

# LYON VILLAGE SHOPPING CENTER

Arlington, VA

1,925 - 4,225 sf Available

Join



Giant

CVS



STARBUCKS



Rare Vacancy in Dominant In-Fill Center

Strong Anchors

High Visibility

High Traffic

High Incomes

At Interstate 66 exit

| Traffic Counts: | ADT        |
|-----------------|------------|
| Lee Hwy         | 32,000 VPD |
| I-66            | 88,000 VPD |
| Spout Run Pkwy  | 16,000 VPD |

| Demographics  | 1 mile    | 3 mile    | 5 mile    |
|---------------|-----------|-----------|-----------|
| Population    | 38,329    | 249,237   | 728,480   |
| Avg HH Income | \$185,642 | \$176,916 | \$162,550 |

BMC Property Group



For more information please contact:

Chris Jones | 301-908-0862 | cjones@bmcproperty.com

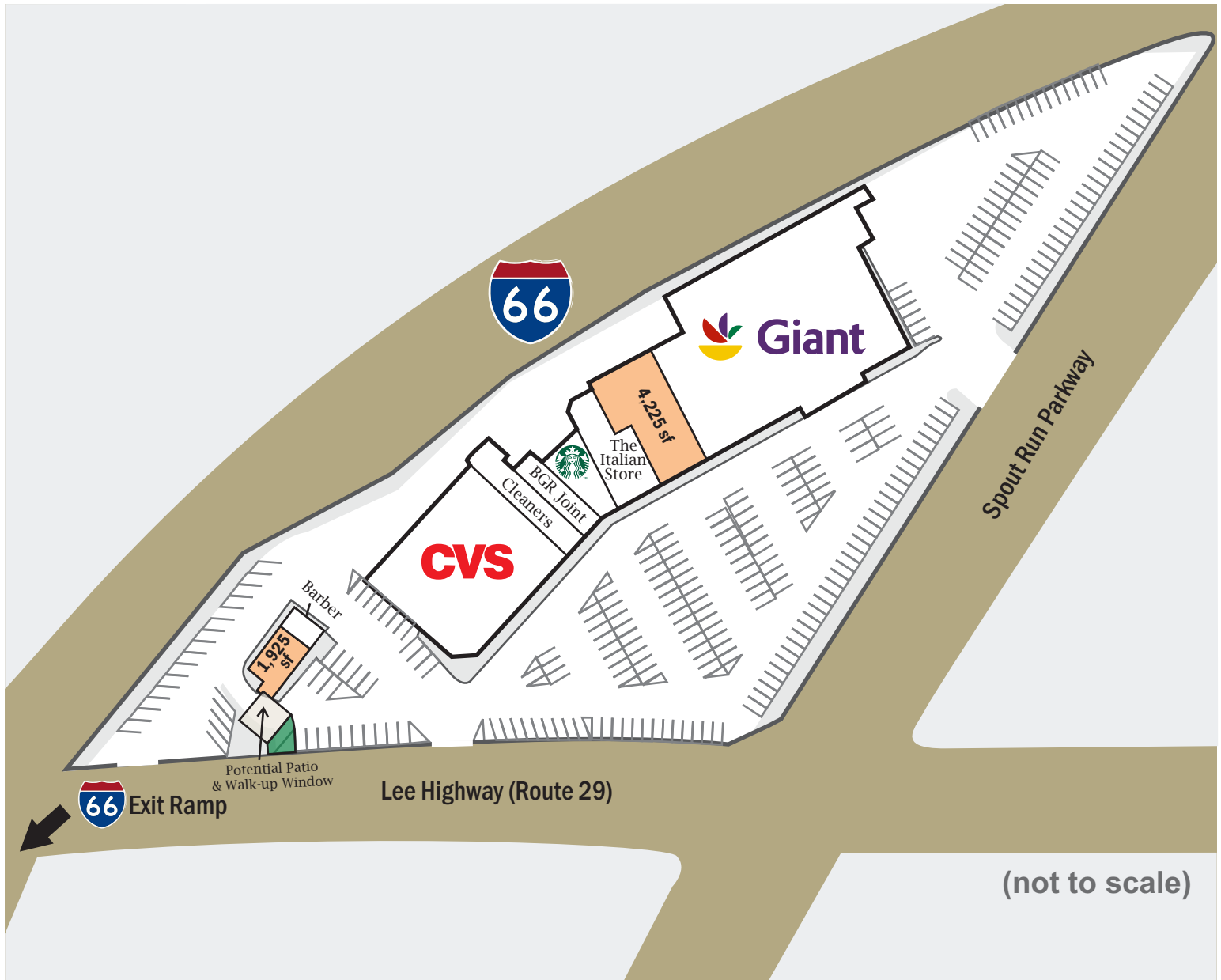
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## LEASING PLAN



### BMC Property Group



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