

JUST SIGNED!
burn boot camp



NEARBY RETAILERS

- FlooringAmerica.
- HOBBY LOBBY
- burn boot camp
- MARTIN'S
- Walgreens
- planet fitness
- BEST BUY
- ZAXBY'S
- ABC

RETAIL CONDO FOR LEASE OR SALE

- FULLY LEASED
- 67 Parking Spaces
- 19' ceiling height
- Zoning: CM1 - Commercial Industrial
- Rear Garage Loading

AVAILABLE SPACE

SIZE	RATE	DELIVERY CONDITION	TIMING OF AVAILABILITY
N/A	FULLY LEASED	N/A	N/A
*EST. NNN: \$3.50 PSF			

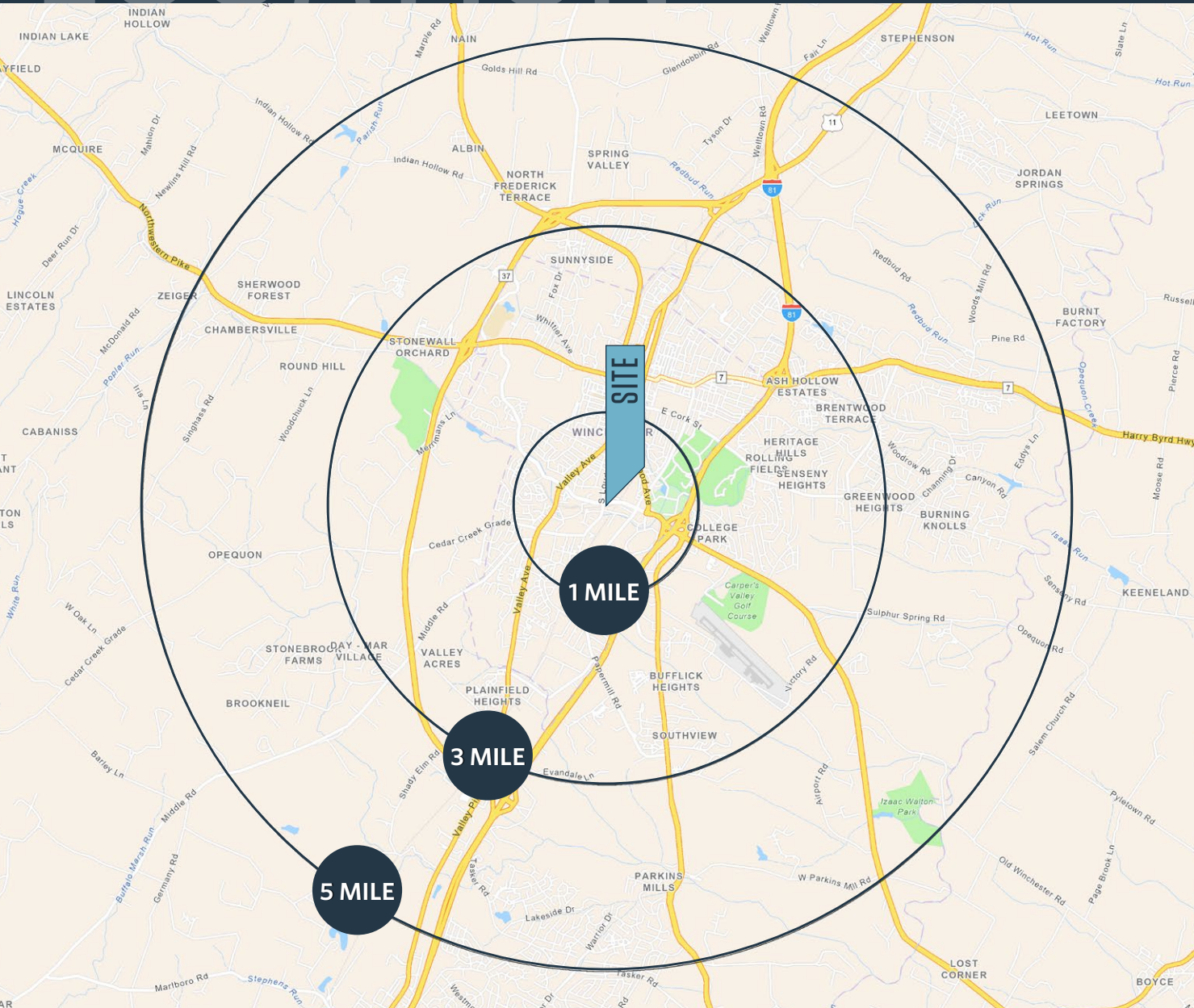
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LOCATION

DRISSI PLAZA

29-31 EAST JUBAL EARLY DRIVE, WINCHESTER, VA 22601, CITY OF WINCHESTER



DEMOGRAPHICS | 2023:

	1-MILE	3-MILE	5-MILE
Population	9,839	48,114	73,226
Daytime Population	18,900	42,448	54,616
Households	3,933	18,776	27,949
Average HH Income	\$85,732	\$99,556	\$103,754

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2022:

East Jubal Early Drive	29,236 ADT
South Loudoun Street	15,865 ADT

MARKET

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Winchester
Frederick County | Virginia



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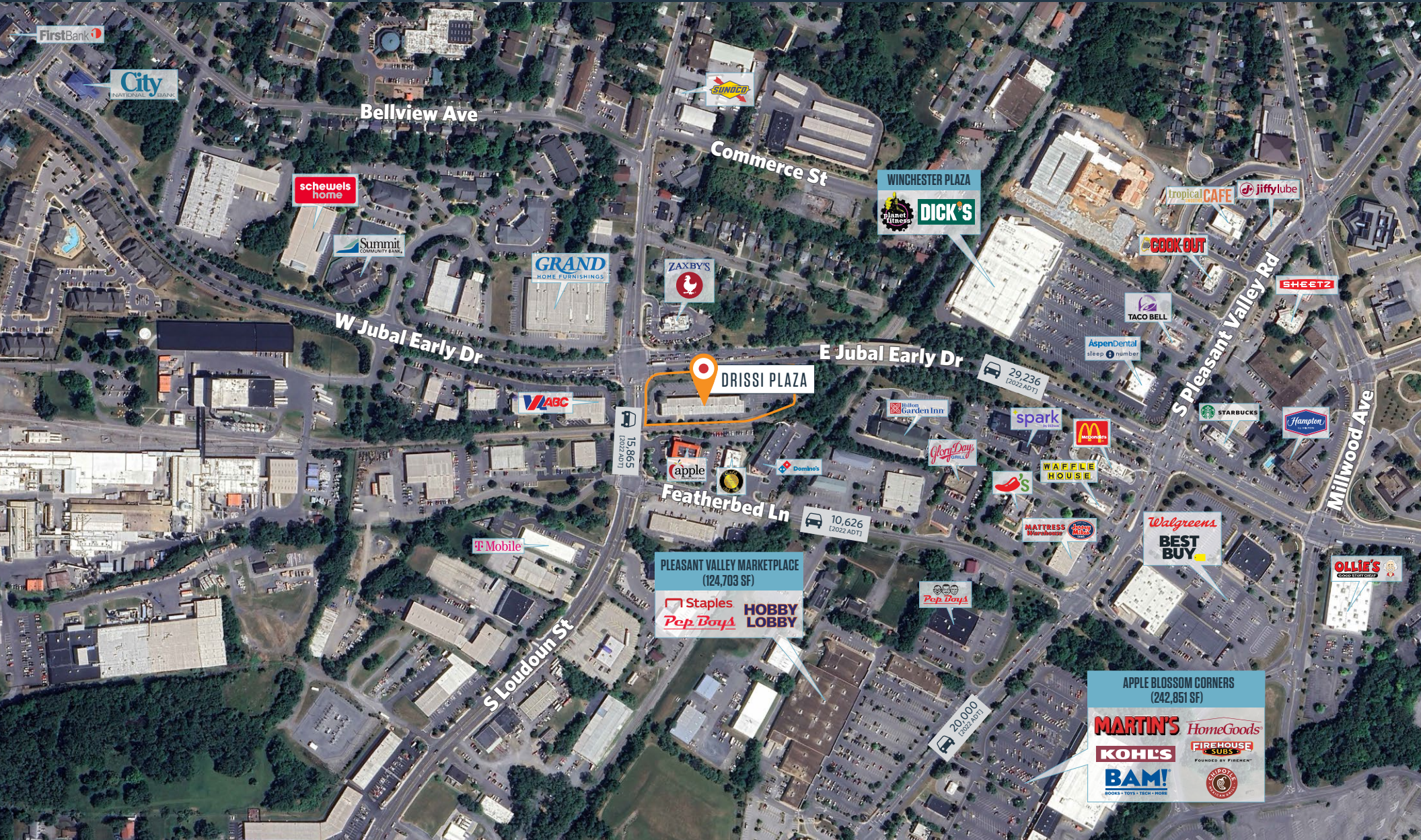
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MID-MARKET

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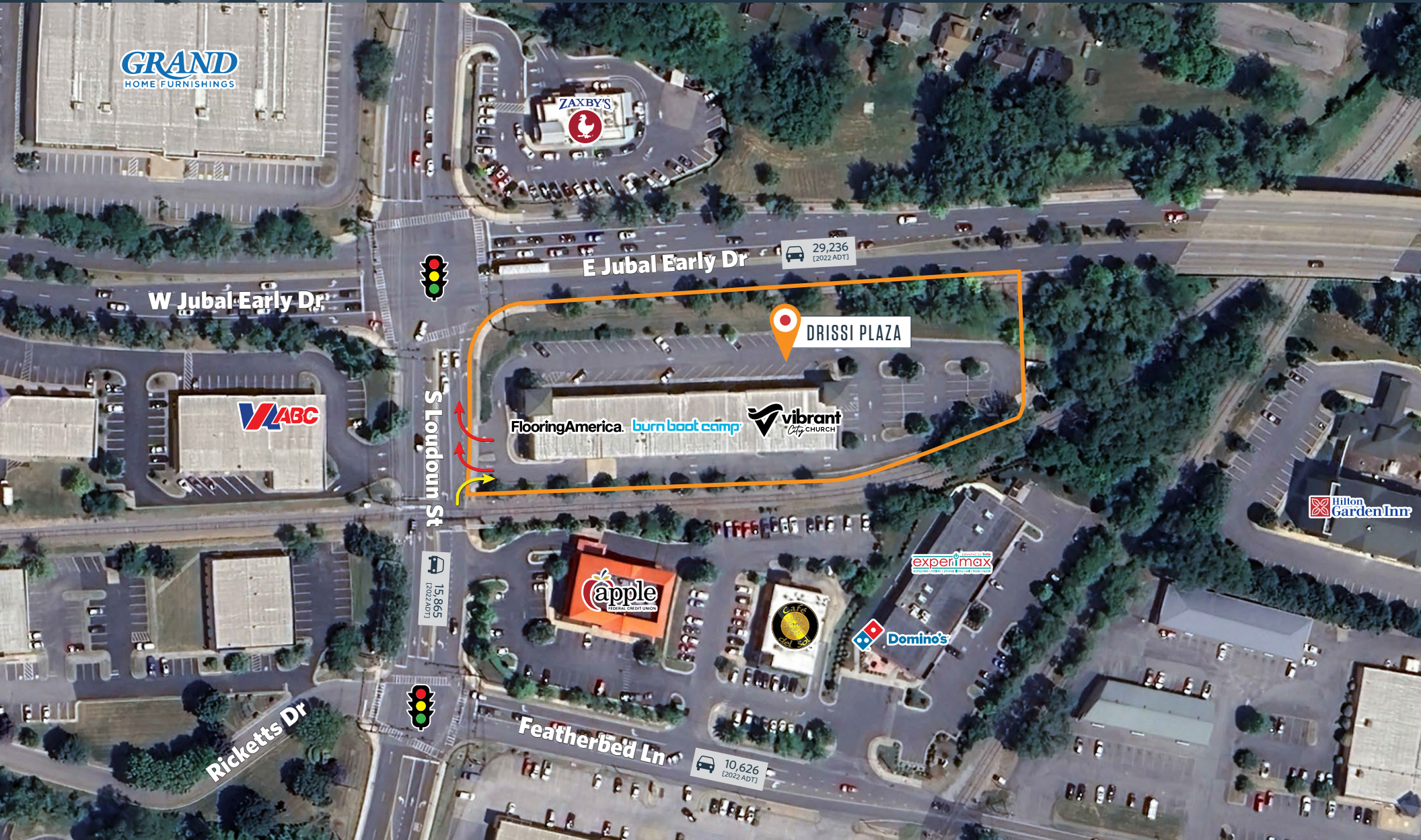
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CLOSE-UP

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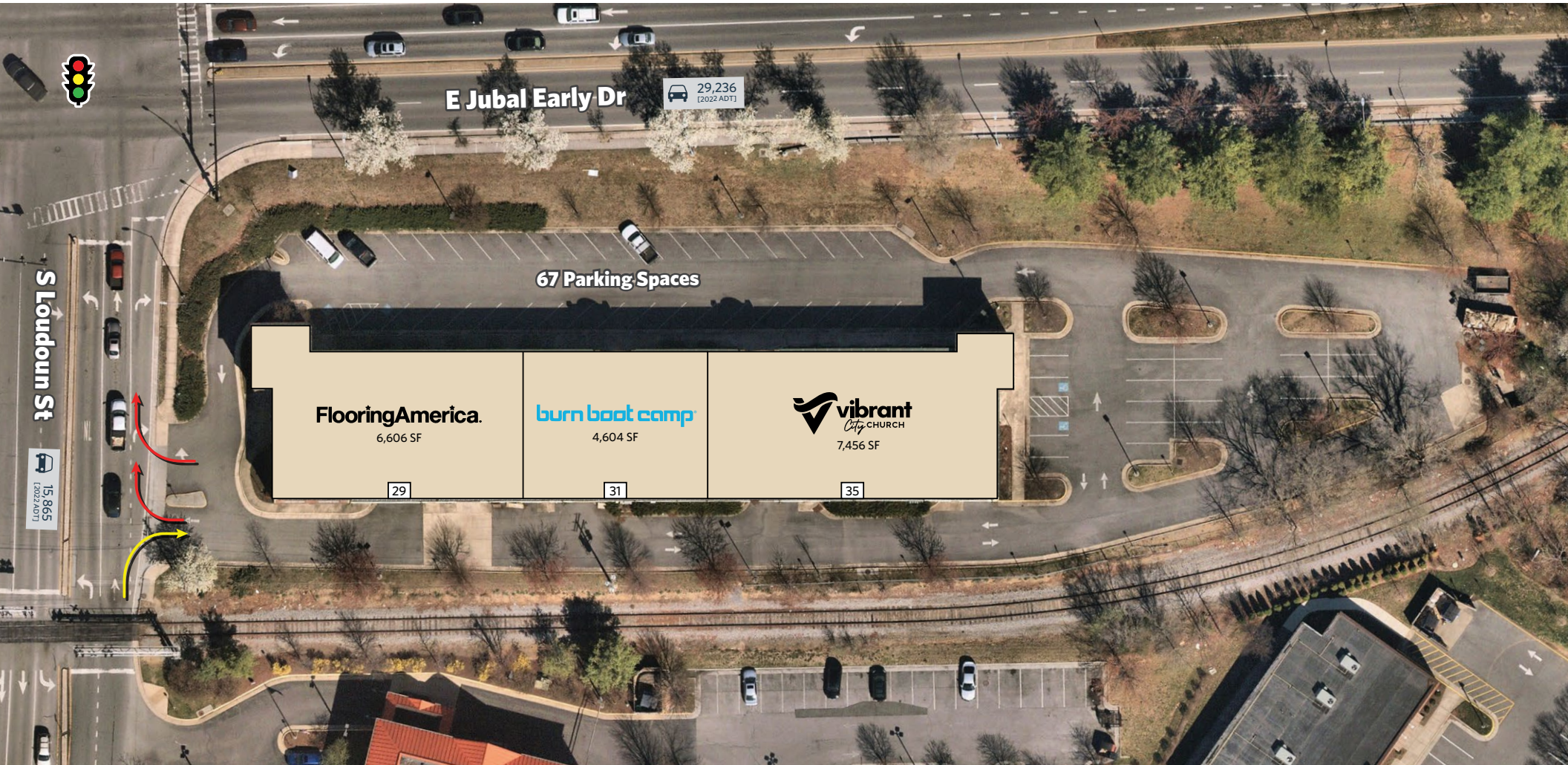
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FLOOR PLAN | DRISSI PLAZA

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