

THE SHOPS AT FAIR LAKES

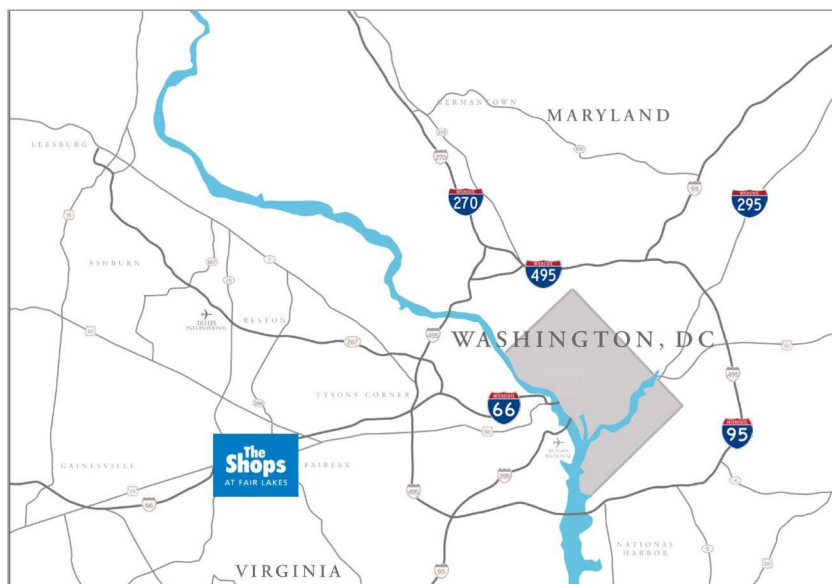
12715 SHOPPES LN | FAIRFAX COUNTY, VA 22033




With its prime location adjacent to Fair Lakes Center – a one million square foot regional shopping center featuring some of the nation’s leading retailers and restaurants - The Shops at Fair Lakes offers a complementary mix of convenient services and restaurants designed to support area residents, office workers and hotel guests.

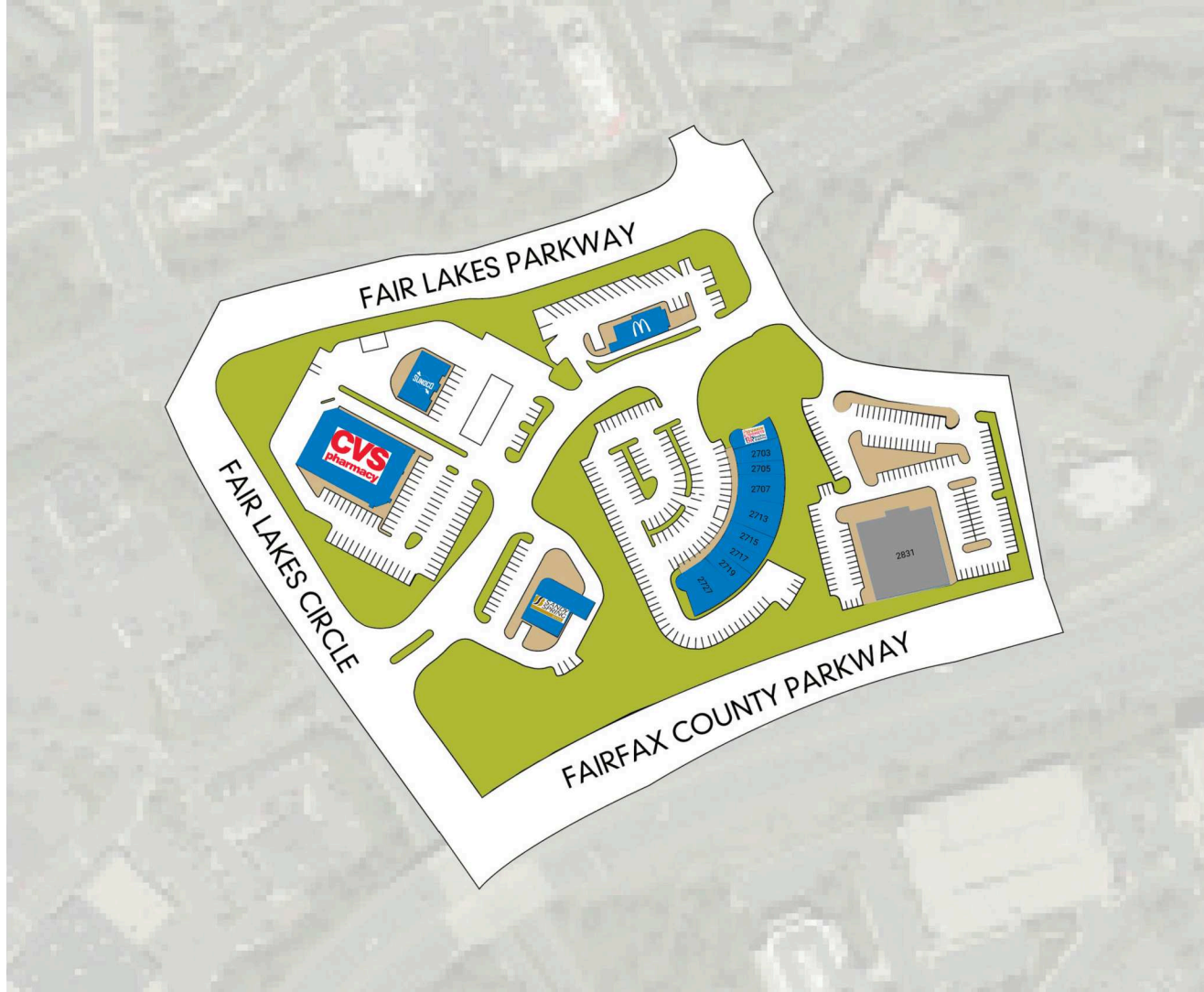
Now Open: *Wooboi Chicken*

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DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
TOTAL POPULATION 	17,723	111,031	240,932
TOTAL HOUSEHOLDS 	7,408	40,908	83,633
AVERAGE HHI 	\$155,659	\$187,999	\$195,796



2700	McDonalds	2,220 SF	2707	Fair Lakes Cleaners	1,969 SF	2719	Wooboi Hot Chicken	1,506 SF	2833	CVS	12,496 SF
2701	Dunkin Donuts & Baskin Robbins	1,753 SF	2713	Dynamic Kick	2,031 SF	2727	Blue Iguana	3,977 SF			
2703	Jersey Mike's Sub	1,231 SF	2715	Paisano's	1,231 SF	2730	Sunoco	2,503 SF			
2705	OMG! My Nails	923 SF	2717	China Taste	1,375 SF	2735	Sandy Spring National Bank	3,818 SF			

CENTER HIGHLIGHTS

Sandy Spring National Bank, CVS, Sunoco & McDonald's anchor the center

Popular fast food options include **Dunkin Donuts, Jersey Mikes & Paisano's**

Blue Iguana restaurant has been a fixture in Fairfax for 20+ years

RETAILERS INCLUDE



LEASING AGENT

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