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RETAIL FOR LEASE

- Retail or Office/Medical end-cap spaces available in multi-tenant pad adjacent to target
- Situated just off Prince William Pkwy (57,424 ADT) and easily accessible to I-95.
- The site is in close proximity to Potomac Mills Mall and other shopping centers with several national & regional tenants.

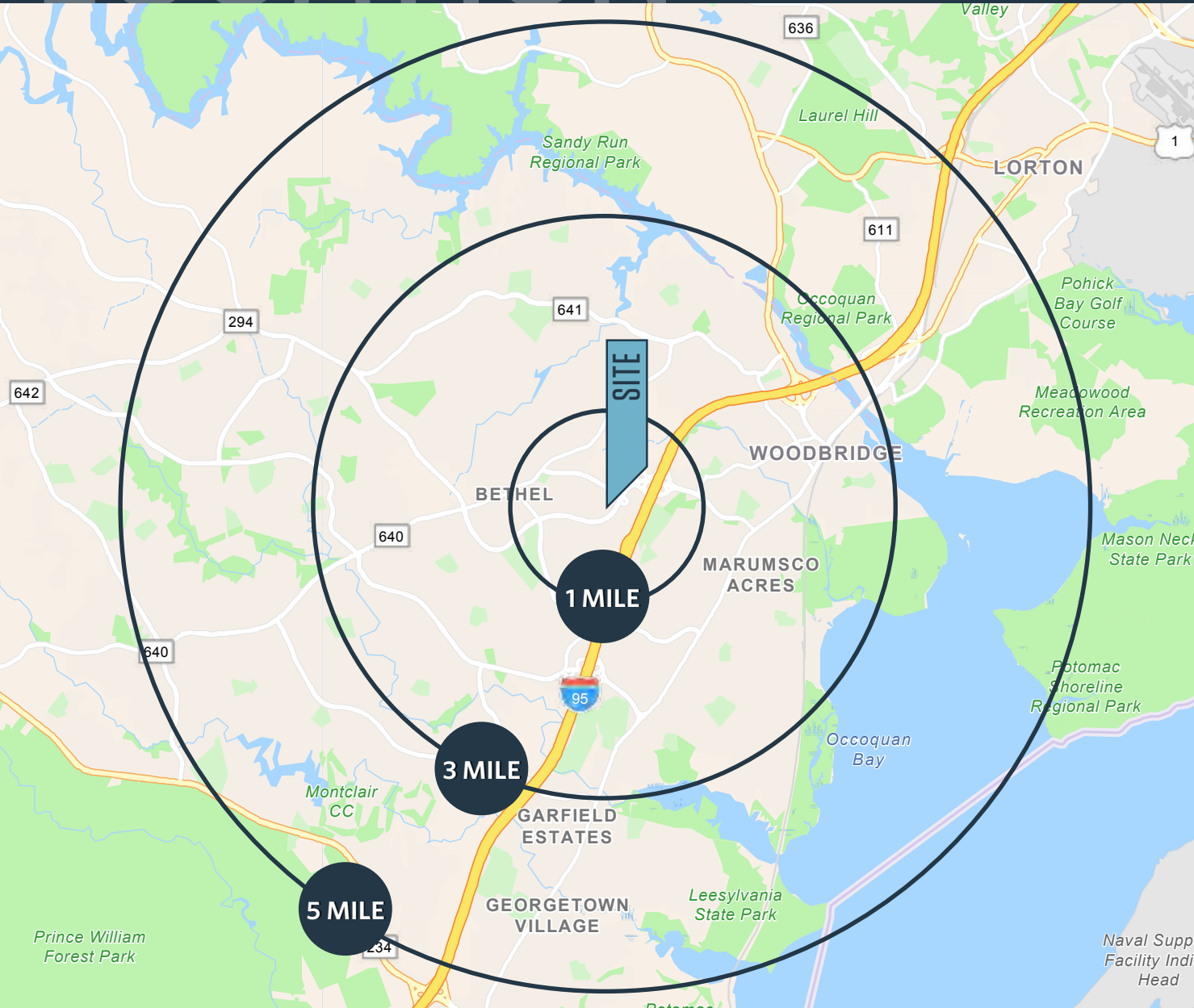
AVAILABLE SPACE

SIZE	CONDITION	TIMING
3,874 SF	"AS-IS" (FORMER SALON)	IMMEDIATE
5,250 SF	"AS-IS" (FORMER DENTIST)	IMMEDIATE
*Est. NNN: \$ 5.36 PSF		

LOCATION

PARKWAY CROSSING WEST

2542 PRINCE WILLIAM PKWY, WOODBRIDGE, VA 22192, PRINCE WILLIAM COUNTY



DEMOGRAPHICS | 2023:

1-MILE	3-MILE	5-MILE
Population		
6,422	125,755	244,772
Daytime Population		
11,148	42,486	64,220
Households		
2,185	41,787	82,652
Average HH Income		
\$116,501	\$121,541	\$141,216

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2022:

Prince William Pkwy	57,424 ADT
I-95	192,000 ADT

SITE PLAN

PARKWAY CROSSING WEST

2542 PRINCE WILLIAM PKWY, WOODBRIDGE, VA 22192, PRINCE WILLIAM COUNTY

UNIT 100 - 3,874 SF

 [CLICK HERE FOR LOD](#)

 [CLICK HERE FOR VIRTUAL TOUR](#)

UNIT 120 - 5,250 SF

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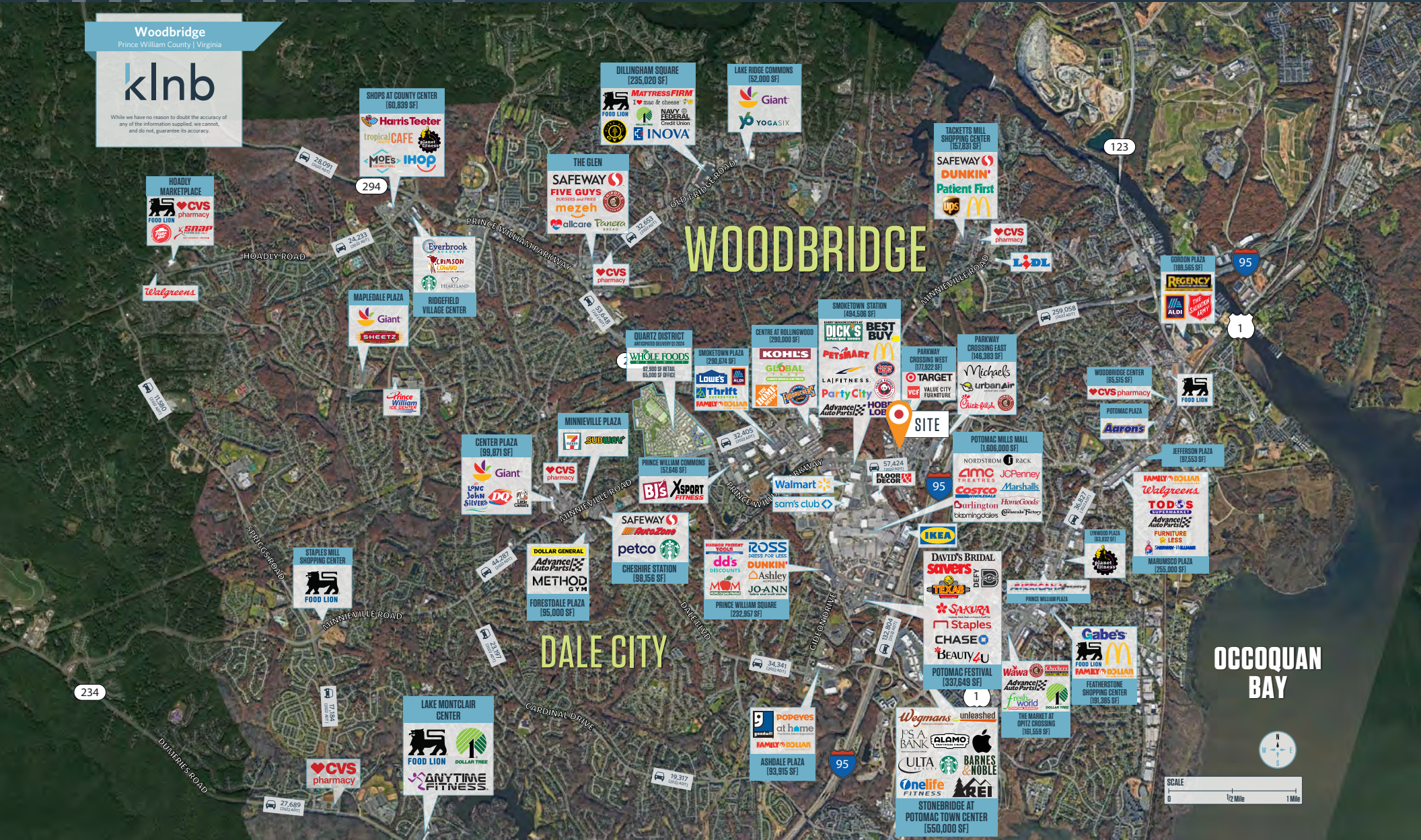
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Woodbridge
Prince William County | Virginia

klnb

While we have no reason to doubt the accuracy of any of the information supplied, we cannot, and do not, guarantee its accuracy.



PARKWAY CROSSING WEST

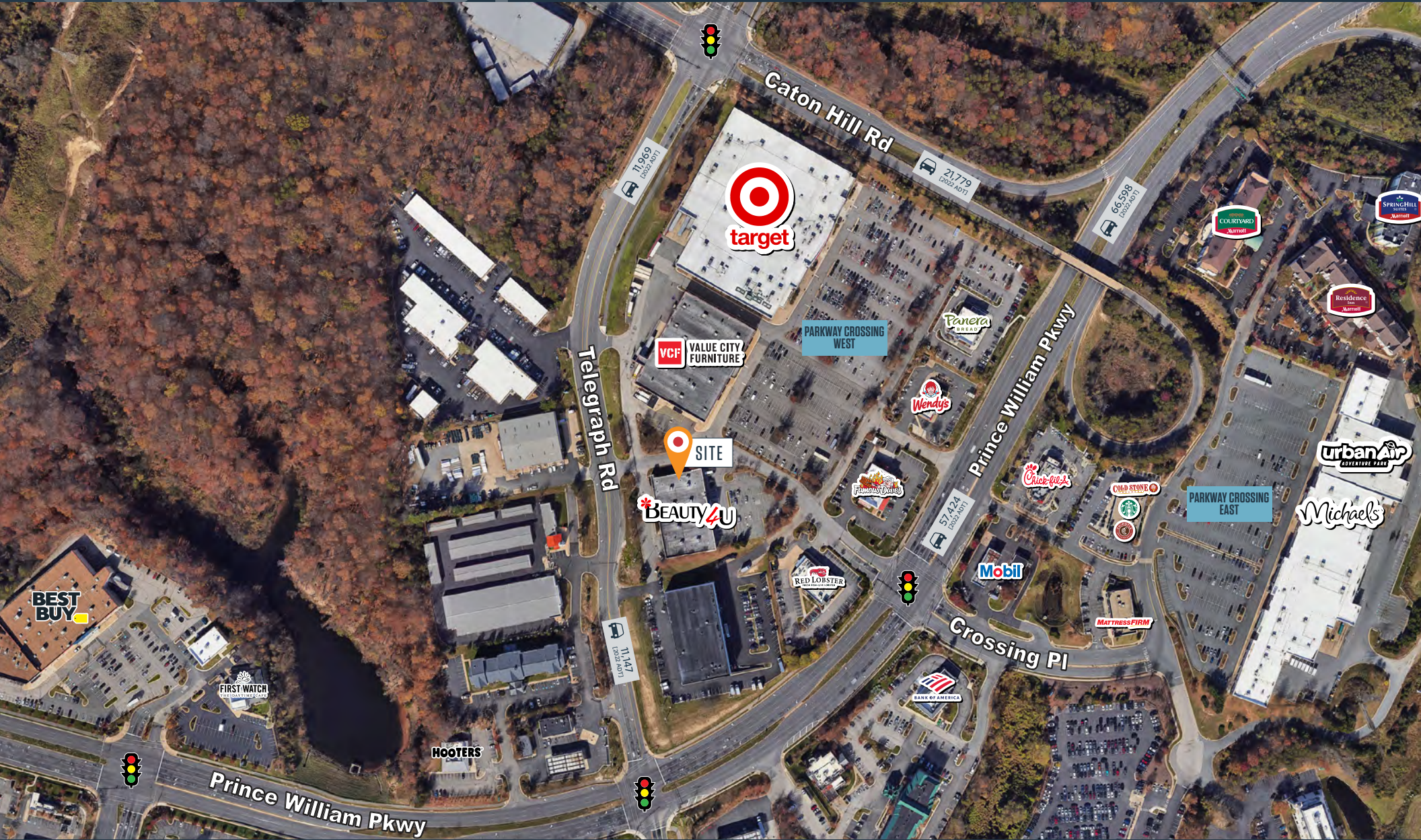
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CLOSE UP

PARKWAY CROSSING WEST

2542 PRINCE WILLIAM PKWY, WOODBRIDGE, VA 22192, PRINCE WILLIAM COUNTY



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ZOOM-IN

PARKWAY CROSSING WEST

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FOR MORE INFORMATION, PLEASE CONTACT:

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CLICK TO VIEW PROPERTY WEBSITE

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