

# Centreville Square II

5900-6075 Centreville Crest Ln. Dr. Centreville, VA 20121



## Property Highlights

- Located on Lee Highway (Route 29) just west of Route 28 with easy access to I-66
- The main community center in Centreville that creates an extraordinary volume of traffic with more than 41,000 cars each day
- Showcases a diverse mix of retailers, restaurants, eateries, and personal service providers
- Join major tenants enjoying ample parking for their customers and great tenant synergy

### MAJOR TENANTS



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	24,747	95,623	206,038
EMPLOYEES	28,298	106,071	223,929
HOUSEHOLD INCOME	\$125,566	\$164,105	\$153,778
DAILY CARS	40,186 on Lee Highway		

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# Centreville Square II

Centreville, Virginia

**A.J. DWOSKIN**  
& ASSOCIATES, INC.

Management | Leasing | Investment



Space	SF	Tenant
1A/1B/1/2/3	28,331	Lidl
1LL	4,620	No. 1 Golf Lounge
4	1,050	Lia Hair Salon
5	1,400	Matcha Café
6	1,400	Lil Thingamajigs
7	1,400	Lendmark Financial Services
8	1,400	Duck Donuts
9	1,400	Kyung-Hee Taekwondo
10	1,400	Mathnasium
11	1,400	WellBeing More
12	1,300	Metro City Bank
13	1,200	Hong Kong Tea House
14	1,100	Sweet Rolled Tacos Ice Cream
15/16	3,758	Kang Chon Korean/Chinese Restaurant
17	1,529	Available
18	1,760	No. 1 Golf Lounge
19/20	3,520	No. 1 Golf Lounge
21	1,452	VA Organizing
22	850	Girl Scout Council
23	850	Western Fairfax Christian Ministries
24	850	Southwestern Youth Assn.
25	850	Kumon
26	850	Kumon
27	850	Pilates K
28	878	Brick's Pizza
47	9,111	The Dog Stop
48	1,700	El Fresco
49	1,716	Bombay Bites
50	1,857	Huntington Learning Center
51	2,000	Available
52/53	4,000	Shilla Bakery
54	2,000	Five Guys
55	2,000	Jim Jamshid Soltani, DDS
56-58	5,749	Iron Age Restaurant
61	8,000	Centreville Dance Academy
63,64	2,814	Vit GoelTofu
65	3,000	Kid-to-Kid
66	2,000	Chi Mc Chicken & Beer
67	2,000	Coco Nailbar
68/69/70	9,137	Advance Auto Parts
82	49,631	Lotte Plaza International Grocer
104	970	Sunoco
108	1,693	Korean Traditional Beef Soup
109/112	2,614	Ardent Dental LLC
110	1,307	The UPS Store
111	921	NavyFederal Credit Union
113	1,307	Italee Optical
114	828	Barber Shop
115	921	Eden's Reflexology Spa
116	921	Suh's Custom Taylor
117	2,177	Wells Fargo
118	794	Paws Grooming
119	921	Monet Salon
120	921	Wells Fargo
121/122	3,000	Pho 75
123/124	1,500	Kabob Express
125	4,500	Yoon's Auto Care
127	1,406	Oriental Express
128	1,399	Chicken
129-131	2,621	Ciro's New York Pizza
132	629	Unique Threading & Esthetics
133	4,935	Centreville Tire and Auto

Total GLA 208,398