

WOODLAWN VILLAGE SHOPPING CENTER

FREDERICKSBURG, VA
1,400 - 9,100 SF AVAILABLE

RAPPAPORT
CULTIVATING PLACES







WOODLAWN VILLAGE SHOPPING CENTER

FREDERICKSBURG, VA

- | Highly visible shopping center off Deacon Road with 16,000 vehicles passing daily in Fredericksburg, Virginia
- | A strong mix of national and regional retailers, anchored by Weis Markets and Little Caesars
- | Easily accessible to Route 218 and Route 1

DEMOGRAPHICS 2024

	1 MILE	3 MILES	5 MILES
 POPULATION	8,190	41,275	79,681
 DAYTIME POPULATION	6,701	43,593	87,045
 HOUSEHOLD INCOME	\$133,563	\$111,423	\$106,855
 TRAFFIC COUNTS	16,000 on Deacon Road		

AREA RETAILERS

DOLLAR GENERAL



weis





WOODLAWN VILLAGE SHOPPING CENTER FREDERICKSBURG, VA

149,000 VPD
95

WARRENTON ROAD

ROUTE 1 35,000 VPD

DEACON ROAD 16,000 VPD

LEELAND ROAD 10,000 VPD

WOODLAWN VILLAGE SHOPPING CENTER




FREDERICKSBURG SHOPPING CENTER









MWMC
Mary Washington Hospital

CVS pharmacy

CVS pharmacy

WESTWOOD CENTER




STAPLES
UBREAKIFIX

JAMES MONROE HIGH SCHOOL

CHATHAM MANOR

WHITE OAK ROAD 9,000 VPD

EAGLE VILLAGE




TOWN AND COUNTRY MARKET PLACE





GATEWAY VILLAGE




KINGS HIGHWAY

FREDERICKSBURG TRAIN STATION

RAPPAHANNOCK RIVER

FREDERICKSBURG DESIGN CENTER




GREENBRIER SHOPPING CENTER





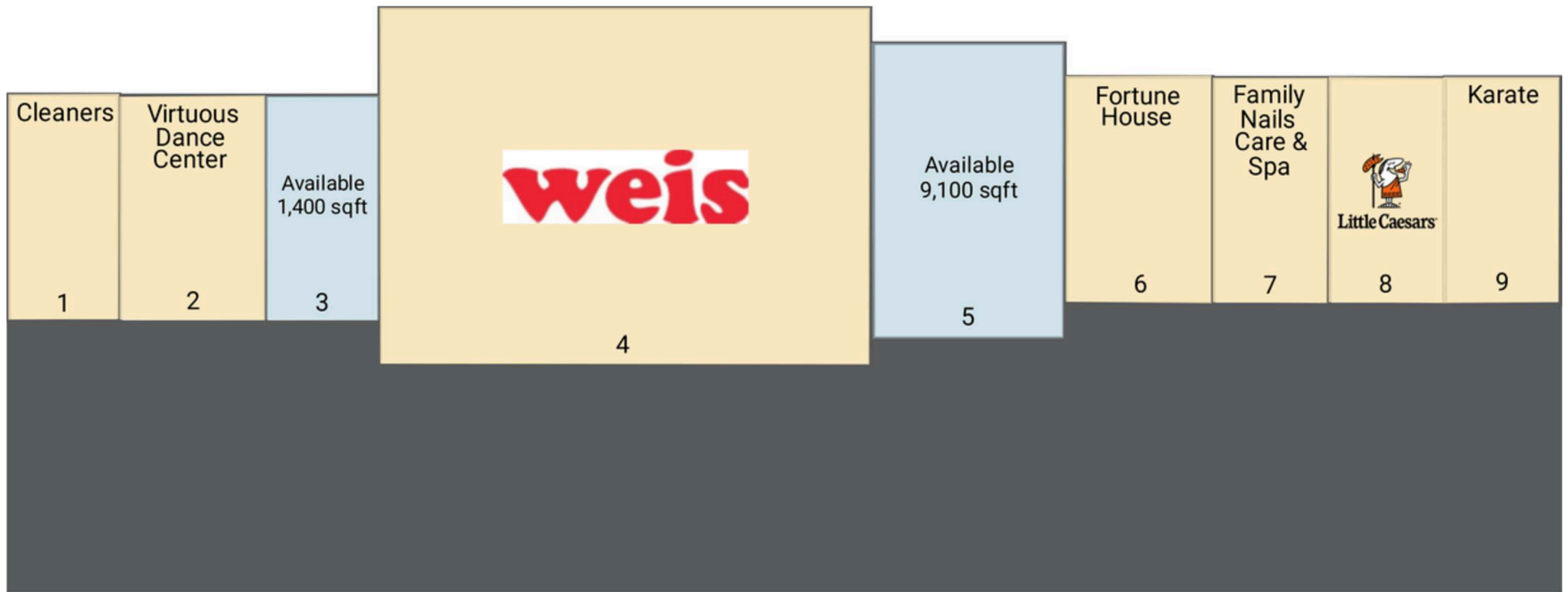
UNIVERSITY OF MARY WASHINGTON
where great minds get to work

THE HOME DEPOT

SITE PLAN

WOODLAWN VILLAGE SHOPPING CENTER | FREDERICKSBURG, VA

1,400 - 9,100 SF AVAILABLE



DEACON ROAD 16,000 VPD



WOODLAWN VILLAGE SHOPPING CENTER | 282 DEACON ROAD, FREDERICKSBURG, VA

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