



Tollhouse Center

305 E Market Street, Leesburg, VA 20176

Retail Space For Lease

RENAUD
CONSULTING
COMMERCIAL REAL ESTATE

Quick Facts

PROJECT SIZE

29,352 SF

AVAILABILITY

1,367 SF
(2nd generation hair salon)
2,400 SF



DEMOGRAPHICS

POPULATION AVG. INCOME DAYTIME EMP

5 mile	86,894	\$187,673	34,383
3 mile	57,105	\$173,946	27,412
1 mile	17,568	\$122,976	12,342

Kamron Izadi

Main | 571.765.4426

Cell | 301.655.9406

Email | kizadi@renaudconsulting.net

Great visibility on Rt. 7 (14,031 VPD). Right on the edge of the Historic District, in the heart of Leesburg. This center has beloved local tenants that are some of Leesburg's staples.

JOIN THESE OTHER GREAT TOLLHOUSE RETAILERS:



Twice is Nice



[Click For Street View](#)



Phone: 703-404-2346 | 8605 Westwood Center Drive • Suite 410 • Vienna, Virginia 22182 | renaudconsulting.net

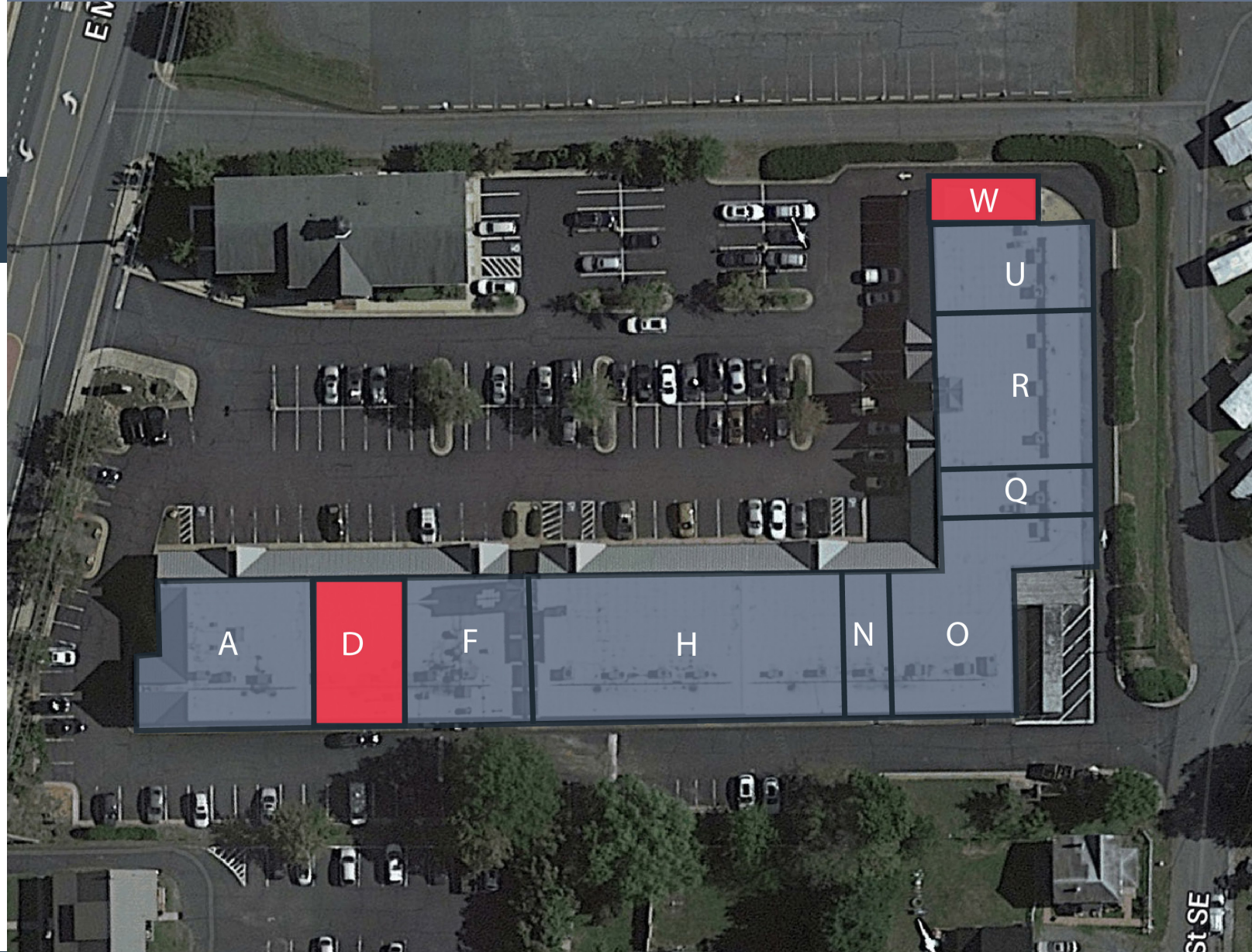


Leasing Plan

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Tenants

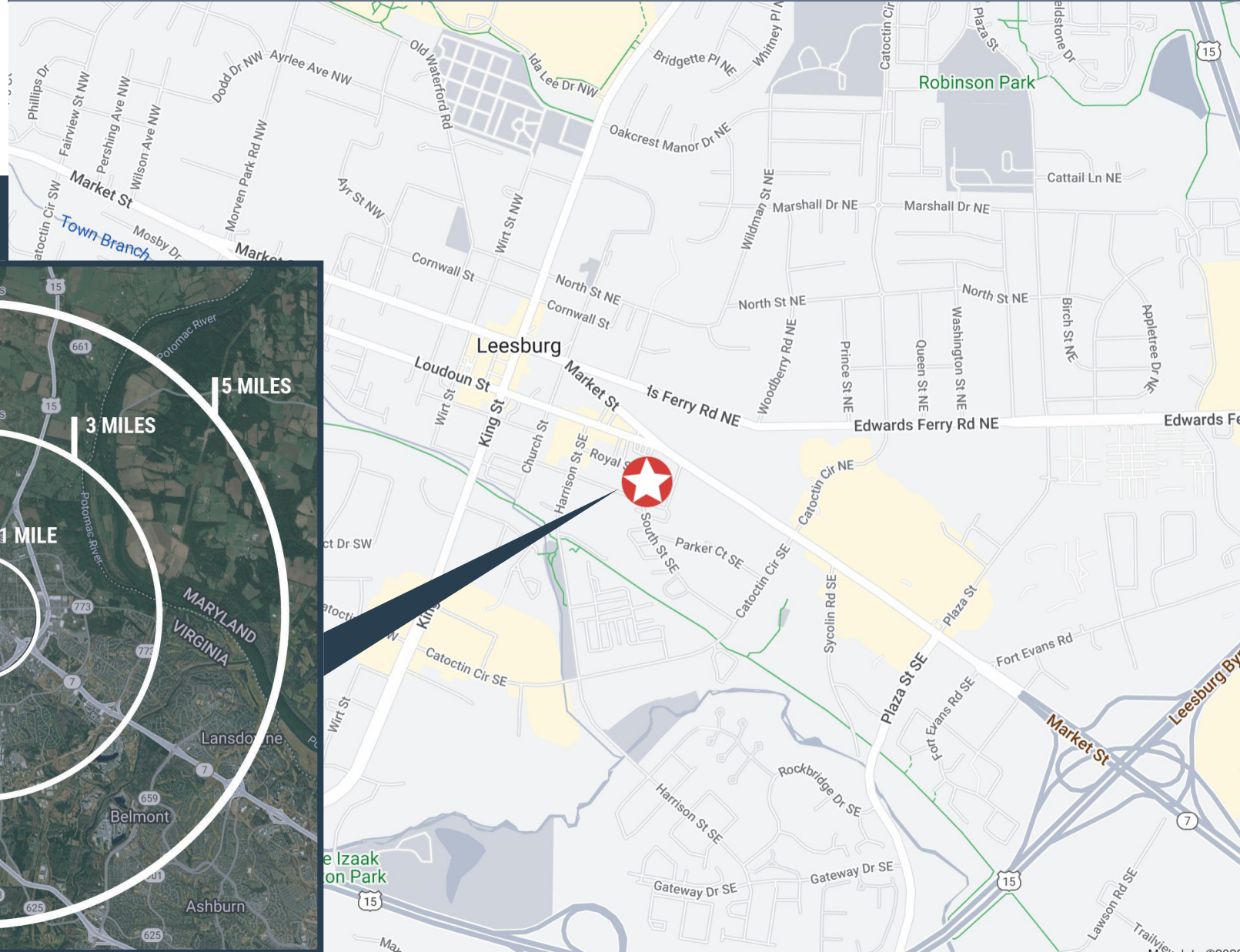
Unit	Tenant	SF
A	Dog School	3,785
D	Available	2,400
F	La Villa Roma	2,585
H	The Loudoun School of Ballet	7,385
M	Barre & Pointe	1,200
O	Livwell Organic Market	3,540
Q	Happy Nails Salon	1,400
R	Twice is Nice	4,000
U	Evolution Paint Company Benjamin Moore	1,690
W	Available (2nd generation hair salon)	1,367
Total		29,352



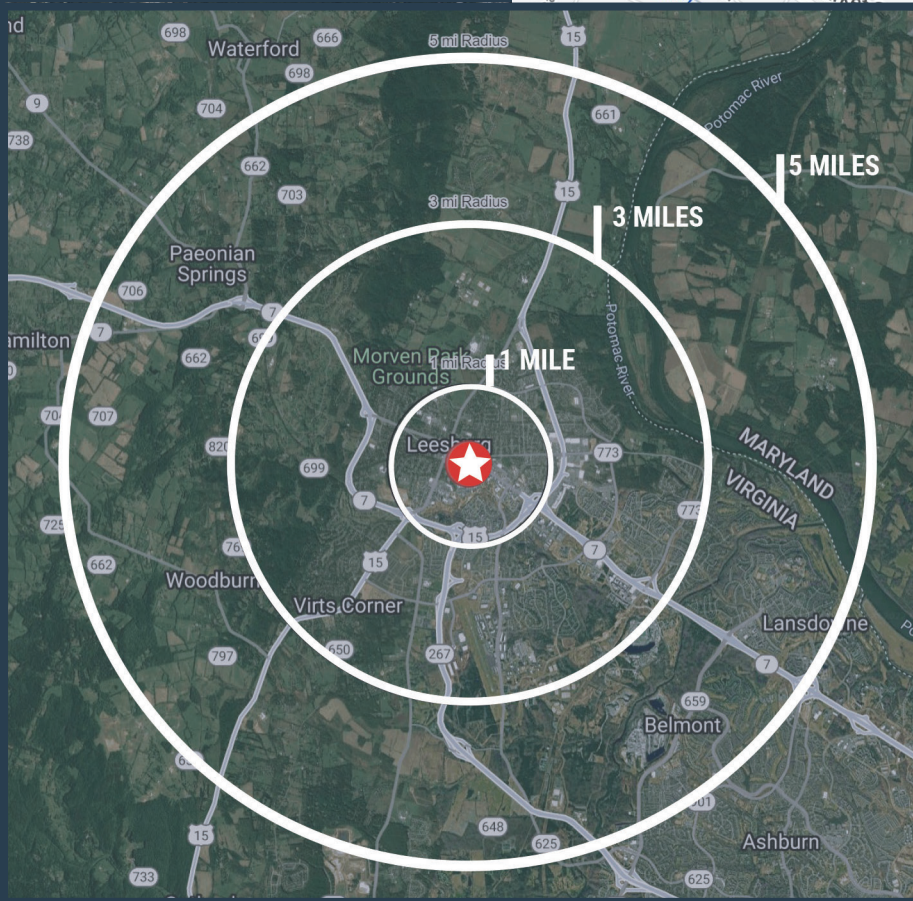


Location Map

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Radius Map





Competitive Map

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In The Area

NEARBY RETAILERS

- Giant
- Walgreens
- NAPA
- Starbucks
- Books-A-Million
- Party City
- Jimmy Johns
- PetSmart
- Big Lots
- DSW
- Sally Beauty Supply
- Five Guys
- Total Wine
- Michaels
- Dick's Sporting Goods
- Mathnasium
- Ulta
- Dollar Tree

