

HERNDON PARKWAY CROSSING

HERNDON, VA

RAPPAPORT
CULTIVATING PLACES







HERNDON PARKWAY CROSSING

HERNDON, VA

- | 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 2025

	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

HERNDON PARKWAY 35,605 VPD

ELDEN STREET 37,741 VPD

WORLDGATE DRIVE

DULLES ACCESS ROAD

WORLDGATE CENTRE

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

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



HERNDON PARKWAY CROSSING

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

SITE PLAN

HERNDON PARKWAY CROSSING | HERNDON, VA





HERNDON PARKWAY CROSSING | 905 HERNDON PARKWAY, HERNDON, VA

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