

PENDER VILLAGE CENTER

3903 Fair Ridge Drive, Fairfax, VA 22033,
Fairfax County



JOIN THESE RETAILERS:



PROPERTY HIGHLIGHTS:

- 2nd floor office space available
- Ground floor retail is currently 100% leased
- Harris Teeter anchored shopping center situated on main artery of Fairfax, VA
- Signalized entry off of and visible from Route 50 which carries 65,548 ADT
- The shopping center boasts a mix of national, regional, and local retailers, offering a wide range of products and services.
- Ample and convenient surface parking with 641 parking spaces

Beth Sargent
bsargent@klnb.com
703-268-2716

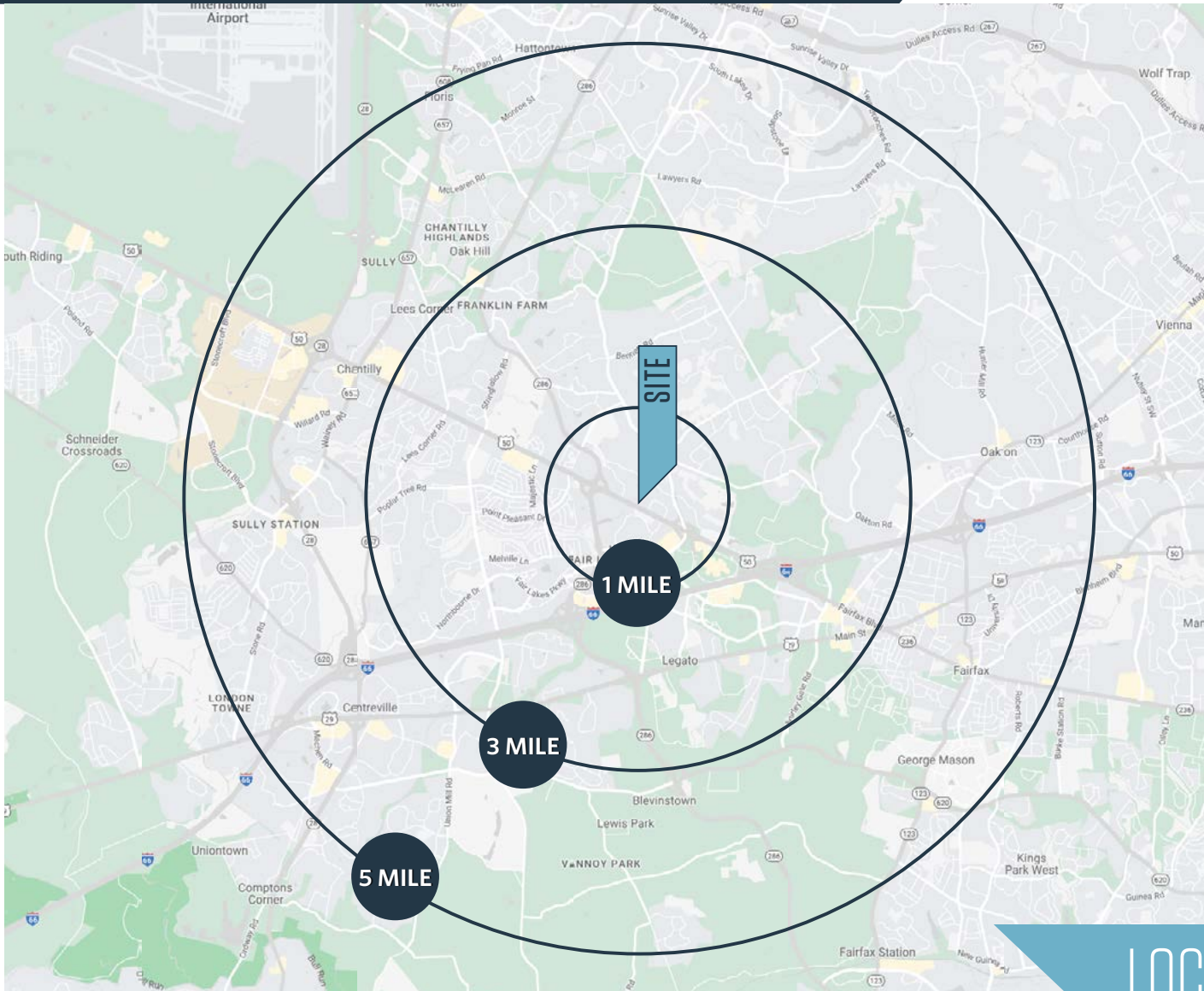
Jake Levin
jlevin@klnb.com
202-909-6102

8065 Leesburg Pike, Suite 700
Tysons, VA 22182
klnb.com

klnb

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DEMOGRAPHICS | 2024:

	1-MILE	3-MILE	5-MILE
Population	21,342	105,853	267,652
Daytime Population	12,683	65,276	177,523
Households	8,841	38,733	93,545
Average HH Income	\$177,131	\$216,907	\$209,367
Median Age	37.1	39.4	38.3

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2023:

Route 50	65,548 ADT
West Ox Rd	24,266 ADT
Fairfax County Pkwy	53,314 ADT

LOCATION & DEMOGRAPHICS

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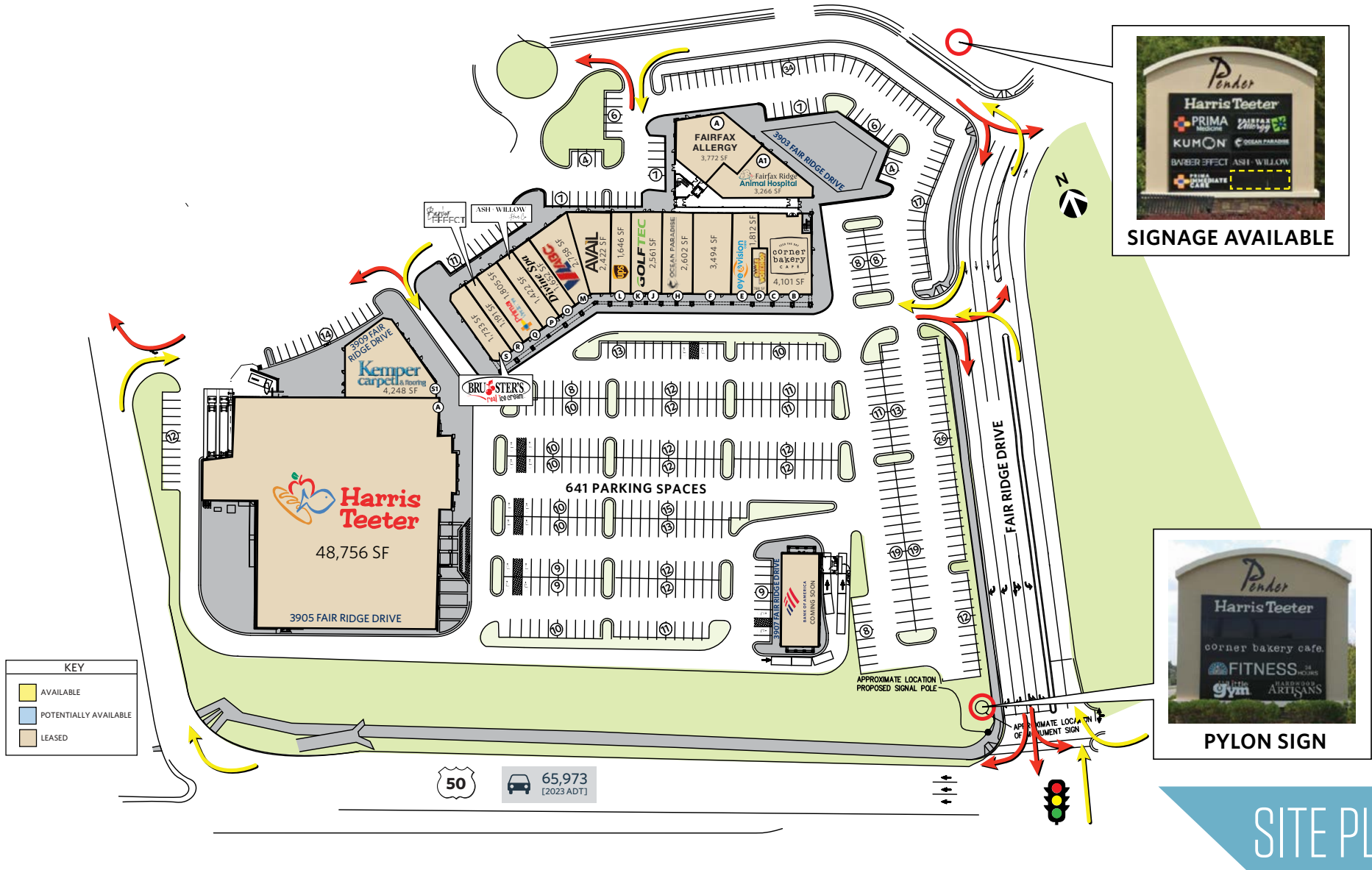
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SECOND FLOOR - SITE PLAN

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MARKET AERIAL

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For More Information, Please Contact:

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