

# NEW GRAND SHOPPING CENTER

ALEXANDRIA, VA

RAPPAPORT  
CULTIVATING PLACES









# NEW GRAND SHOPPING CENTER

ALEXANDRIA, VA

- | Positioned in a highly visible corner of I-395 and Little River Turnpike across from the Plaza at Landmark and just down from Pinecrest Plaza in Alexandria
- | Anchored by New Grand Mart, a large grocery store, this shopping center is filled with a variety of shops to fulfill all the neighborhood's needs, including eateries, dry cleaners, laundromat, health, and beauty shops
- | Ample parking spaces available with direct access to Little River Turnpike leading straight onto I-395



## DEMOGRAPHICS 2024

	1 MILE	3 MILES	5 MILES
 POPULATION	41,562	194,538	535,602
 DAYTIME POPULATION	25,421	161,127	471,854
 HOUSEHOLD INCOME	\$87,979	\$119,065	\$134,426
 TRAFFIC COUNTS	55,000 on Little River Turnpike		



## AREA RETAILERS





# NEW GRAND SHOPPING CENTER ALEXANDRIA, VA



LITTLE RIVER TURNPIKE 55,000 VPD

BACKLICK RD



DUKE ST 66,000 VPD

**THOMAS JEFFERSON  
HIGH SCHOOL**  
1,789 STUDENTS  
106 TEACHERS  
#4 IN NATIONAL RANKINGS

BRADDOCK RD

**HOLMES  
MIDDLE SCHOOL**  
969 STUDENTS  
99 TEACHERS

EDSALL RD



**NEW GRAND SHOPPING CENTER**

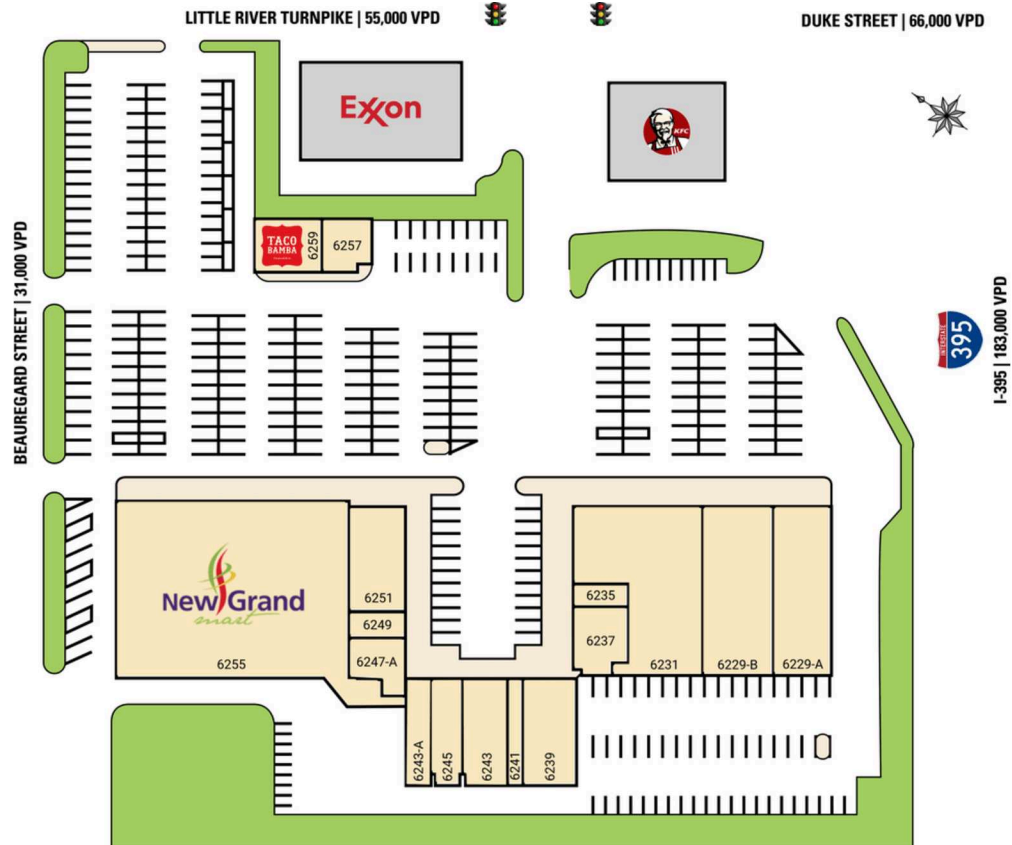
183,000 VPD  
395





# SITE PLAN

## NEW GRAND SHOPPING CENTER | ALEXANDRIA, VA



Space	Sq. Ft	Tenant Name
6229-A	5,000	Beauty Supply
6229-B	6,558	SudsMore Laundromat
6231	9,250	Gogi & Friends
6235	540	Dry Cleaner
6237	2,000	Pho Factory
6239	3,150	The Meet Up Place

Space	Sq. Ft	Tenant Name
6241	932	Phones Plus
6243	2,800	Halal Meats
6243-A	1,530	New Grand Mart Warehouse
6245	1,250	Halal Kabob Restaurant
6247-A	1,200	Barber Shop
6249	800	Dana's Salon

Space	Sq. Ft	Tenant Name
6251	3,120	Panaderia Latina
6255	23,800	New Grand Mart
6257	1,400	Mama's Chicken
6259	2,000	Taco Bamba



**NEW GRAND SHOPPING CENTER | 6255 LITTLE RIVER TURNPIKE, ALEXANDRIA, VA**

Zach Elcano | [zelcano@rappaportco.com](mailto:zelcano@rappaportco.com) | 571.382.1228

[rappaportco.com](http://rappaportco.com)