

SENECA CORNER

Republic

Another Quality Project by Republic Land Development

1,500 SF RETAIL SPACE AVAILABLE

Route 7 (Leesburg Pike) and Route 193 (Georgetown Pike) | Great Falls, VA



HIGHLIGHTS:

- Freestanding Retail Pad of up to 5,760 SF now available for lease in Great Falls at Seneca Corner
- Rare retail opportunity in Great Falls population - a captive market with virtually no retail competition.
- Located at high traffic intersection of Route 7 & Route 193
- CVS Pharmacy is NOW OPEN!
- 98 surface parking spaces available
- Project has full-movement ingress & egress and access to two signalized intersections for Route 193 and Route 7.
- Highly visible retail pad
- Attractive, upgraded architecture
- Up to 5,760 SF Available - Ground Lease or Shell Space



2020 TRAFFIC COUNTS

Leesburg Pike (Rte 7) - 55,922 AADT

Georgetown Pike (Rte 193) - 17,471 AADT



DEMOGRAPHICS*

	1-mile	3-mile	5-mile
Population	4,951	84,812	215,903
Households	1,553	30,152	76,803
Median HH Income	\$257,017	\$157,774	\$143,268
Daytime Population	956	26,838	194,577
College Degree +	2,649	38,486	90,889

Interested in more information? Please Contact:

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All information provided is thought to be accurate and factual, however, no liability is assumed for errors and omissions.



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