

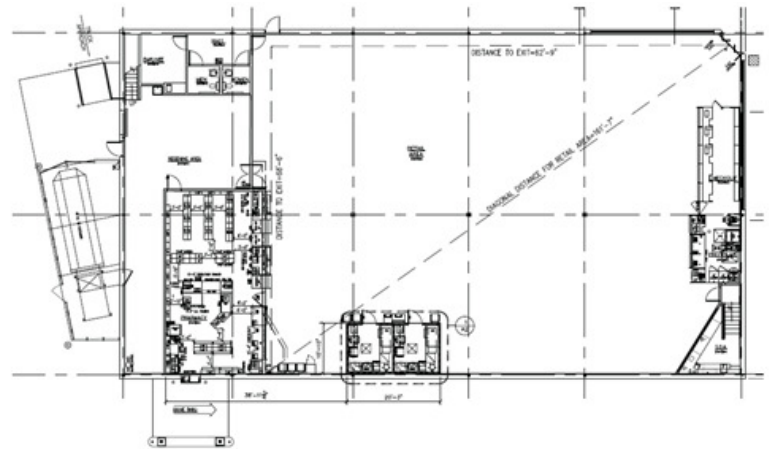
42994 EASTERN KINGBIRD PLZ,
Ashburn, VA 20147

FORMER CVS
FOR SUBLEASE



PROPERTY HIGHLIGHTS:

- Size: 12,900 SF
- Lease Expiration Date: 1/31/2034
- Rental Rate: Negotiable



DEMOGRAPHICS | 2025:

1-MILE	3-MILES	5-MILES	10-MIN DRIVE	1-MILE	3-MILES	5-MILES	10-MIN DRIVE
Population				Households			
8,976	80,764	179,995	121,121	2,770	28,185	62,897	41,386
Daytime Population				Average Household Income			
2,811	42,165	98,835	63,362	\$246,037	\$226,952	\$212,327	\$219,883

Matt Skalet
mskalet@klnb.com
202-420-7775

Kim Stein
kstein@klnb.com
202-652-2338

1130 Connecticut Avenue, NW | Suite 600
Washington, DC. 20036
klnb.com

