

# PRESERVE AT WESTFIELDS

CONSTRUCTION COMPLETE



FREE-STANDING RETAIL BUILDING



FRONT ENTRANCE



## 100% LEASED

### NEARBY RETAILERS & RETAILERS:



- Close proximity to more than 132,000 daytime population and 10M SF of Office.
- LEED Certified Project.
- Great access from Rt 28 and Westfields Blvd via Stoncroft Blvd and a signalized entrance. Additionally, there is ample surface parking for retail patrons.
- The Preserve at Westfield will include:
  - › 155 Luxury Townhomes Built and Sold.
  - › 325 Luxury Apartments now open.
  - › Phase II Multifamily with 320 Units Under Construction.

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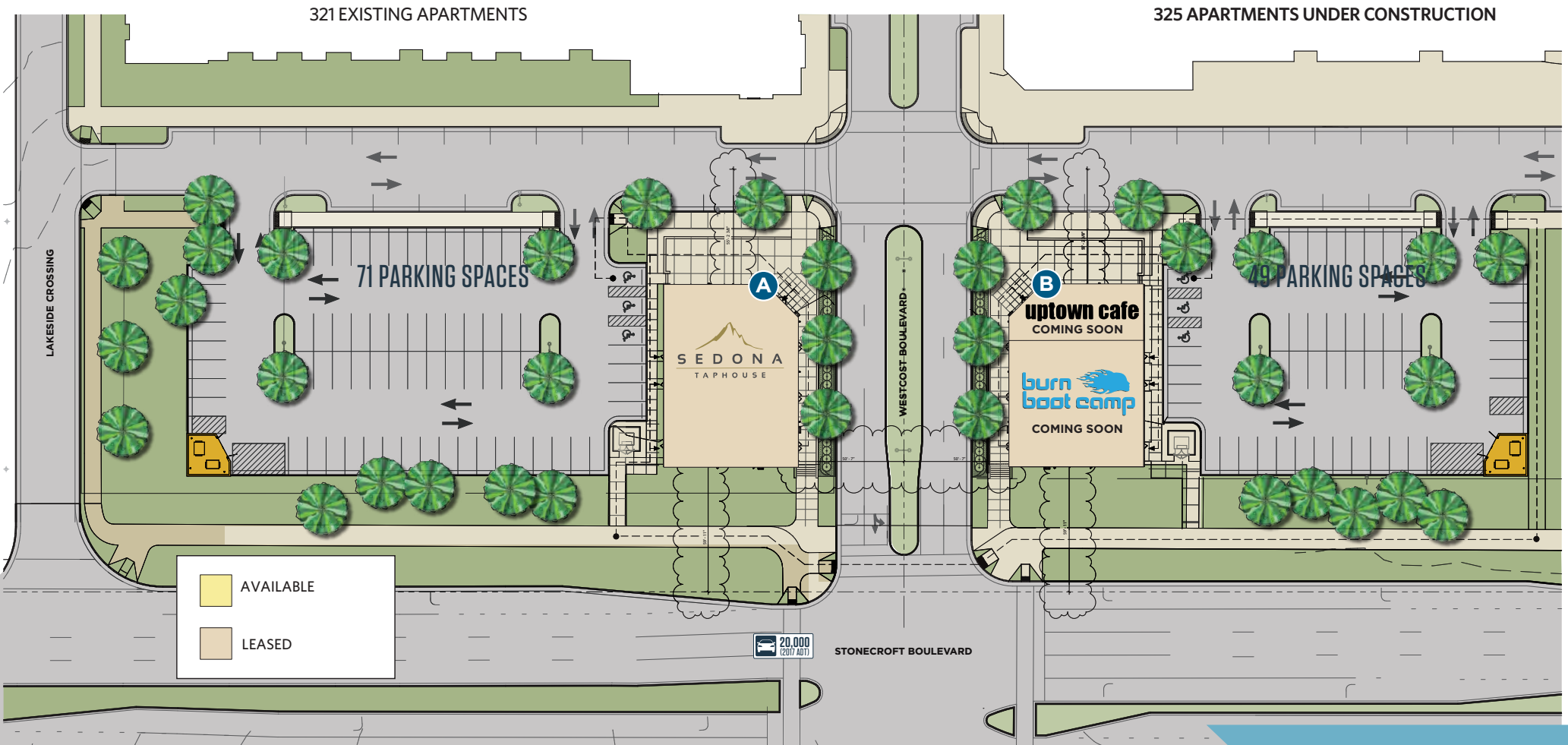
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# PRESERVE AT WESTFIELDS

Stonecroft Boulevard, Chantilly, VA 20151  
Fairfax County



SITE PLAN

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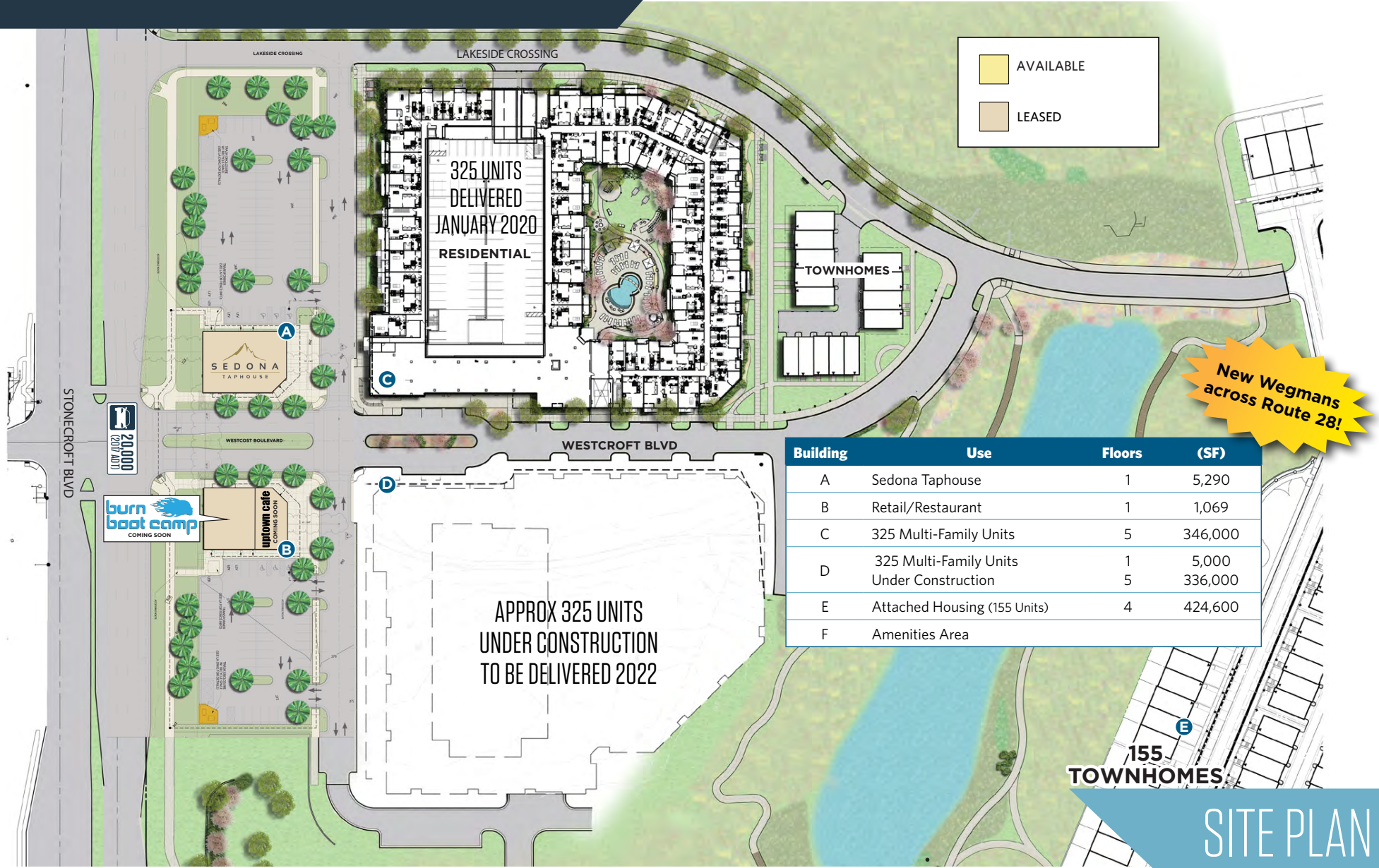
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- Google Earth Pro -  
2018 Aerial Photograph  
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and do not, guarantee its accuracy.



Building	Use	Floors	(SF)
A	Sedona Taphouse	1	5,290
B	Retail/Restaurant	1	1,069
C	325 Multi-Family Units	5	346,000
D	325 Multi-Family Units Under Construction	1 5	5,000 336,000
E	Attached Housing (155 Units)	4	424,600
F	Amenities Area		

## OVERALL SITE PLAN

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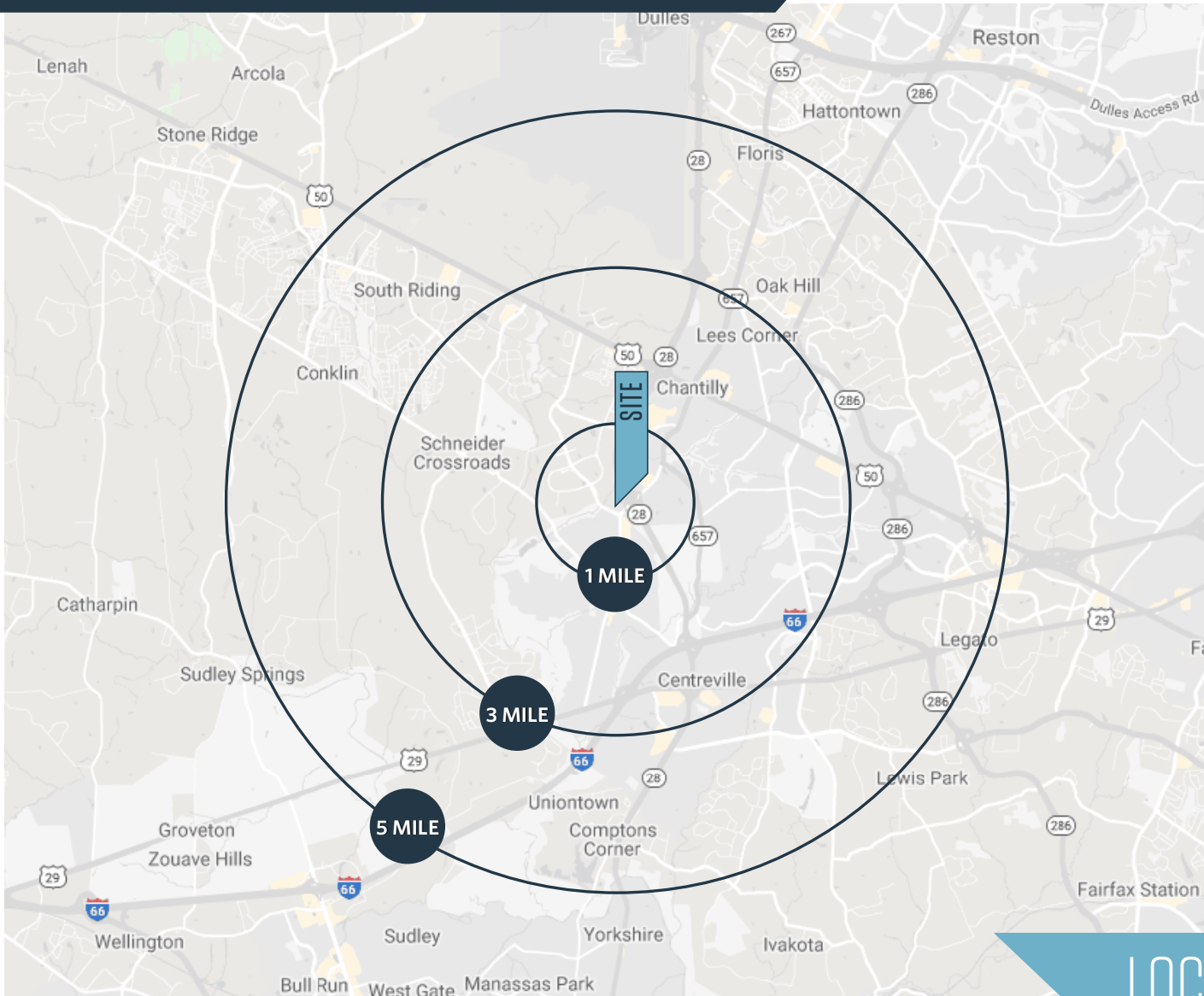
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## DEMOGRAPHICS | 2020:

1-MILE	3-MILE	5-MILE
Population		
392	47,648	198,793
Daytime Population		
8,477	52,107	103,010
Median HH Income		
\$75,000	\$152,348	\$136,851

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

## TRAFFIC COUNTS | 2018:

Stonecroft Boulevard	20,000 ADT
Westfields Boulevard	36,000 ADT

## LOCATION & DEMOGRAPHICS

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CLICK TO VIEW PROPERTY WEBSITE

For More Information, Please Contact:

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**klnb**