

WESTEND

Alexandria

klnb

Howard Hughes

SERITAGE
GROWTH PROPERTIES



FOULGER PRATT

DULLES
INTERNATIONAL
AIRPORT

GEORGETOWN

RONALD REAGAN
NATIONAL AIRPORT

OLD TOWN








WE

10 MIN DRIVE

15 MIN DRIVE

20 MIN DRIVE

Our
Location

		10 MINUTE DRIVE	15 MINUTE DRIVE	20 MINUTE DRIVE
	POPULATION	209,119	624,039	1,101,009
	DAYTIME POPULATION	183,434	699,634	1,521,237
	HOUSEHOLDS	88,089	263,892	461,729
	BACHELOR'S DEGREE OR HIGHER	30%	32%	32%
	SPENDING ON FOOD AWAY FROM HOME	\$501.8M	\$1.6B	\$3.1B
	SPENDING ON ENTERTAINMENT	\$390M	\$1.3B	\$2.4B
	SPENDING ON WELLNESS	\$342M	\$1.1B	\$2.1B



Van Dorn Station
1.8 Miles OR 7 Minute Drive



Bus Rapid Transit
(King Street - Site)



I - 395
195,000 ADT



16 Bus Routes On Site
(WMATA & DASH)

Our Demographics

METRO RENTERS

MEDIAN AGE: 32.5



ENTERPRISING PROFESSIONAL

MEDIAN AGE: 35.3



LAPTOPS & LATTES

MEDIAN AGE: 37.4





BAILEY'S
CROSSROADS

ALEXANDRIA

POTOMAC RIVER

OLD TOWN

A Regional
Location

FAIRLINGTON



Leesburg Pike

BRADLEE SHOPPING CENTER



ALEXANDRIA CITY HIGH SCHOOL

SEMINARY PLAZA



WESTEND Alexandria

PLAZA AT LANDMARK



LANDMARK



191,000
(2019 ADT)

VAN DORN PLAZA



WEST END VILLAGE



SHOPPES OF FOXCHASE



ALEXANDRIA COMMONS



VAN DORN STATION



VAN DORN STREET
2,463 ADR



193,000
(2022 ADT)

193,000
(2022 ADT)



Market Aerial



WESTEND
Alexandria

**A Central
Hub**

Our Site

Located on the former Landmark Mall site, WE are conveniently located along route I-395 with easy direct access to numerous points within the D.C. Metro area.

WE will be transformative, a new nexus and hub for west Alexandria. WE will be home to a new Inova Alexandria Hospital, numerous residential offerings, innovative retail and food and beverage options, all among 4+ acres of communal gathering spaces and parks.

PROJECT TIMELINE

Phase 1: Delivery Q1 2026

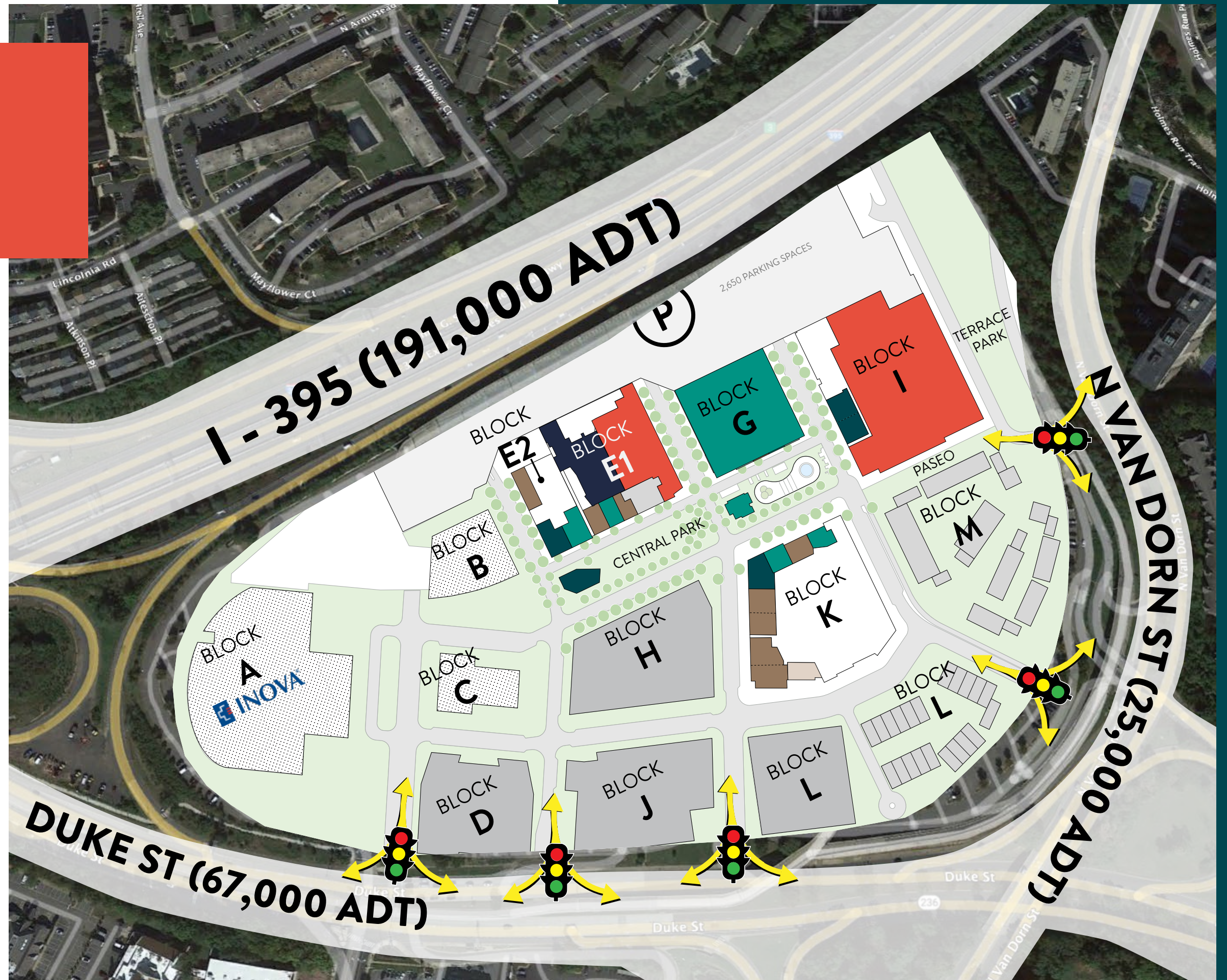
(Blocks E1&G, Eye, K, E2, L2 and M)

Phase 2: Delivery Q3 2027

(Block L1, J & D)

Phase 3: Delivery Q3 2028

(Inova Hospital & Block H)





INOVA

INOVA

INOVA

Block D

Block J

Block H

Block L

Block E2
125K SF MOB
146 Apartment Units
56,568 SF of Retail

Block E1 & G
390 Apartment Units
80,434 SF of Retail

Block I
390 Apartment Units
150,000 SF of Retail

Block K
352 Apartment Units
32,000 SF of Retail

Townhomes

Townhomes

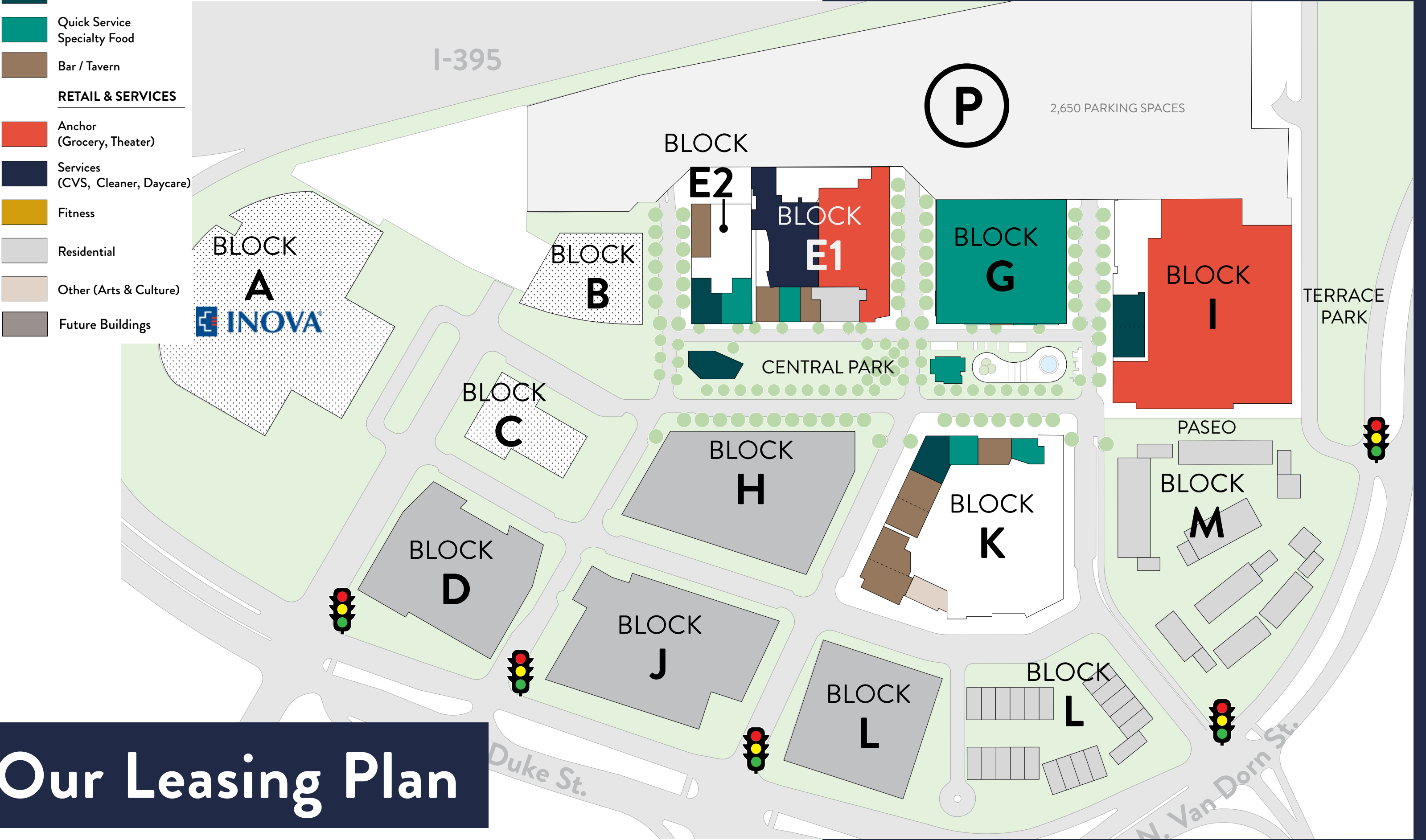
Bird's Eye
View

FOOD & BEVERAGE

- Full Service Restaurant
- Quick Service
Specialty Food
- Bar / Tavern

RETAIL & SERVICES

- Anchor
(Grocery, Theater)
- Services
(CVS, Cleaner, Daycare)
- Fitness
- Residential
- Other (Arts & Culture)
- Future Buildings



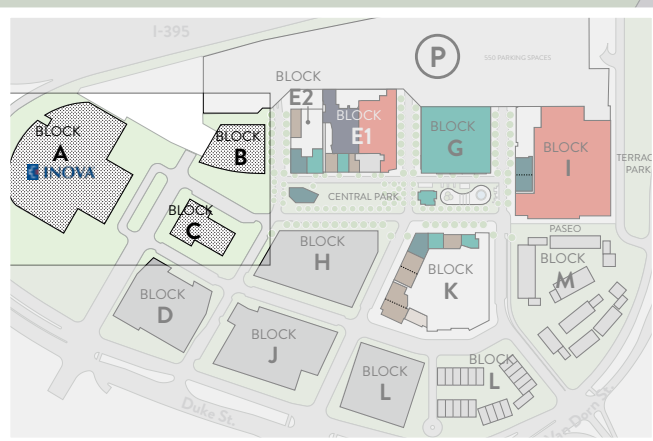
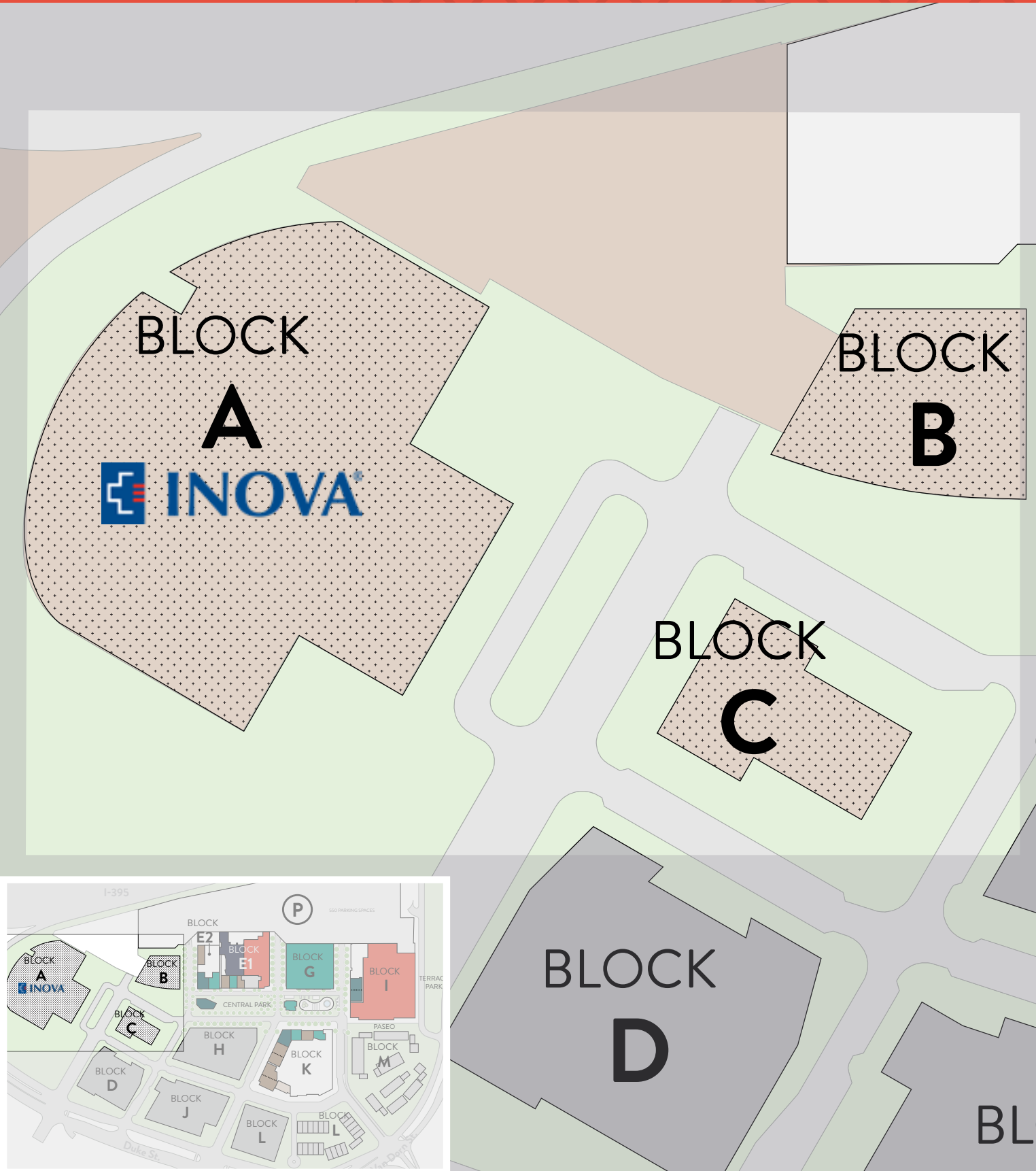
Our Leasing Plan

Inova Hospital

- 10.39 acres of land
- 231-bed hospital
- Level 2 trauma center
- Advanced imaging
- Advanced obstetrics, heart & vascular, and neurosciences
- Cancer center
- Projected 2,000 full-time jobs
- 24-7 facility

Delivery Q3 2028

 Future Buildings



Block E2 (MOB)

125,000 SF MOB

FOOD & BEVERAGE

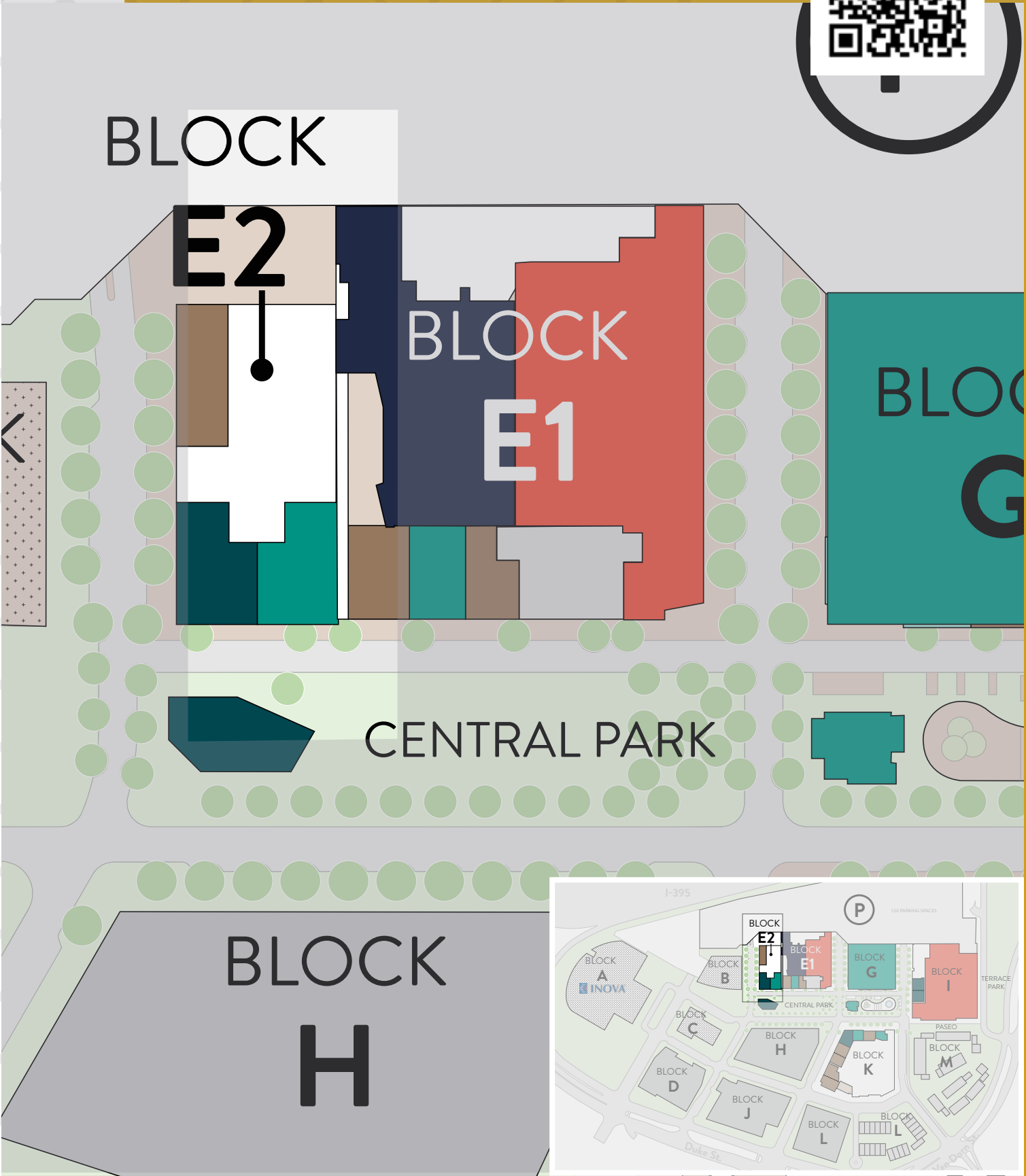
- Full Service Restaurant
- Quick Service Specialty Food
- Bar / Tavern

RETAIL & SERVICES

- Anchor (Grocery, Theater)
- Services (CVS, Cleaner, Daycare)
- Fitness
- Residential
- Other (Arts & Culture)
- Future Buildings



AR Drive by:



AR Drive by:



LOCK

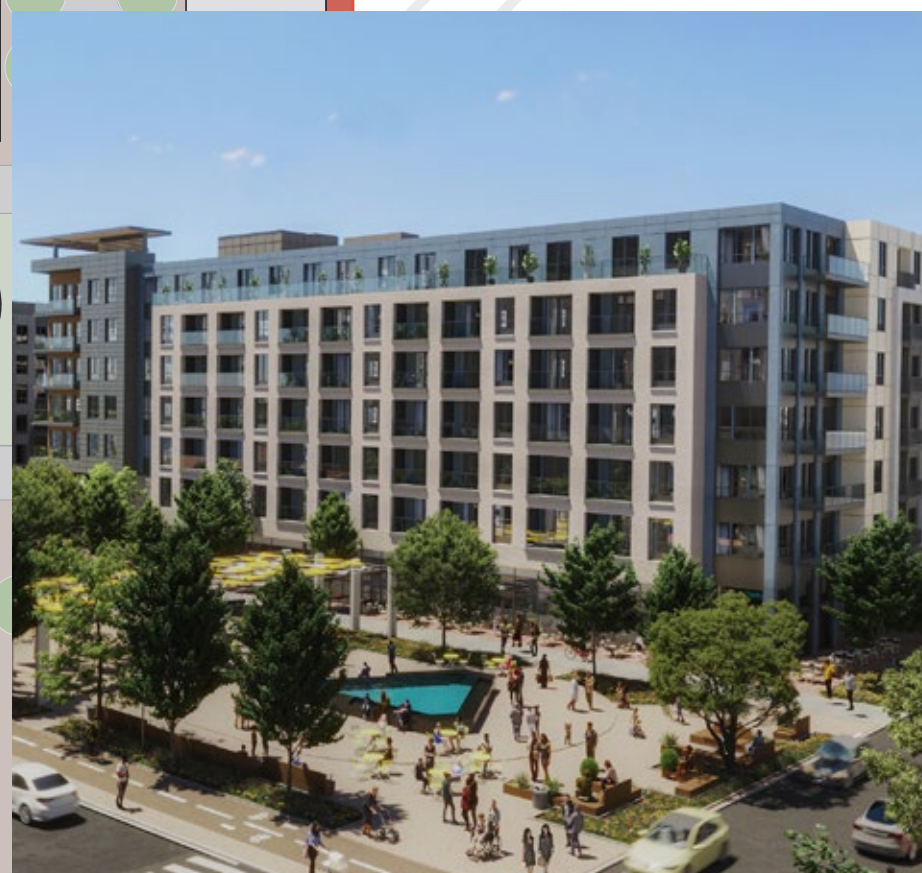
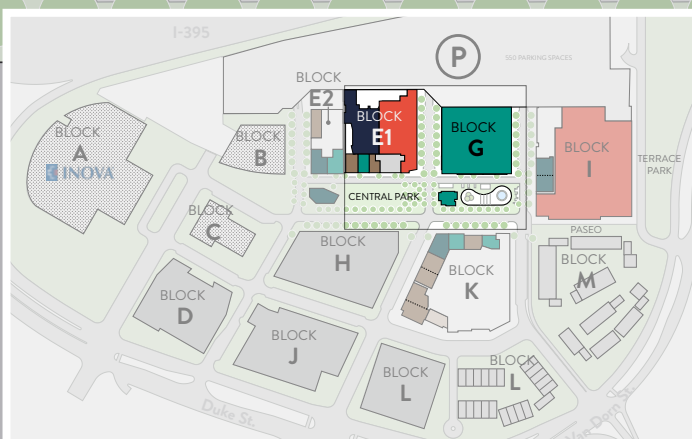
E2

BLOCK
E1

BLOCK
G

CENTRAL PARK

BLOCK



Block E1 & G

390 Apartment Units
80,434 SF of Retail

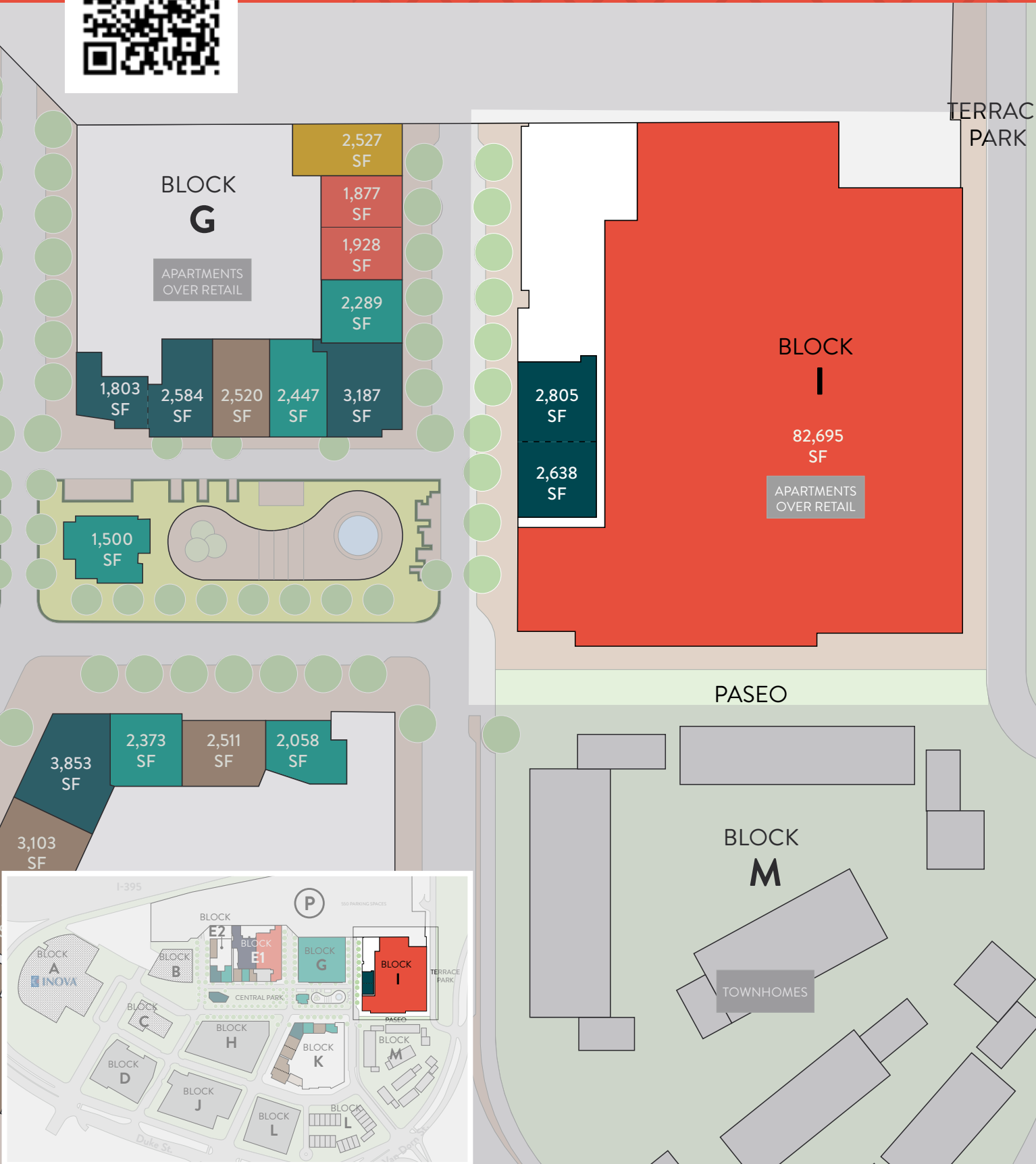
FOOD & BEVERAGE

- Full Service Restaurant
- Quick Service
Specialty Food
- Bar / Tavern

RETAIL & SERVICES

- Anchor
(Grocery, Theater)
- Services
(CVS, Cleaner, Daycare)
- Fitness
- Residential
- Other (Arts & Culture)
- Future Buildings

AR Drive by:



Block I

390 Apartment Units
150,000 SF of Retail

FOOD & BEVERAGE

- Full Service Restaurant
- Quick Service Specialty Food
- Bar / Tavern

RETAIL & SERVICES

- Anchor (Grocery, Theater)
- Services (CVS, Cleaner, Daycare)
- Fitness
- Residential
- Other (Arts & Culture)
- Future Buildings



Block K

352 Apartment Units
30,000 SF of Retail

FOOD & BEVERAGE

- Full Service Restaurant
- Quick Service Specialty Food
- Bar / Tavern

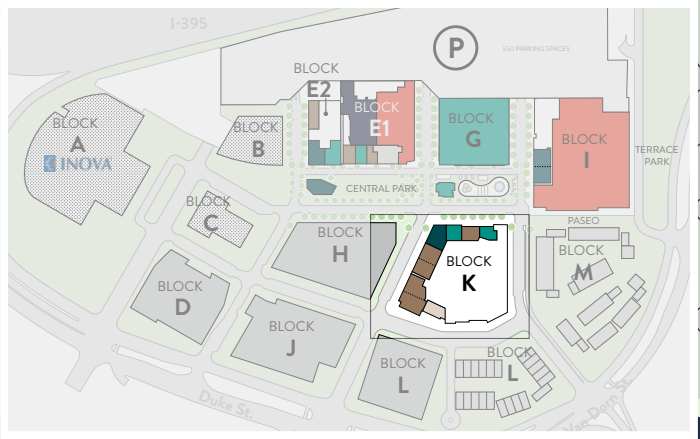
RETAIL & SERVICES

- Anchor (Grocery, Theater)
- Services (CVS, Cleaner, Daycare)
- Fitness
- Residential
- Other (Arts & Culture)
- Future Buildings



Duke St.

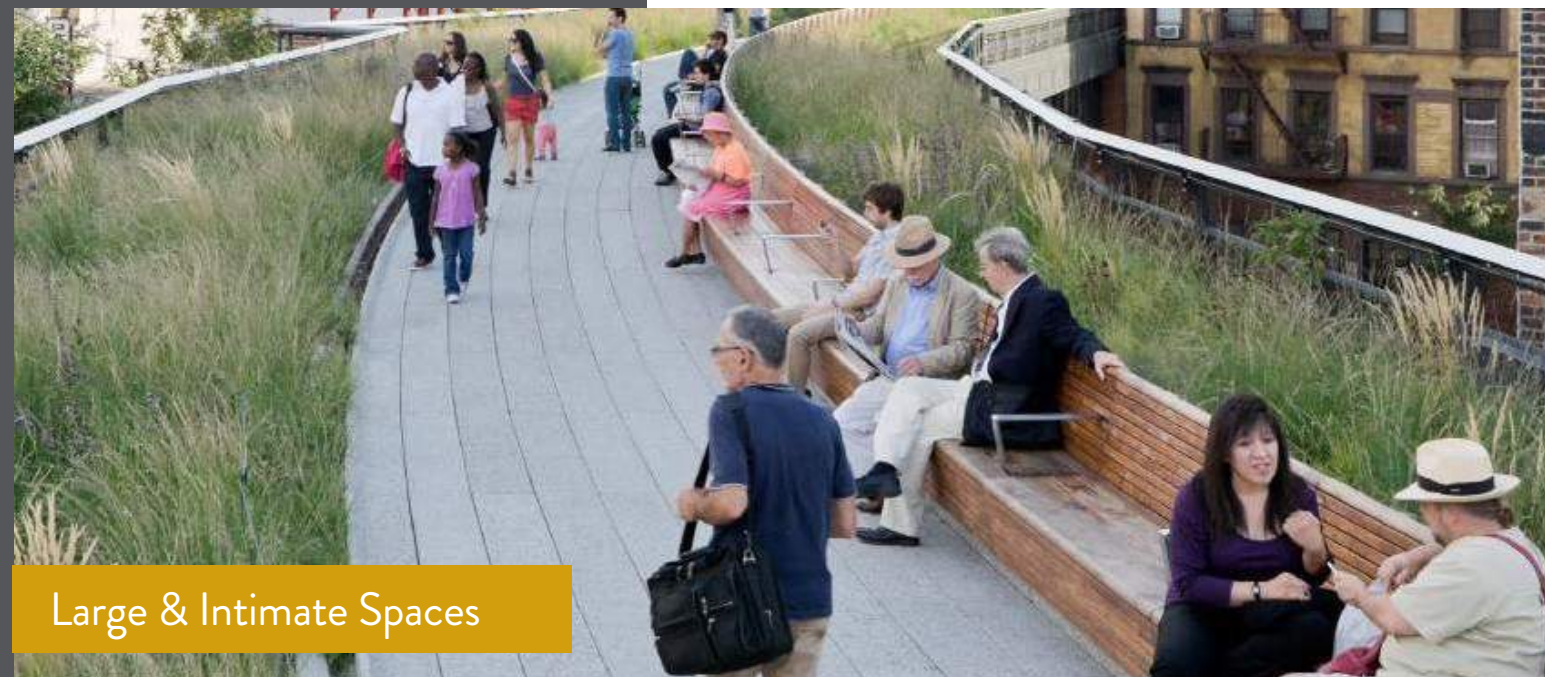
AR Drive by:





Central Park

Central park will be in the heart of WestEnd.
A relaxing place to stop and take a deep
breathe of fresh air.





Terrace Park & Paseo

Imagine a backyard for the residents and visitors of WestEnd.
Activated with a place to run and some unique rope seating,
this spot will be well known secret.



Join our Community.



WestEndVA.com

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SERITAGE
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 FOULGER-PRATT

