



Waterloo Junction

Warrenton, VA

0 - 3,600 SF available



Warrenton

Virginia

Located in the flourishing city of Warrenton, this 6,910-square-foot retail opportunity provides flexibility and plenty of perks to its future patrons. The 2nd-generation restaurant space includes plenty of dedicated parking spaces, signage along Broadview Avenue, as well as outdoor patio space. The property is also able to be leased or purchased as a 0.81-acre pad site perfect for a convenience store or drive-through opportunity for food and beverage uses.



2025 Demographics

	1 mi.	3 mi.	5 mi.
Population	5,870	18,501	27,017
Daytime Population	7,863	18,142	22,484
Household Income	\$125,037	\$130,632	\$137,182
Traffic Counts	15,625 on Broadview Avenue		

Area Retailers





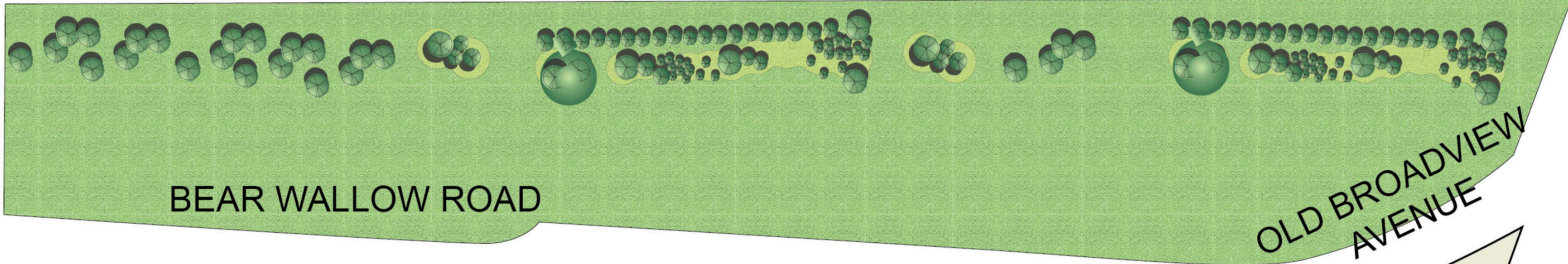
Waterloo Junction

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Site Plan

0 - 3,600 SF available

Space #	Sq. Ft.	Tenant
1	3,600	Available
2	-	Available



Future Pad Site Development with Drive-Thru Opportunity

6 Newly renovated Apartments

Restaurant Gastro Pub

Future Biergarten

3,600 sqft

- Future Biergarten
- Townhouse

● Space Available



The Property



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