

3804 WILSON BOULEVARD ■ ARLINGTON, VA



3804 Wilson Boulevard

ARLINGTON, VA 22203

9,450 BUILDING AVAILABLE (DIVISIBLE)



Property Highlights

- 16' clear heights
- Space can be demised
- 30 surface parking spaces exclusively serving the building
- Great exposure to Wilson Boulevard

Demographics (2020 Estimated)

	1 Mile	2 Mile	3 Mile
Population	46,573	143,492	264,372
Average HH Income	\$171,383	\$162,114	\$160,731
Daytime Population	57,791	157,964	301,410

Please Contact

Ray R. Schupp
 240.482.3611 (direct)
 301.656.3030 (office)
 rschupp@hrretail.com

Bryan C. Davis
 202.438.7951 (cell)
 240.482.3612 (direct)
 bdavis@hrretail.com



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EXISTING LAYOUT



POTENTIAL DEMISING LAYOUT

