

HOTEL PAD PRELIMINARY SITE PLAN APPROVED!
[CLICK TO VIEW]

HOTEL PAD FOR SALE: PRELIMINARY SITE PLAN APPROVED

JUST SIGNED:
FIREHOUSE SUBS
FOUNDED BY FIREMEN™

JUST OPENED:
FIVE GUYS
BURGERS and FRIES



NEARBY RETAILERS



RETAIL FOR LEASE

- Conveniently located off I-66, James Madison Hwy (Rt 15), and Washington St (Rt 55).
- NEW 112 room Hotel Pad Preliminary Site Plan approved!
- Multi-tenant building with up to 6,378 SF of retail available for lease.
- Rare pad sites available for lease or sale!

MELISSA WELCH
mwelch@klnb.com | 703-268-2704

VERONICA A. KAMARA
vkamara@klnb.com | 703-268-2714

LOCATION

CROSSROADS VILLAGE CENTER

15150 WASHINGTON STREET, HAYMARKET, VA 20169, TOWN OF HAYMARKET



DEMOGRAPHICS | 2023:

3-MILE	5-MILE	7-MILE
Population		
51,031	75,885	134,134
Daytime Population		
46,442	66,461	116,686
Households		
17,084	24,584	43,597
Average HH Income		
\$188,248	\$191,430	\$180,467

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2022:

I-66	61,655 ADT
Rt. 15	36,215 ADT
Washington St.	16,516 ADT

MELISSA WELCH

mwelch@klnb.com | 703-268-2704

VERONICA A. KAMARA

vkamara@klnb.com | 703-268-2714



SITE PLAN

CROSSROADS VILLAGE CENTER

15150 WASHINGTON STREET, HAYMARKET, VA 20169, TOWN OF HAYMARKET



MELISSA WELCH
mwelch@klnb.com | 703-268-2704

VERONICA A. KAMARA
vkamara@klnb.com | 703-268-2714



AERIAL

CROSSROADS VILLAGE CENTER

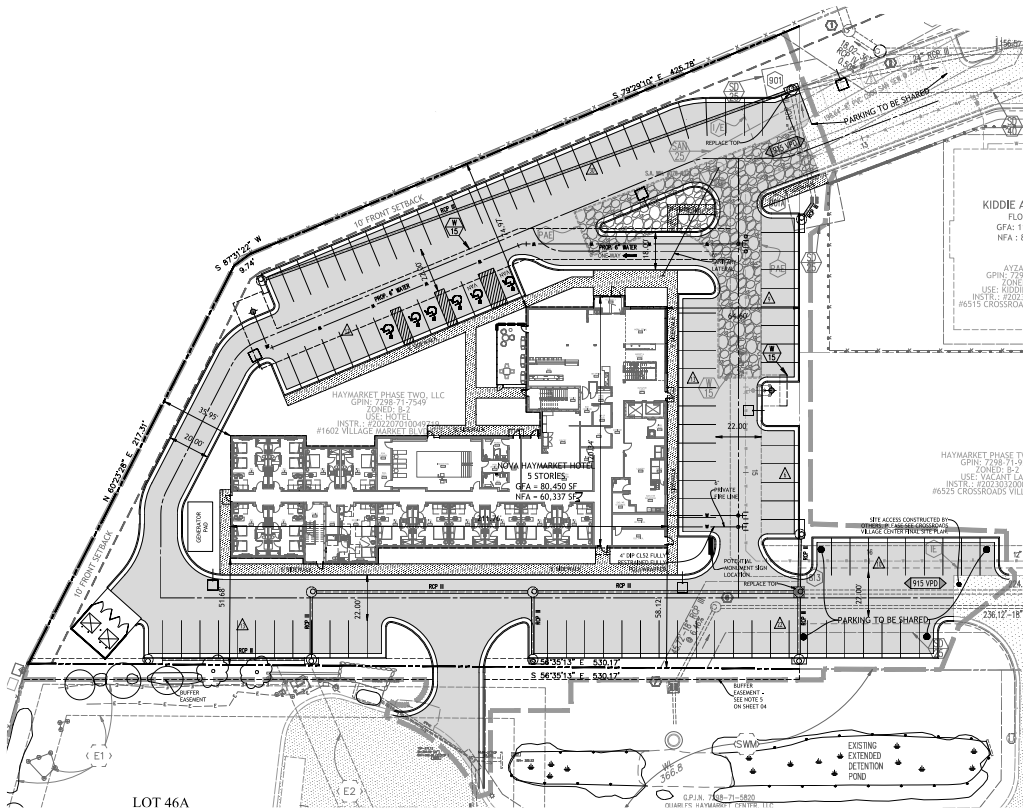
15150 WASHINGTON STREET, HAYMARKET, VA 20169, TOWN OF HAYMARKET



MELISSA WELCH
mwelch@klnb.com | 703-268-2704

VERONICA A. KAMARA
vkamara@klnb.com | 703-268-2714





Hotel Pad

- Preliminary Site Plan Approved
- 112 Rooms
- 123 Parking Spaces (26 shared)

BUILDING 4



BUILDING 6



BUILDING 7



MELISSA WELCH

mwelch@klnb.com | 703-268-2704

VERONICA A. KAMARA

vkamara@klnb.com | 703-268-2714



CROSSROADS VILLAGE CENTER

15150 WASHINGTON STREET, HAYMARKET, VA 20169, TOWN OF HAYMARKET

FOR MORE INFORMATION, PLEASE CONTACT:

MELISSA WELCH

mwelch@klnb.com

703-268-2704

VERONICA A. KAMARA

vkamara@klnb.com

703-268-2714

8065 Leesburg Pike, Suite 700, Tysons, VA 22182

klnb.com



[instagram.com/klnbcre](https://www.instagram.com/klnbcre)



[linkedin.com/company/klnb](https://www.linkedin.com/company/klnb)



[facebook.com/KLNBCRE](https://www.facebook.com/KLNBCRE)

CLICK TO VIEW PROPERTY WEBSITE

While we have no reason to doubt the accuracy of any of the information supplied, we cannot, and do not, guarantee its accuracy. All information should be independently verified prior to a purchase or lease of the property. We are not responsible for errors, omissions, misuse, or misinterpretation of information contained herein and make no warranty of any kind, express or implied, with respect to the property or any other matters.