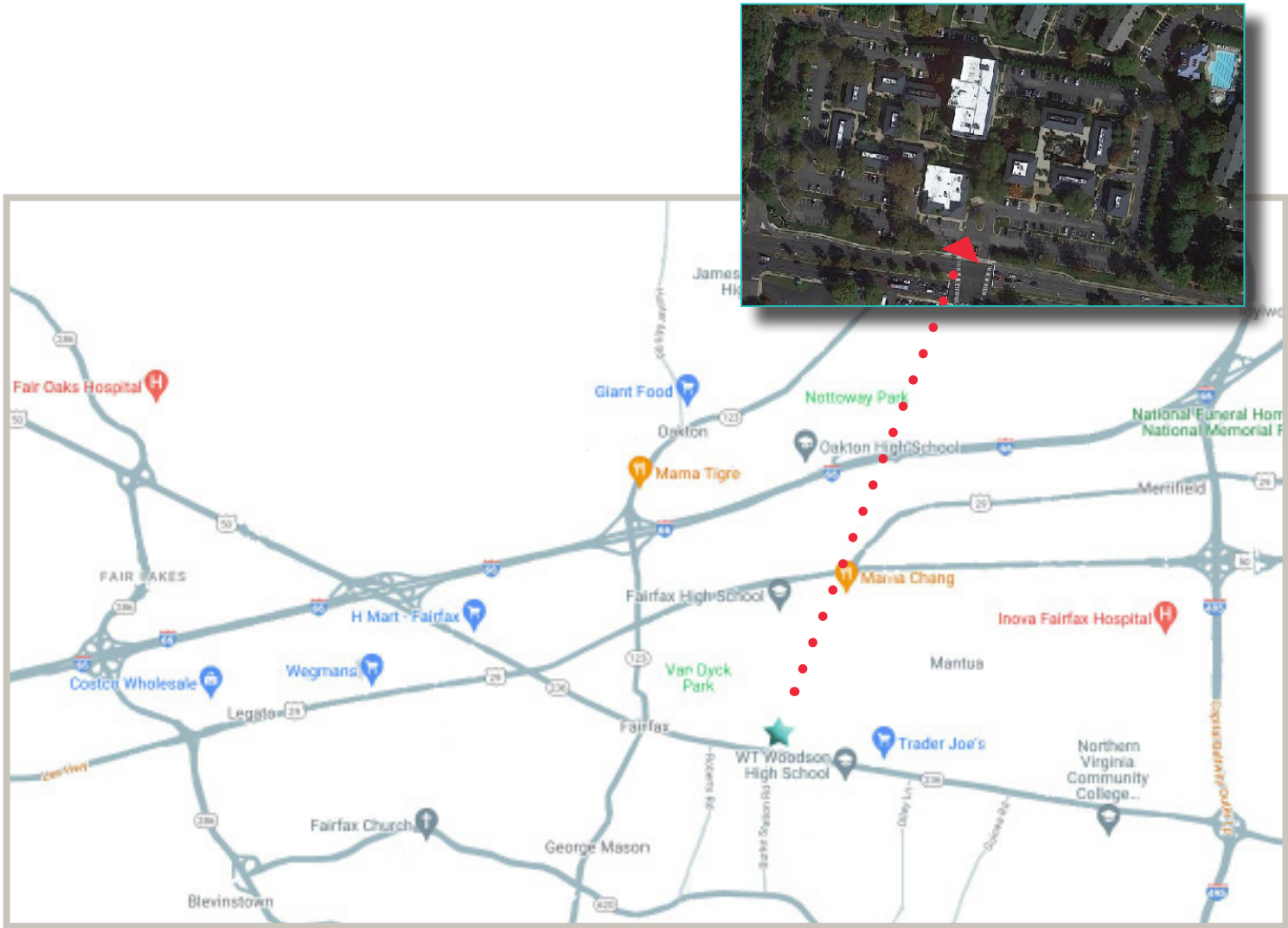


Van Metre

RENTAL SPACE AVAILABLE

FAIRFAX SQUARE PROFESSIONAL CENTER
9900 Main Street | Fairfax, VA 22032



Van Metre

FAIRFAX SQUARE PROFESSIONAL CENTER | FAIRFAX, VA



PROPERTY HIGHLIGHTS

- 129,217 SF mix of professional, corporate, medical and quasi-retail offices
- Adjacent to 500 unit Fairfax Square apartments
- Park-like setting and on-site management

AVAILABILITY

- 1,200 SF 1st floor office at 9914 Main Street immediately available.

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
POPULATION			
2021 Estimate	9,900	120,076	305,370
2026 Projection	9,882	123,351	311,185
2021-2026 Annual Rate	-0.04%	0.54%	0.38%
HOUSEHOLDS			
2021 Estimate	3,736	41,004	110,215
2026 Projection	3,724	42,159	112,438
2021-2026 Annual Rate	-0.06%	0.56%	0.40%
2021 MEDIAN HOUSEHOLD INCOME	\$135,427	\$134,286	\$126,238
2021 TOTAL EMPLOYEES	10,740	4,647	161,890
2021 VDOT AADT			
Main Street (40,000)			
Little River Turnpike (41,000)			

SITE PLAN

