

EVERGREEN TERRACE

 9655-9715 LIBERIA AVE
MANASSAS, VA

 MANASSAS

 2,200 & 4,400 TOTAL RETAIL SF



in the heart of
LIBERIA AVE RETAIL CORRIDOR

43,000 VEHICLES
per day on Liberia Ave

DELIVERY: Immediate

SPACE AVAILABLE

2,200 SF

4,400 SF

DETAILS

- In the heart of Liberia Ave retail corridor
- Inline spaces available
- Restaurant space available

DEMOGRAPHIC SNAPSHOT



EMPLOYEES

1 mi — 9,589
3 mi — 69,562
5 mi — 124,147



MEDIAN HHI

1 mi — \$101,710
3 mi — \$90,726
5 mi — \$91,601



MEDIAN AGE

1 mi — 37.50
3 mi — 34.60
5 mi — 34.70



POPULATION

1 mi — 10,086
3 mi — 78,740
5 mi — 143,266

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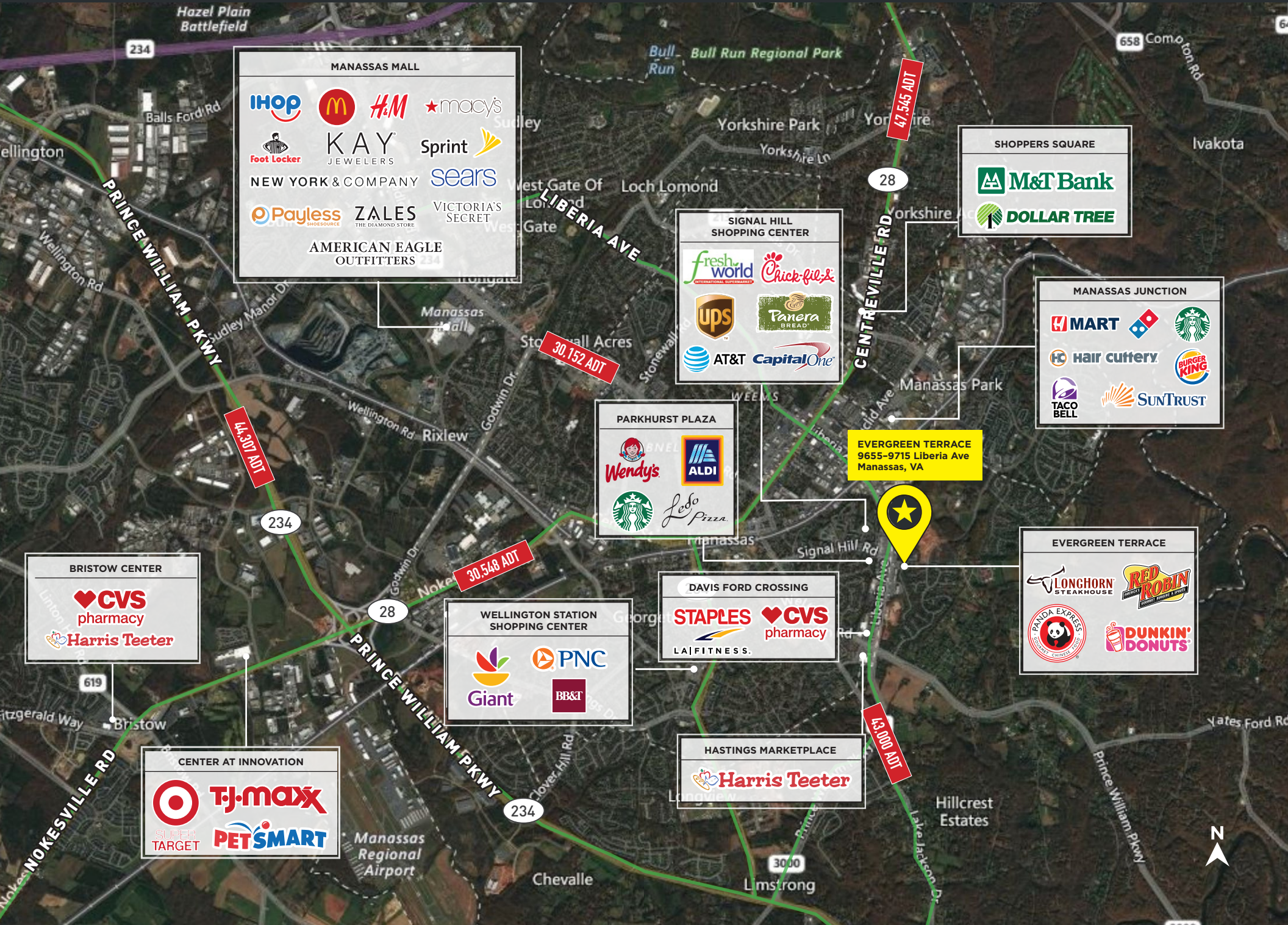
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AERIAL OVERVIEW

9655-9715 LIBERIA AVE
MANASSAS, VA





SIGNAL HILL SC

- Panera Bread
- Chick-fil-A
- fresh world
- Capital One
- ups
- AT&T
- SUBWAY

Walmart

- Applebee's
- CHIPOTLE

PARKHURST PLAZA

- Wendy's
- ALDI
- FedEx Office
- noodles & company
- Starbucks
- Lezo Pizza

EVERGREEN TERRACE
9655-9715 Liberia Ave
Manassas, VA

- LONGHORN STEAKHOUSE
- RED ROBIN
- PANDA EXPRESS
- DUNKIN' DONUTS

DAVIS FORD CROSSING

- petco
- STAPLES
- LAIFITNESS.
- CVS pharmacy
- SLEEPY'S
- UNITED BANK

Commerce Bank

HASTINGS MARKETPLACE

- Harris Teeter
- BUFFALO WILD WINGS
- Massage Envy
- sweetFrog

130,000 SF Retail
141 Residential Units

FAR EAST PLAZA

- HoneypigBBQ
- ASIAN COFFEE HOUSE
- SHABU SHABU HOT POT

WELLINGTON RD
15,000 ADT

PRINCE WILLIAM PKWY

40,000 ADT

6,800 ADT

43,000 ADT



AVAILABLE
 NON-FOOD USE
 FOOD USE

UNIT #	TENANT
Pad 1	Children of America
Pad 2	Red Robin
C - 1	Heartland Dental
C - 2	Manassas Nutrition Corner
C - 3A	AVAILABLE
C - 3B	AVAILABLE
C - 4	Pinoy Grocer
C - 5	Tax Service
C - 6	My Eye Dr
C - 7	Bella Vita
C - 8	Uncle Rick's Cantina
C - 9	Nail Salon
C - 10	ZIPS
C - 11	Sam's Southern
C - 12	PT Solutions
C - 13	Cakes by Happy
C - 14	Hair Salon
C - 15	Afghan Famous Kabob
C - 16	Panda Express



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