



Loudoun Crossroads

Chantilly, VA

1,500 - 20,000 SF available
Pad sites available



Chantilly

Virginia

- Pad site opportunities at the signalized intersection of Route 50 and Pleasant Valley Road
- Prominently positioned in Loudoun County, one of the most affluent and growing counties in the U.S.
- Close proximity to Dulles International Airport, several shopping centers as well as residential communities



2026 Demographics

	1 mi.	3 mi.	5 mi.
Population	2,653	35,348	183,172
Daytime Population	198	20,669	91,843
Household Income	\$253,106	\$198,209	\$200,820
Traffic Counts	65,000 on John Mosby Highway		

Area Retailers



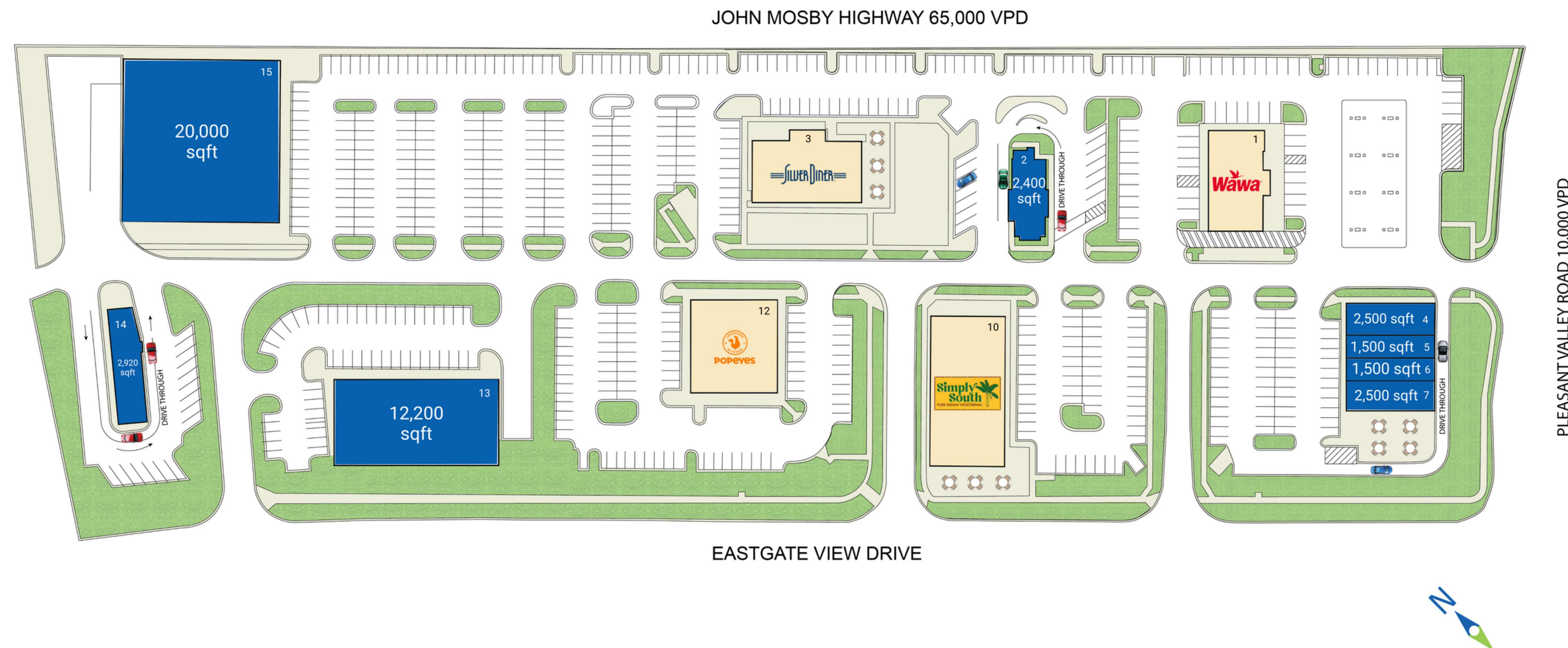


Site Plan

1,500 - 20,000 SF available

Space #	Sq. Ft.	Tenant
1	5,000	Wawa
2	2,400	Available
3	5,800	Silver Diner
4	2,500	Available
5	1,500	Available
6	1,500	Available
7	2,500	Available
10	9,342	Simply South
12	10,000	Popeyes Louisiana Kitchen
13	12,200	Available
14	2,920	Available
15	20,000	Available

● Space Available



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