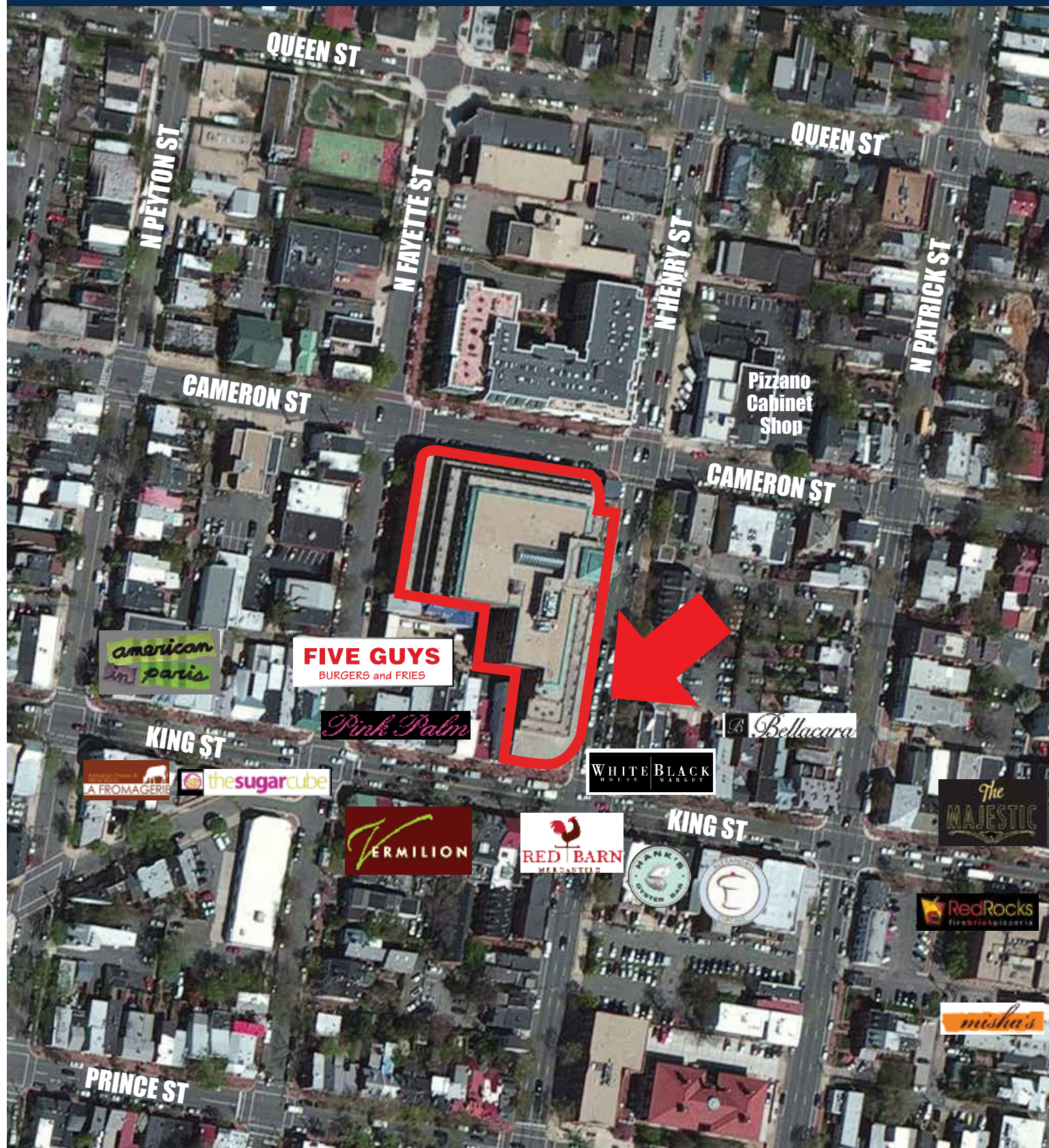



Retail/Restaurant Space Available in Old Town Alexandria





Retail/Restaurant Space Available in Old Town Alexandria




### STATISTICAL SNAPSHOT 1-MILE RADIUS, 2013 DEMOS

 POPULATION  
**26,272**

 AVG HH INCOME  
**\$150,436**

 TRAFFIC COUNTS  
**22,000 VPD**  
(S Henry & King Street)

 DAYTIME POPULATION  
**36,688**

AREA RETAILERS  
**Hank's Oyster Bar, White House  
Black Market, Vermilion, Vaso's,  
Red Rocks, American in Paris**

**1101 KING STREET FACTS AT-A-GLANCE**

- Located on a busy corner in the middle of Old Town at the intersection of S. Henry Street & King Street with 22,000 vehicles passing daily
- Join Orange Theory Fitness - to open in 2016
- Exhaust available for full service restaurant
- 181,000 SF Office Building (98% Occupied)
- Walk Score of 97 due to high pedestrian traffic
- 36,688 daytime employees within 1 mile of the site
- The King Street corridor is an active strip of commerce and tourism that successfully accommodates both Alexandria's local residents as well as its visitors.

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DEMOGRAPHICS (2013)	1 MILE	3 MILES	5 MILES
<b>POPULATION</b>	26,272	130,446	430,911
<b>AVG HH INCOME</b>	\$150,436	\$123,151	\$100,216
<b>EMPLOYEES</b>	36,688	82,100	189,058
<b>SITE FACTS</b>			
<b>SPACE:</b>	3,076 SF Available		
<b>TRAFFIC COUNTS:</b>	22,000 VPD		



## N. HENRY STREET/ROUTE 1

