PETERSON COMPANIES. | 60 YEARS

VIRGINIA GATEWAY COMMERCE CENTER AND PAD SITE

7500 LIMESTONE DRIVE | GAINESVILLE, VA 20155

- Accessible from I-66 and Route 29/Lee Highway, Virginia Gateway Commerce Center is located in the heart of Prince William County, serving the Gainesville and Haymarket areas.

- Virginia Gateway Commerce Center is a neighborhood service-oriented destination located adjacent to the DC region's only Cabela's, an 80,000 SF store offering hunting, fishing and camping gear as well as gun library, indoor archery range and full-service boat shop.

- 1.9 Acre Pad Site Available for Lease

- Coming soon: UVA Health Outpatient Imaging

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DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	3,433	52,300	121,111
TOTAL HOUSEHOLDS	1,219	16,366	39,272
AVERAGE HHI	$163,477	$190,067	$180,239
TOTAL EMPLOYEES	10,143	52,073	112,657

Pad Site	Available	1.90 Acres
Suite 7454	UVA Health	8,966 SF
Suite 7462	Go Smiles	2,669 SF
Suite 7466	Vienna Paint	2,971 SF
Suite 7470	MBH Title	3,001 SF
Suite 7474	Akshar Pediatrics	1,838 SF
Suite 7478	H & R Block	2,000 SF
Suite 7482	New You Med Spa	2,062 SF
Suite 7484	Republic Finance	1,600 SF
Suite 7486	Enterprise Rent-A-Car	1,500 SF
Suite 7500	U Fitness	14,953 SF
Suite 7526	Long & Foster	5,715 SF
Suite 7530	Gainesville Orthodontics	1,841 SF
Suite 7534	iSmile Dental Care	2,400 SF
Suite 7538	Stretch Zone	1,200 SF
Suite 7546	Tru Orthodontics & Hero Pediatric Dentistry	3,158 SF

TENANTS INCLUDE

FITNESS
LONG & FOSTER REAL ESTATE
MBH Settlement Group, L.C.
New You Med Spa
H&R BLOCK
UVA Health

LEASING AGENTS

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