



## NEARBY RETAILERS



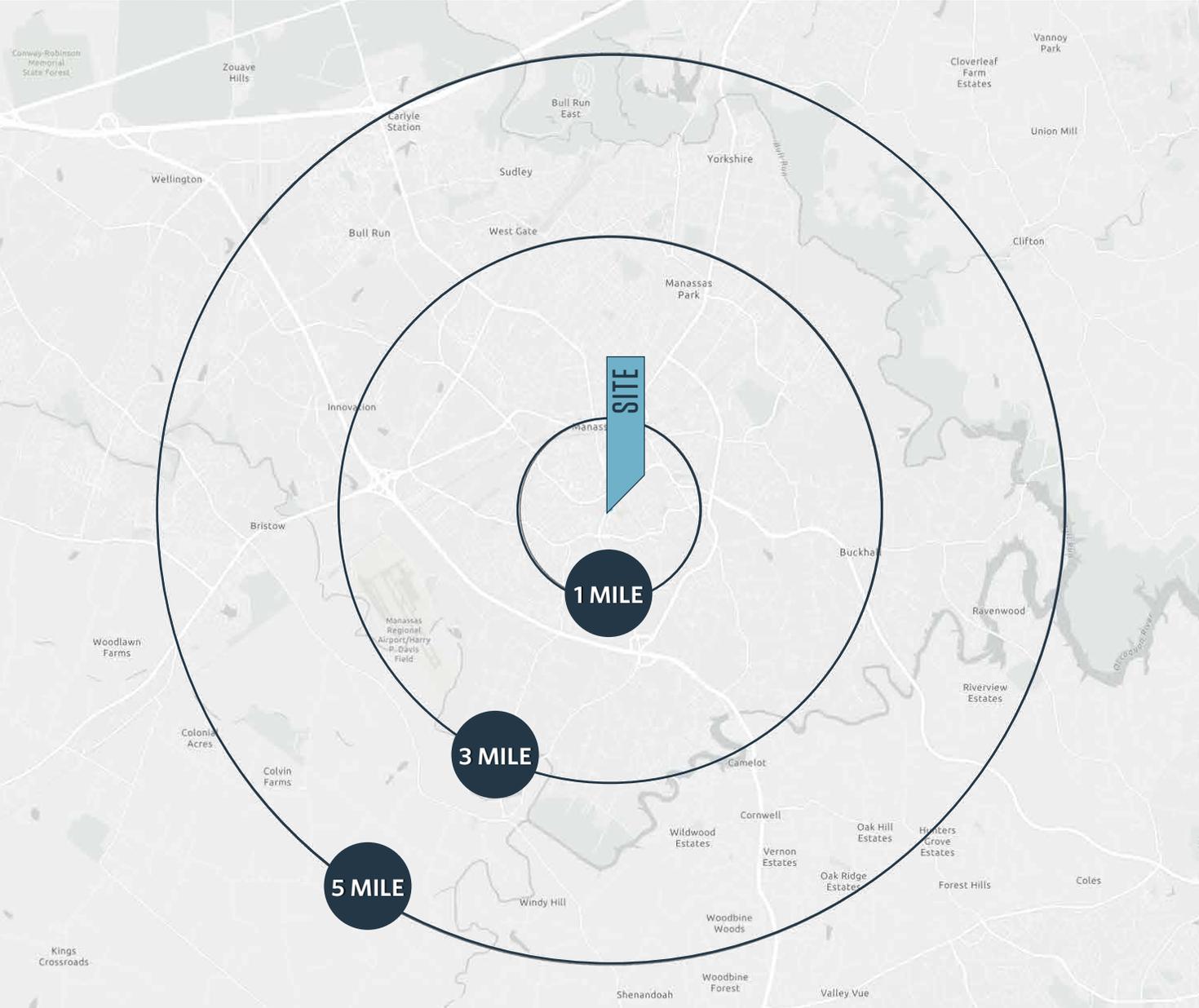
## PAD FOR LEASE

- Pad site for lease with direct frontage on Dumfries Rd
- Access to signalized intersection
- Size: 0.82 AC
- Rent: \$115,000 per year
- Zoning: General Commercial

# LOCATION

# 10233 DUMFRIES RD

10233 DUMFRIES RD, MANASSAS, VA 20110, PRINCE WILLIAM COUNTY



## DEMOGRAPHICS | 2025:

1-MILE	3-MILE	5-MILE
Population		
20,815	79,341	163,027
Daytime Population		
14,997	70,212	143,981
Households		
6,956	25,791	52,051
Average HH Income		
\$133,098	\$143,870	\$146,307

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

## TRAFFIC COUNTS | 2024:

Dumfries Rd	13,541 ADT
Wellington Rd	14,542 ADT

**BO GALLES**

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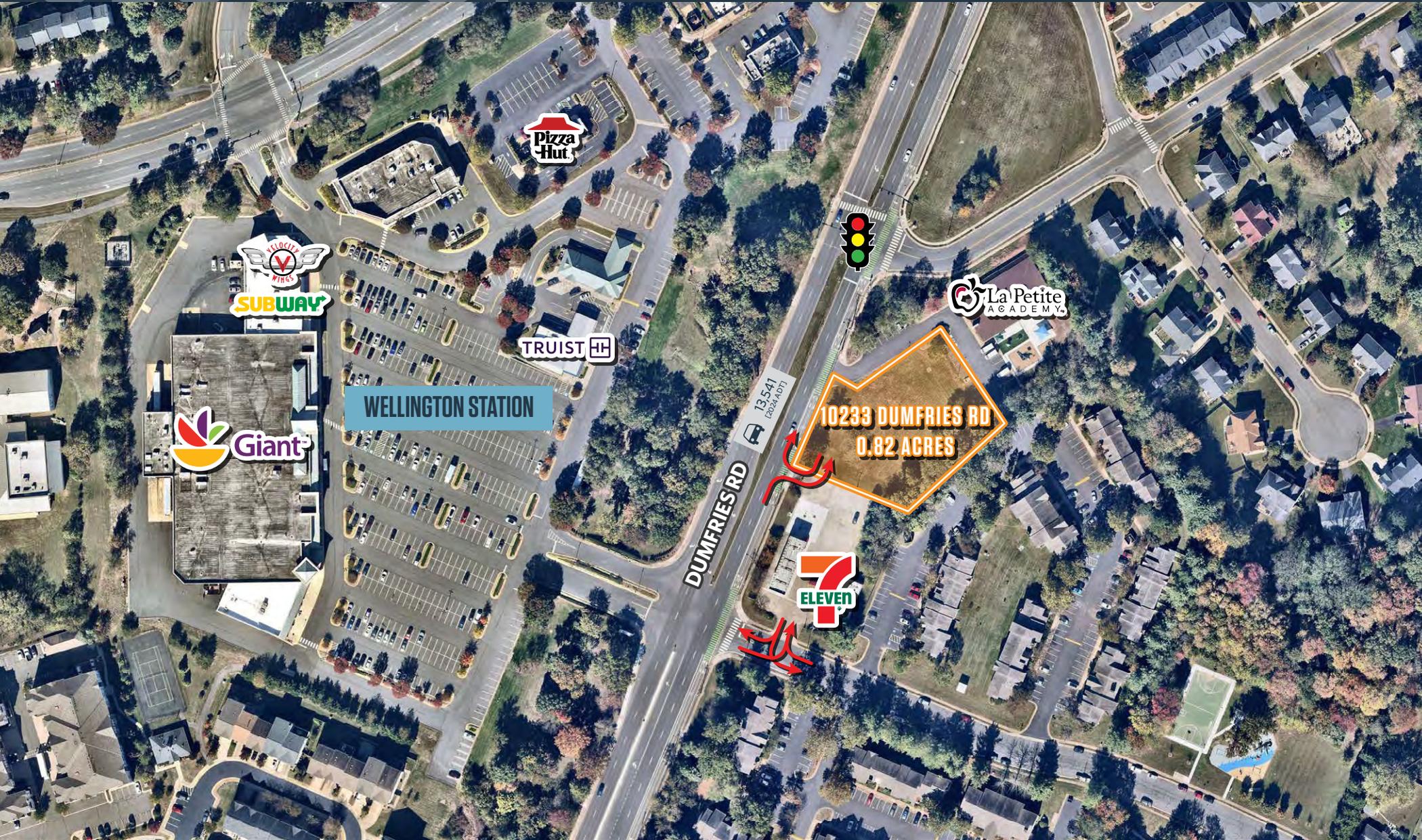
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# CLOSEUP

## 10233 DUMFRIES RD

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## FOR MORE INFORMATION, PLEASE CONTACT:

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