

SOUTH RIDING MARKET SQUARE

CHANTILLY, VA
4,004 SF ENDCAP AVAILABLE

RAPPAPORT
CULTIVATING PLACES







SOUTH RIDING MARKET SQUARE

CHANTILLY, VA

- | 266,591 SF community center prominently located at the intersection of Route 50 and Loudoun County Parkway
- | Benefits from dense residential population with high incomes
- | Loudoun is the wealthiest county in the US, with a population of more than 429,570 people and an estimated median household income of \$142,299
- | Adjacent to future Cedar Terrace mixed use development
- | Located near to the highly successful Sense of Thai restaurant, known for its vibrant atmosphere and delicious cuisine
- | Preferred Uses: Fitness or High-End Service

DEMOGRAPHICS 2025

	1 MILE	3 MILES	5 MILES
 POPULATION	13,589	62,211	130,032
 DAYTIME POPULATION	3,593	10,132	34,473
 HOUSEHOLD INCOME	\$195,243	\$201,752	\$222,289
 TRAFFIC COUNTS	40,000 on Rt. 50		

CO-TENANTS



SOUTH RIDING MARKET SQUARE CHANTILLY, VA

LOUDOUN COUNTY PARKWAY

DULLES INTERNATIONAL AIRPORT

AVONLEA PARK
(FUTURE 300,000 SF MIXED-USE DEVELOPMENT)
CINEMA ANCHORED RETAIL, ENTERTAINMENT AND DINING LIFESTYLE CENTER

SOUTH RIDING MARKET SQUARE PHASE II

DULLES LANDING

JOHN MOSBY HIGHWAY 39,000 VPD

RIDING CENTER DRIVE

SOUTH RIDING MARKET SQUARE

SOUTH RIDING TOWN CENTER

SHEETZ

EAST GATE MARKETPLACE

SITE PLAN

SOUTH RIDING MARKET SQUARE | CHANTILLY, VA

4,004 SF AVAILABLE



TENANT LIST

SOUTH RIDING MARKET SQUARE | CHANTILLY, VA

#	SQ. FT	MERCHANT	#	SQ. FT	MERCHANT	#	SQ. FT	MERCHANT
1	60,612	Giant	12	3,533	Solace Day Spa	21B	1,486	Peri-Peri Original
2	1,499	Available	13	1,500	The UPS Store	22	2,168	Moe's Southwest Grill
4	3,857	Leased	14	3,372	Topkick Martial Arts	23	1,677	Tropical Smoothie Cafe
5	1,166	The UPS Store	15	3,200	Medical Access	24	2,365	Bonchon
6	1,166	Hair Cuttery	16	1,420	Wireless Zone	26	138,537	The Home Depot
7	1,166	Subway	17	1,400	South Riding Dentist	27	5,142	First Watch
8	1,167	Fit Right Kids Shoes	18	1,400	C2 Education	28	1,800	Manhattan Pizza Company
9	1,185	AT&T	19	1,400	China Taste	29	4,200	Panera Bread
10	1,568	South Riding Cleaners	20	4,165	Sense of Thai	30	3,872	TRUIST
11	4,004	Available	21A	4,026	Foster's Grille			



SOUTH RIDING MARKET SQUARE | 25000 RIDING PLAZA, CHANTILLY, VA

Greg Hull | ghull@rappaportco.com | 571.382.1221

rappaportco.com