

Van Metre

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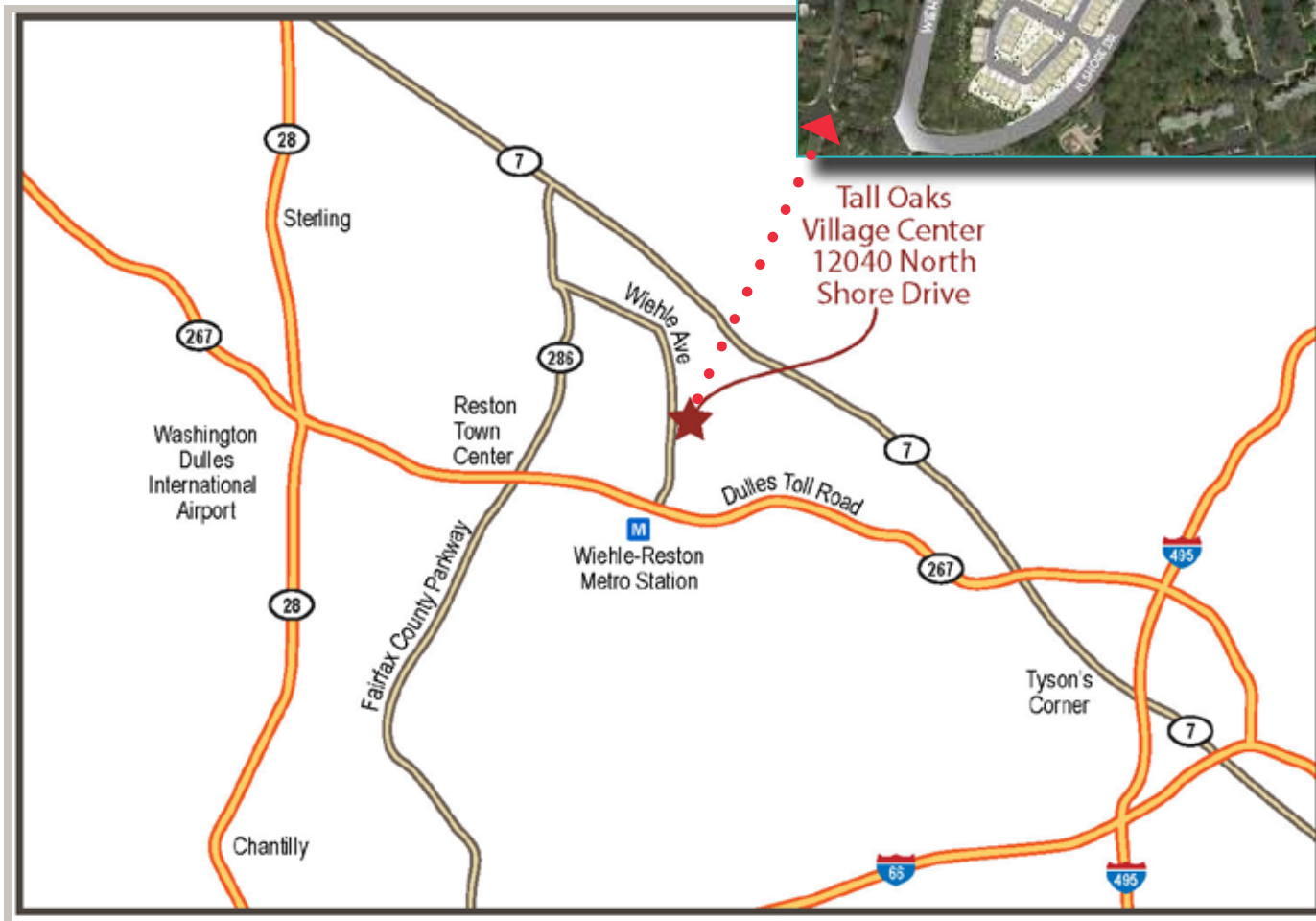
RENTAL SPACE AVAILABLE

TALL OAKS VILLAGE CENTER

Wiehle Avenue and North Shore Drive | Reston, VA 20190



Tall Oaks
Village Center
12040 North
Shore Drive



TALL OAKS VILLAGE CENTER | RESTON, VA

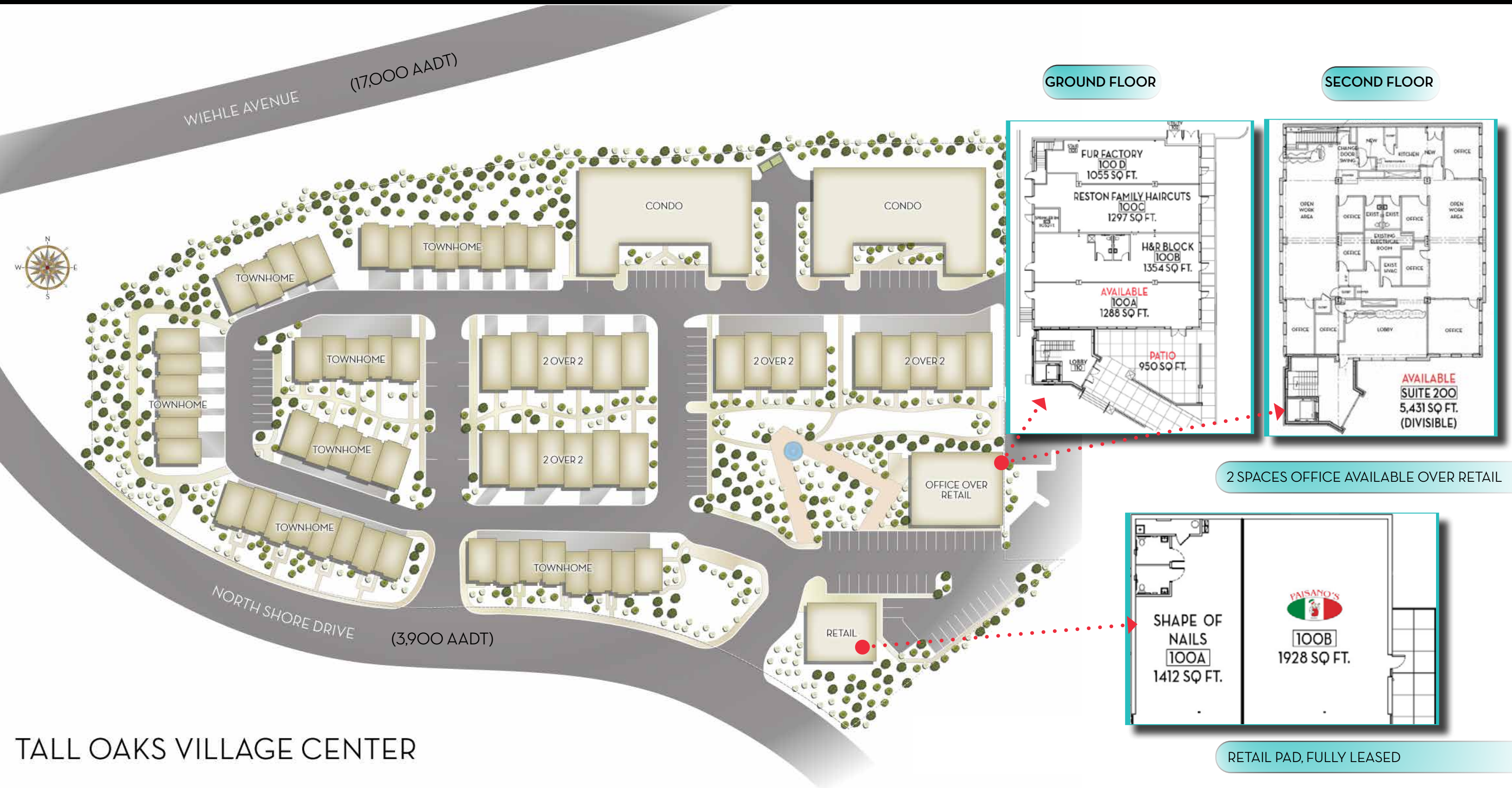


PROPERTY HIGHLIGHTS

- Located in the heart of dense and affluent Reston, 1/2 mile from Wiehle Avenue Metro stop
- Adjacent to 156-unit townhome and condo community and 150-unit assisted living facility.
- One second-floor office suite of 5,431 SF available (divisible)
- One retail suite of 1,288 SF available

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION			
2025 Estimate	14,621	88,442	220,882
2030 Projection	15,066	92,601	227,635
2025-2030 Annual Rate	1.98%	0.81%	0.52%
HOUSEHOLDS			
2025 Estimate	6,645	36,627	80,710
2030 Projection	6,884	38,432	83,399
2025-2030 Annual Rate	0.71%	0.97%	0.66%
2025 MEDIAN HOUSEHOLD INCOME			
	\$119,053	\$157,561	\$166,301
2025 TOTAL EMPLOYEES			
	9,133	70,107	109,735
2024 VDOT AADT			
Wiehle Avenue (17,000)			
North Shore Drive (3,900)			

SITE PLAN



TALL OAKS VILLAGE CENTER