

47060 LEESBURG PIKE

47060 Leesburg Pike, Sterling, VA 20164
Loudoun County



360°
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FOR A 3D TOUR

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LEASED BY:

klnb

NEARBY RETAILERS



RETAIL FOR LEASE

- 6,603 SF retail space available.
- 4,502 SF with 2,101 SF lower level space.
- Excellent visibility on Route 7.
- Additional parking in the rear.

Forrest H. Morrill
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703-268-2707

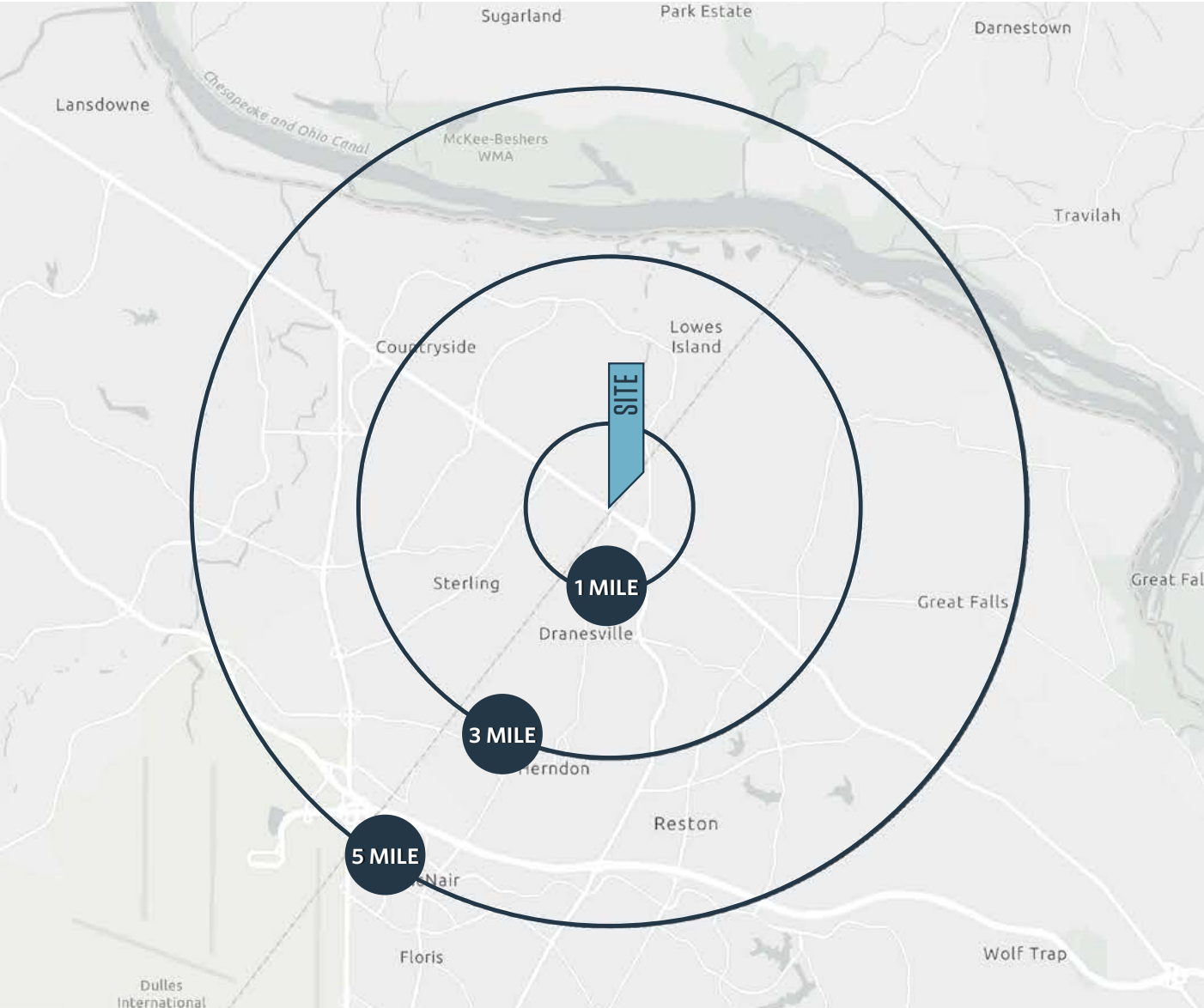
Billy Kelly
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8065 Leesburg Pike, Suite 700, Tysons, VA 22182
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LOCATION



DEMOGRAPHICS | 2025:

	1-MILE	3-MILE	5-MILE
 Population	11,094	105,016	205,886
 Daytime Population	4,949	42,664	167,165
 Households	3,552	35,001	76,051
 Average HH Income	\$206,514	\$204,067	\$194,010

[CLICK TO VIEW DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2024:

Leesburg Pike	60,016 ADT
Drainsville Road	16,177 ADT

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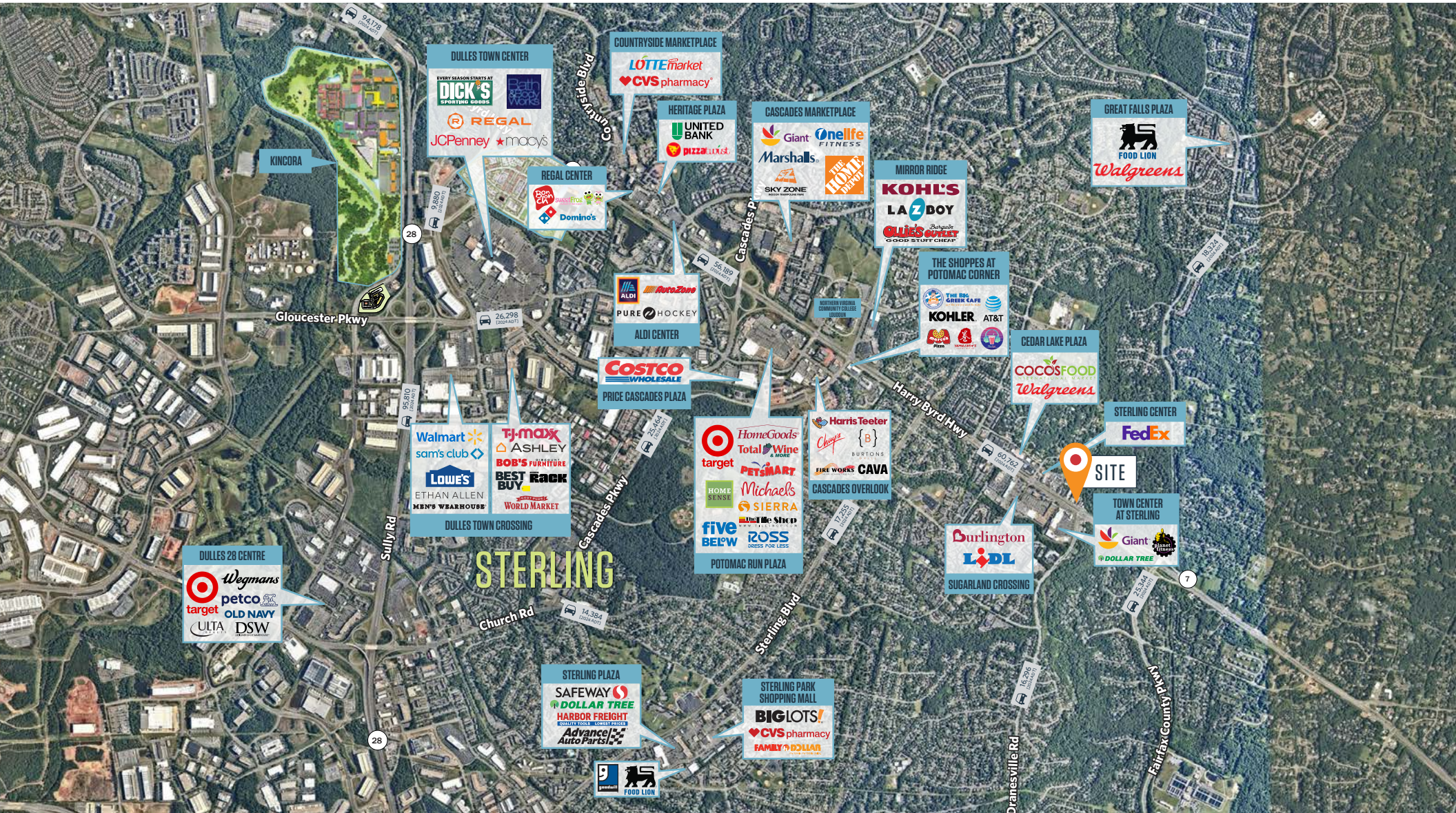
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MARKET AERIAL



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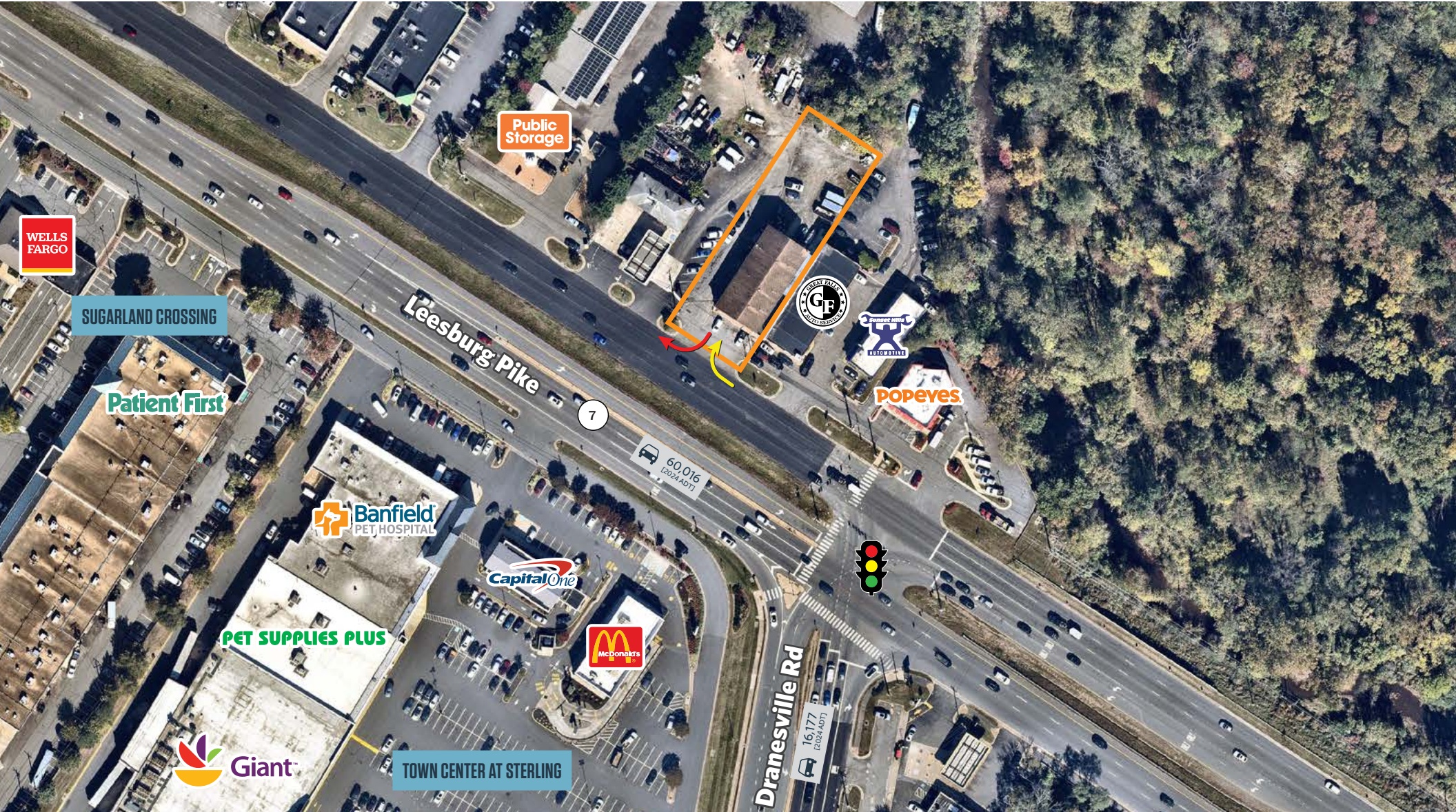
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CLOSE-UP AERIAL



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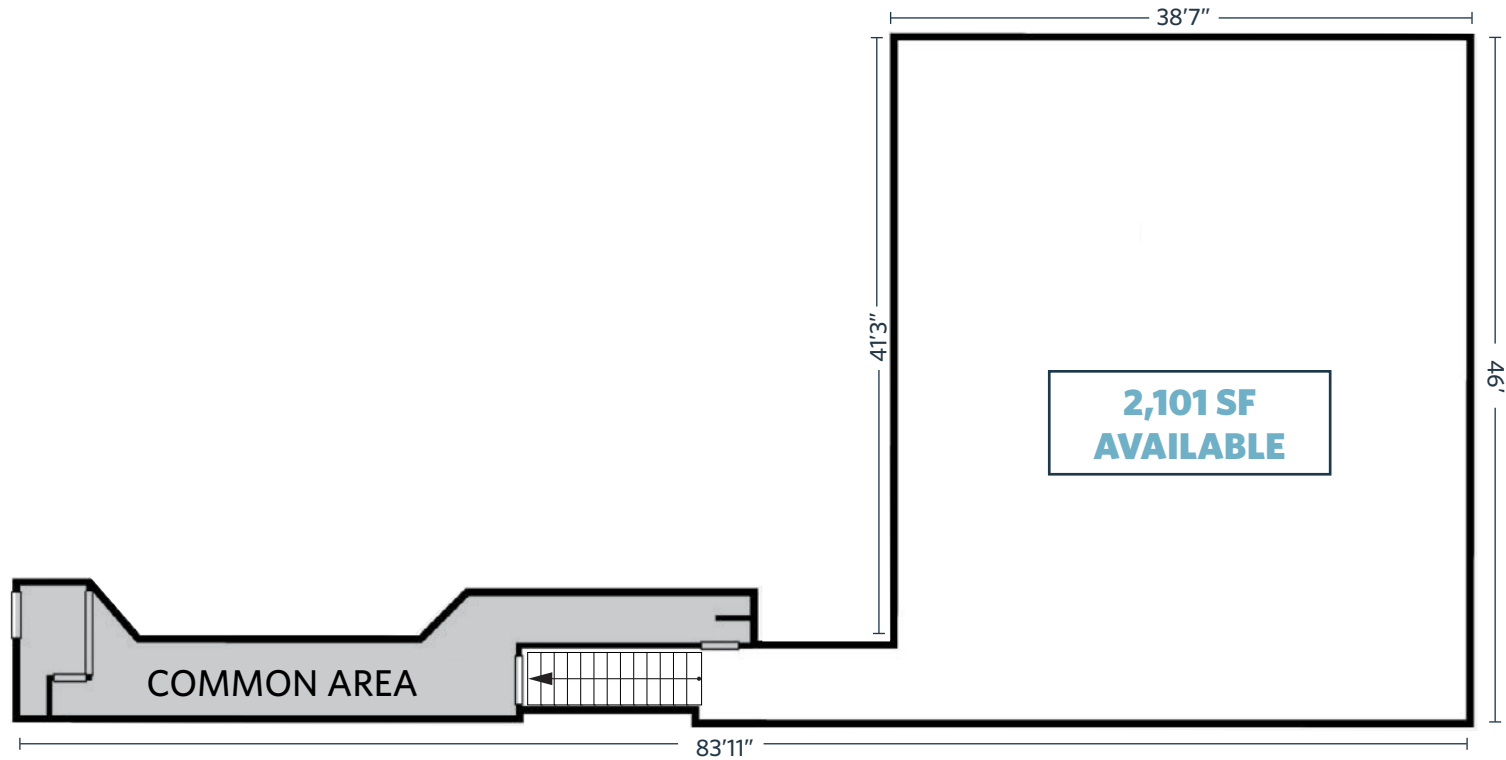
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LOWER LEVEL SITE PLAN



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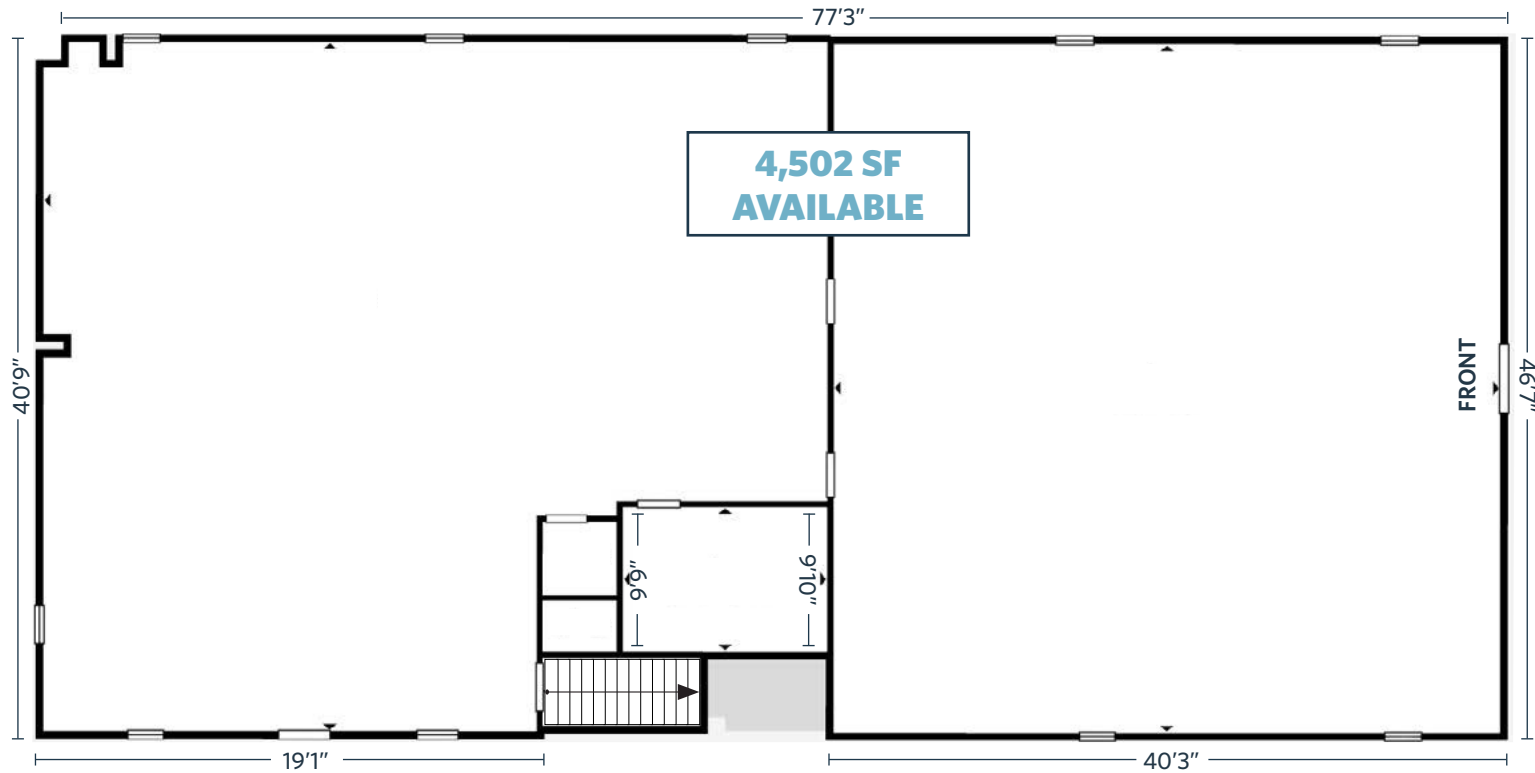
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GROUND FLOOR SITE PLAN



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[CLICK TO VIEW PROPERTY WEBSITE](#)

For More Information, Please Contact:

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