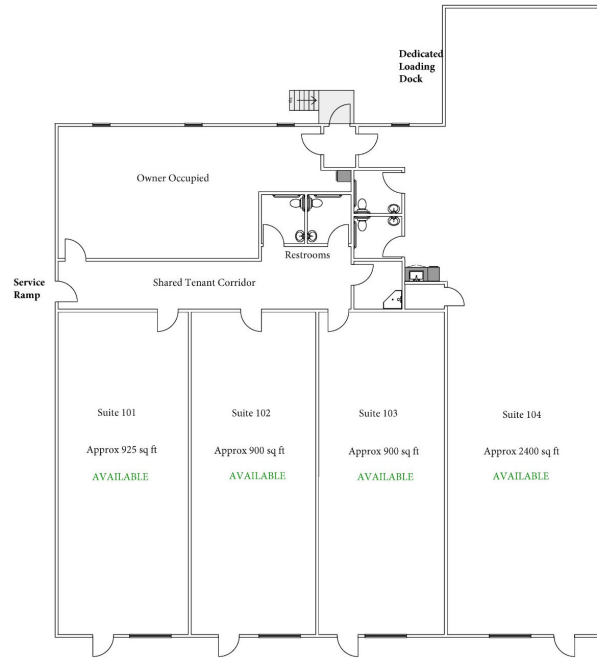
Property details online



AVAILABLE SPACES & LOCATION

Four flexible retail suites adjacent to Lancaster Circle

SUITE PLAN



SUITE 101

925 SF • AVAILABLE

SUITE 102

900 SF • AVAILABLE

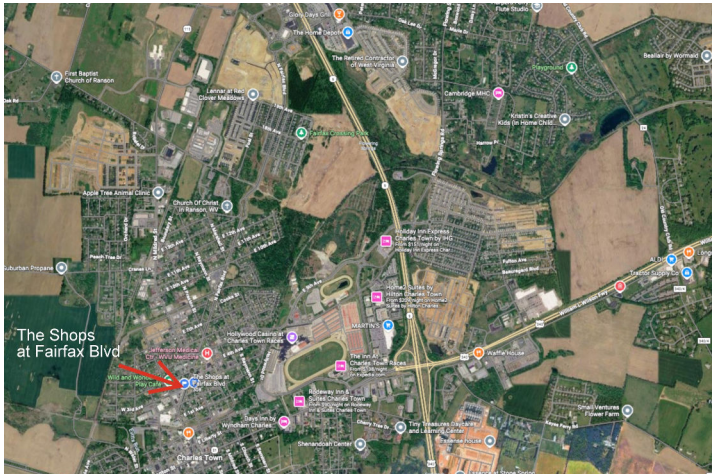
SUITE 103

900 SF • AVAILABLE

SUITE 104

2,400 SF + dock • AVAILABLE

REGIONAL CONTEXT



IMMEDIATE LOCATION



WHY THIS LOCATION

- Across from Ranson City Hall and adjacent to Lancaster Circle
- Across from the planned WVU Medicine Jefferson Medical Campus expansion
- Free street parking and visible storefront access
- Convenient access to Charles Town, Route 9 and US 340
- Significant residential construction expanding the customer base
- Near healthcare, hospitality, entertainment and established neighborhoods

Warm-shell delivery anticipated Fall 2026. All areas are approximate and subject to final field verification.