

HEMING

1800 CHAIN BRIDGE ROAD
SCOTTS RUN, MCLEAN, VA

38,000 SF RETAIL

410 LUXURY APARTMENTS

AVAILABLE NOW

JOIN:



MODAN
RESTAURANT

Sunday Morning
BAKEHOUSE

APPARATI
smart gym + wellness

INSTYLE
NAIL BAR

klnb



SKANSKA

THE CENTER
OF IT ALL



Convenient to McLean

Direct access via Dolley Madison/Route 123 to the affluent neighborhoods of McLean with 15,800+ residents who have an average household income of \$151,000+ within a five-minute drive time.

Across the street from a 178 Key Archer Hotel — the first boutique hotel in Tysons — now open.

A Hub for an HQ Lifestyle

Walking distance to 8,000+ existing employees at MITRE, Northrop Grumman, and Capital One corporate headquarters.

Access to 38,000+ daytime employees within a five-minute drive time.

klnb

SKANSKA

THE DINING & ENTERTAINMENT DESTINATION



DULLES AIRPORT ACCESS ROAD

OLD DOMINION DRIVE

MCLEAN - CHAIN BRIDGE SHOPPING CENTER

Giant pharmacy CVS pharmacy i.gilbert's

DOWNTOWN MCLEAN

CHAIN BRIDGE ROAD

MCLEAN SHOPPING CENTER

Total Wine & More CAVA Santini's

LEESBURG PIKE - ROUTE 7

RUTH'S CHRIS STEAK HOUSE

THE BORO

AMERICAN PRIME

WHOLE FOODS

fish taco

ICON

NORTH ITALIA

FLOWER CHILD

TYSONS GALLERIA

WILDFIRE

URBANSPEACE

Bowlero RH

FOUNDING FARMERS

FOGO DE CHÃO

Palm

Capital One HQ

LONG SHOT

STARR HILL

STELLINA PIZZERIA

Wegmans

HILTON WORLDWIDE

MITRE

NORTHROP GRUMMAN

ARCHER HOTEL NOW OPEN

HEMING

1800 CHAIN BRIDGE ROAD

AVAILABLE NOW

410 high-end apartments
38,000 SF of retail
120 retail parking spaces

THE BORO

TYSONS GALLERIA

Fleming's

Silver Diner

NOSTOS

Tyson's CORNER CENTER

chima

TYSONS CORNER CENTER

Earls

Eddie V's

THE CAPITAL GALLERY

AMC THEATRES

klnb

SKANSKA

	1 MILE	2 MILES	3 MILES
POPULATION	16,530	62,232	108,117
AVERAGE HOUSEHOLD INCOME	\$172,858	\$209,206	\$239,579
DAYTIME POPULATION	35,780	130,086	170,348
MEDIAN AGE	38.6	39.4	41.4
SPENDING ON FITNESS	\$3,454,663	\$15,090,746	\$27,890,722
SPENDING ON FOOD	\$126,508,709	\$524,176,579	\$927,700,671

12TH Largest Commercial Business District in the U.S.

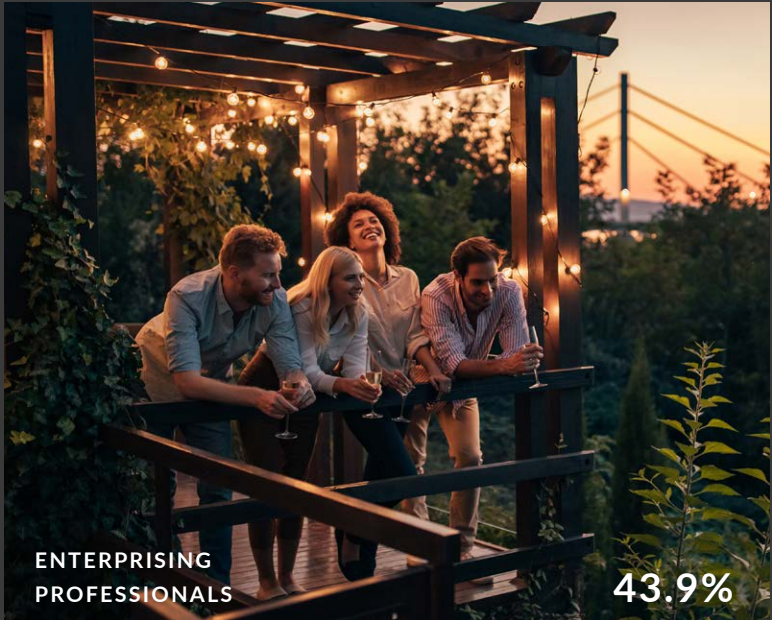
 Dolley Madison Blvd
55,000 ADT

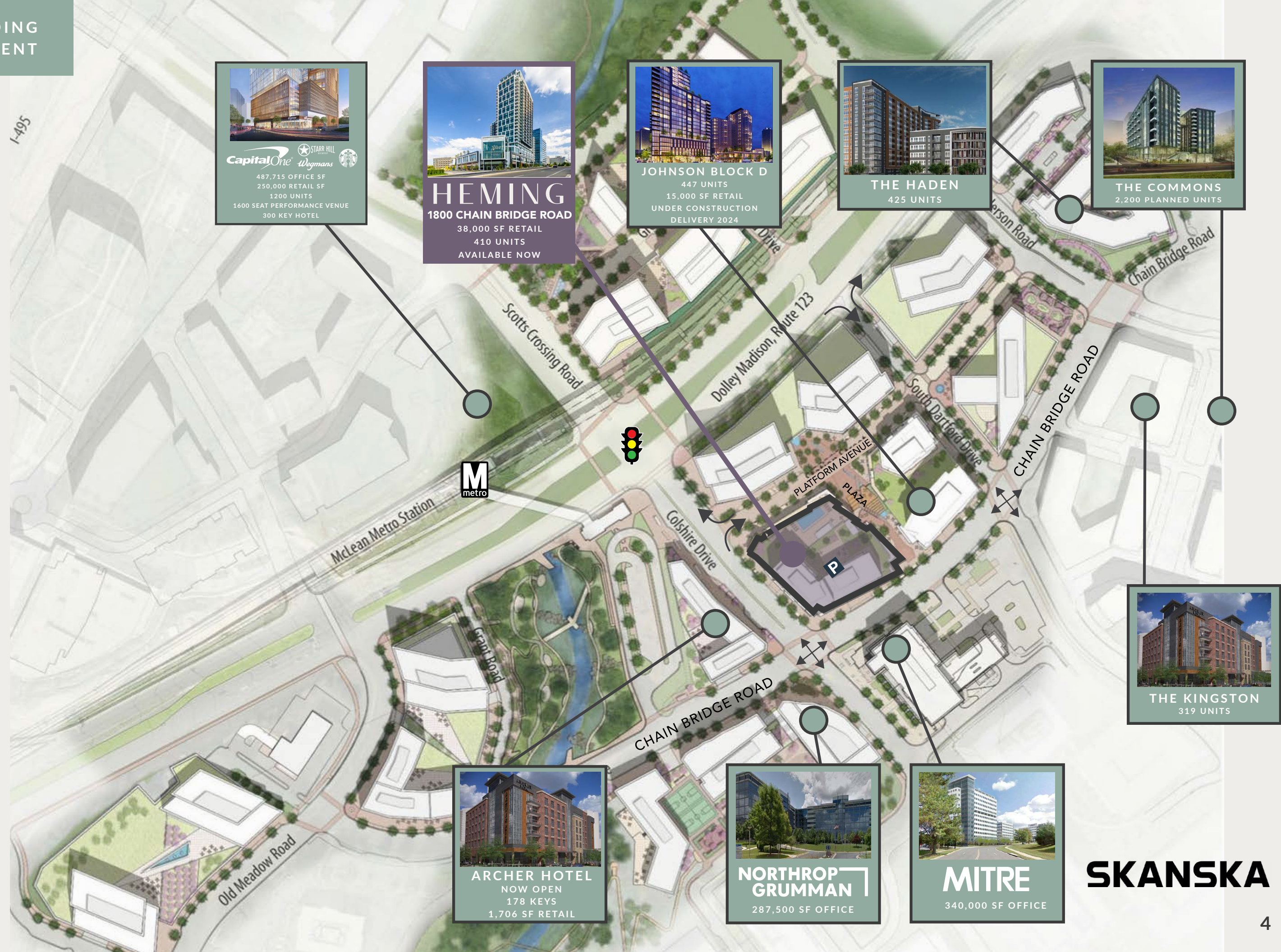
 Adjacent to the McLean Station

 Regionally Accessible

Scotts Run has direct access to the Capital Beltway, Dolley Madison/Route 12, I-66, and the Dulles Toll Road

Tysons is 16 miles from Dulles International Airport and 15 miles from Reagan National Airport





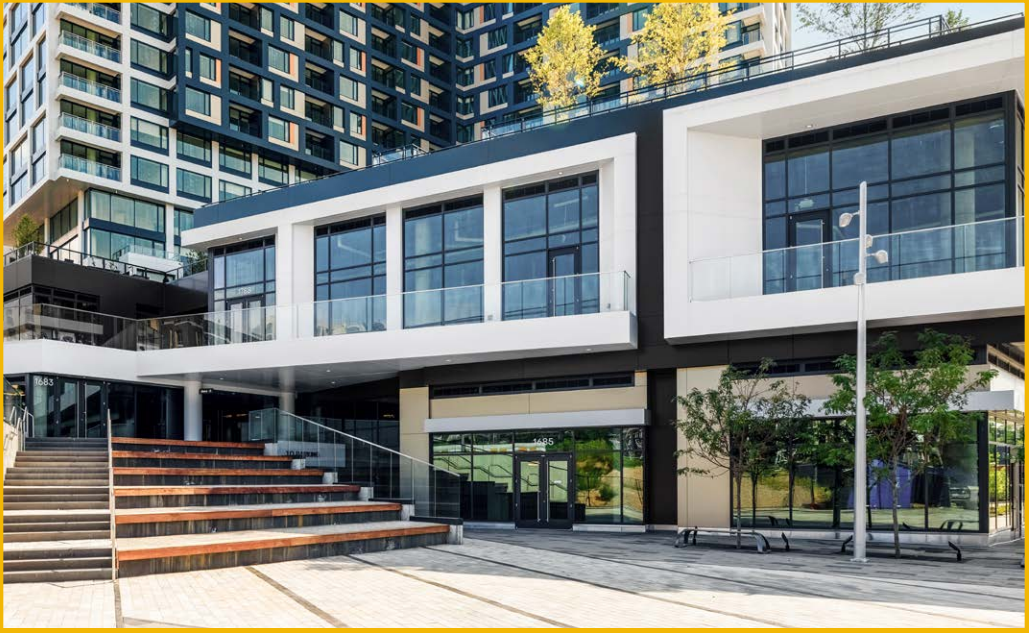
UP TO 7,537 SF PLUS PATIO

Clear Heights 23'-6" & 21'-10"



4,090 SF PLUS PATIO

Clear Heights 21'-10"



LEVEL 1

PLATFORM AVENUE



*DOTTED LINES REPRESENT POTENTIAL DEMISING

1,868 - 4,203 SF
Clear Heights 23'-6"



VIEW FROM COLSHIRE DRIVE

LEVEL 1.5



COLSHIRE DRIVE

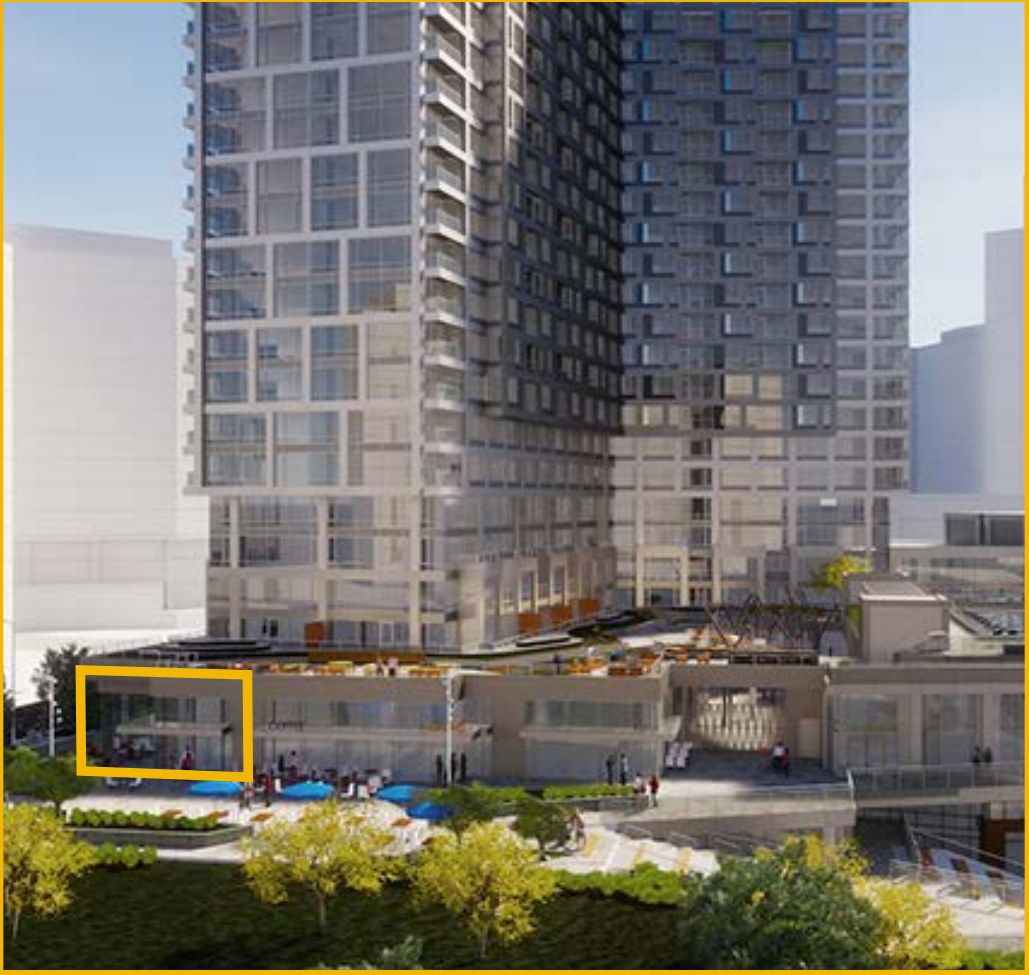
CHAIN BRIDGE ROAD

NEGOTIATING LOI

*DOTTED LINES REPRESENT POTENTIAL DEMISING

1,910 SF PLUS PATIO

Clear Heights 26'-4"



VIEW FROM PLAZA

LEVEL 2



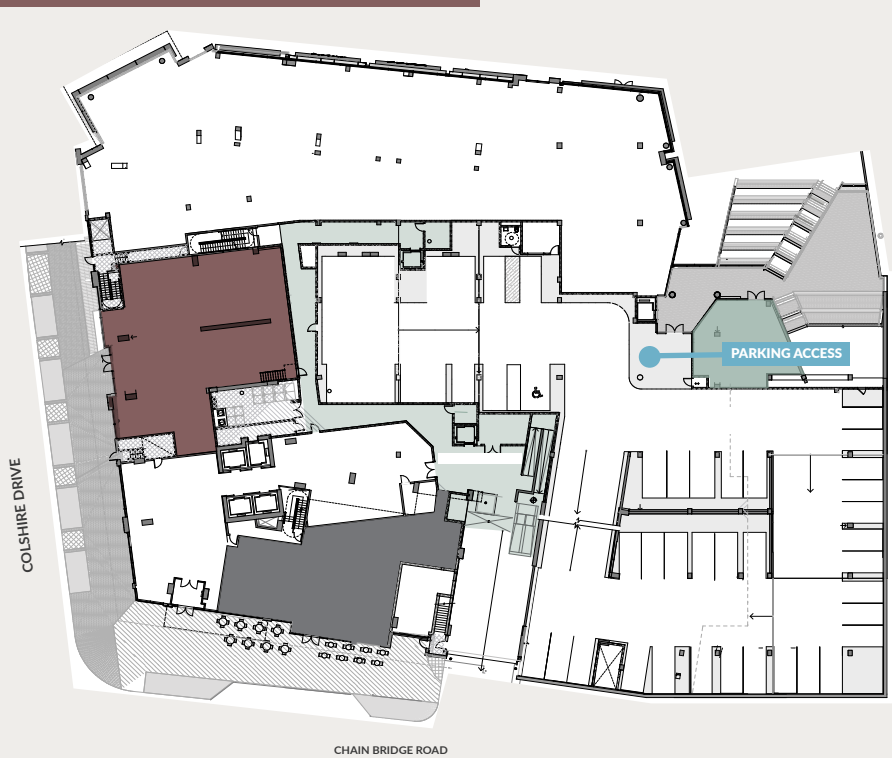
COLSHIRE DRIVE

CHAIN BRIDGE ROAD

NEGOTIATING LOI

*DOTTED LINES REPRESENT POTENTIAL DEMISING

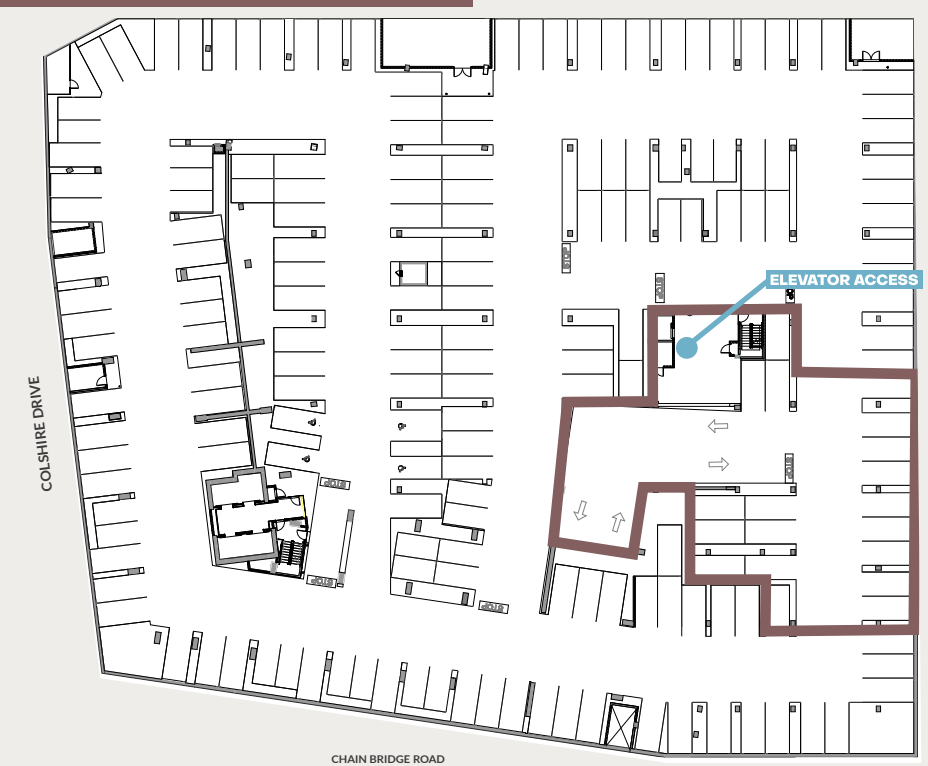
LEVEL 1
47 RETAIL PARKING SPACES



LOWER LEVEL 1.5
53 RETAIL PARKING SPACES



LOWER LEVEL 2
19 RETAIL PARKING SPACES



TOTAL RETAIL PARKING SPACES: 120

HEMING

1800 CHAIN BRIDGE ROAD
SCOTTS RUN, MCLEAN, VA

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DEVELOPED BY

SKANSKA

LEASING

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