

HERNDON PARKWAY CROSSING

HERNDON, VA

1,200 SF AVAILABLE

RAPPAPORT
CULTIVATING PLACES







HERNDON PARKWAY CROSSING

HERNDON, VA

- | 1,200 SF former Great Clips space available
- | Well located in the city of Herndon with easy access off of Elden Street & Herndon Parkway
- | Visibility from the intersection of Elden Street & Herndon Parkway
- | Monument signage available
- | 6.5 million SF of office space within 2 miles

DEMOGRAPHICS 2024

	1 MILE	3 MILES	5 MILES
 POPULATION	26,321	126,325	219,300
 DAYTIME POPULATION	20,428	90,820	148,180
 MEDIAN HOUSEHOLD INCOME	\$134,512	\$151,125	\$161,130
 TRAFFIC COUNTS	39,700 on Herndon Parkway		

CO-TENANTS



HERNDON PARKWAY CROSSING HERNDON, VA

DULLES PARK

- Chapati
- fresh world
- CVS pharmacy
- Gulf
- Doña Azucena
- CHAATWALA

HERNDON PARKWAY CENTER

- CHIPOTE
- 5 STAR
- Starbucks
- BANK OF AMERICA
- JOSHOP

KOHL'S

TRUIST

- 7 ELEVEN
- SUNOCO

MART

M&T Bank

CHICKEN RICO

TD Bank

HOULIHAN'S

TACO BELL

CROWNE PLAZA
AN IHG HOTEL

Wendy's

BAR LOUIE

WORLDGATE CENTRE

- amc
- FedEx
- Panera BREAD
- FRIDAYS
- WORLDGATE ATHLETIC CLUB & SPA

- Pizza Hut
- McDonald's
- Exxon
- 7 ELEVEN
- PAISANO'S
- Shell
- AMPHORA

ELDEN STREET 37,741 VPD

HERNDON PARKWAY 35,605 VPD

WORLDGATE DRIVE

DULLES ACCESS ROAD



HERNDON PARKWAY CROSSING

- POTBELLY SANDWICH SHOP
- GRILL KABOB
- DESI CHOWRASTHA
- Pediatrics
- Capital One

SITE PLAN

HERNDON PARKWAY CROSSING | HERNDON, VA

1,200 SF AVAILABLE





HERNDON PARKWAY CROSSING | 905 HERNDON PARKWAY, HERNDON, VA

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