



THE SHOPS AT FAIR LAKES

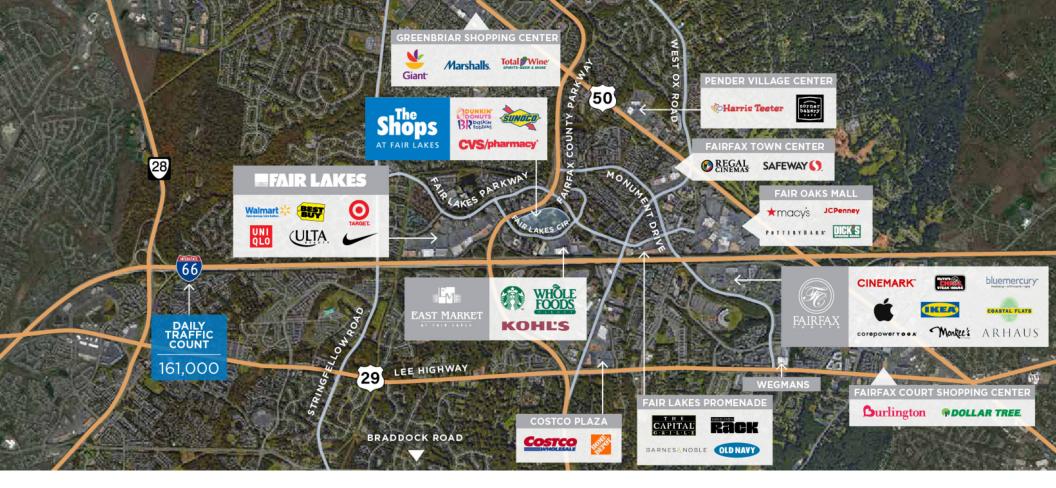
12715 SHOPPES LN | FAIRFAX COUNTY, VA 22033

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.

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DEMOGRAPHICS	1 MILE	3 MILES	5 MILES		
TOTAL POPULATION	13,027	115,446	236,129		
TOTAL HOUSEHOLDS	5,204	42,746	81,827		
AVERAGE HHI	\$176,375	\$195,404	\$211,155		



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 Subs	1,231 SF	2715	Available	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		



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

Popular fast food options include Dunkin Donuts, Baskin Robbins, Jersey Mike's & Paisano's

RETAILERS INCLUDE



LEASING AGENT

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