

# NOKES PLAZA AT DULLES TOWN CENTER

DULLES, VA

8,052 SF AVAILABLE

RAPPAPORT  
CULTIVATING PLACES







# NOKES PLAZA AT DULLES TOWN CENTER

DULLES, VA

- | High visibility from both City Center and Nokes Boulevards in Dulles Town Center.
- | Adjacent to the vibrant 1.4 million square foot Dulles Town Center Mall and within walking distance of over 1,400 upscale residential units.
- | Surrounded by over 1.6 million square feet of office space.
- | Next to Big Box Center with Walmart, Sams, Lowes, Best Buy and World Market

## DEMOGRAPHICS 2024

	1 MILE	3 MILES	5 MILES
 POPULATION	6,166	96,454	216,085
 DAYTIME POPULATION	16,914	102,773	218,448
 HOUSEHOLD INCOME	\$129,186	\$163,165	\$180,022
 TRAFFIC COUNTS	20,000 on Nokes Boulevard		

## CO-TENANTS



# NOKES PLAZA AT DULLES TOWN CENTER DULLES, VA

## COUNTRYSIDE COMMERCIAL CENTER



## CASCADE MARKETPLACE



## HERITAGE PLAZA



## DULLES TOWN CENTER



## NOKES PLAZA



## POTOMAC RUN PLAZA



## KOHL'S

## DULLES TOWN CROSSING



## COSTCO WHOLESALE

## CASCADE OVERLOOK TOWN CENTER



## CLAUDE MOORE PARK VISITOR CENTER

28 ROUTE 28

28 ROUTE 28

NOKES BLVD

CITY CENTER BLVD

RIDGETOP CIRCLE

NOKES BLVD 20,000 VPD

CASCADES PKWY

CASCADES PKWY

7 ROUTE 7

7 ROUTE 7

# SITE PLAN

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## TENANT LIST

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#	SQ. FT	MERCHANT
1	5,373	Bray & Scarff
2	8,052	Available
3	8,000	Beyond/Hello
4	6,000	Sheetz

#	SQ. FT	MERCHANT
5	2,881	Burger 21
6	1,806	La Prensa
7	2,167	Nothing Bundt Cakes
8	1,805	Magnolias Salon

#	SQ. FT	MERCHANT
9	4,608	Café Sano
10	13,000	Bassett Furniture



**NOKES PLAZA AT DULLES TOWN CENTER | 21305 WINDMILL PARC DRIVE, DULLES, VA**

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