



THIS WAY
FORWARD

CARLYLE
CROSSING

COMING SOON!
 CLUB STUDIO

EISENHOWER AVENUE & TELEGRAPH ROAD, ALEXANDRIA, VA

klnb****

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DEVELOPED BY:
STONEBRIDGE



THIS WAY FOR RETAIL OPPORTUNITIES

CLICK TO PLAY VIDEO

Steps from the **Eisenhower Metro** and two minutes from the Beltway, Alexandria's most **forward-thinking destination** is taking shape. Anchored by a **Wegmans** and featuring three apartment towers, Carlyle Crossing is a **1.7 million SF development** that's transforming Alexandria for the future.

DIRECT ACCESS
to I-495 with
over 289,000
cars per day

210,000 sf of
**RETAIL &
RESTAURANT**

84,000 sf
Wegmans
NOW OPEN!

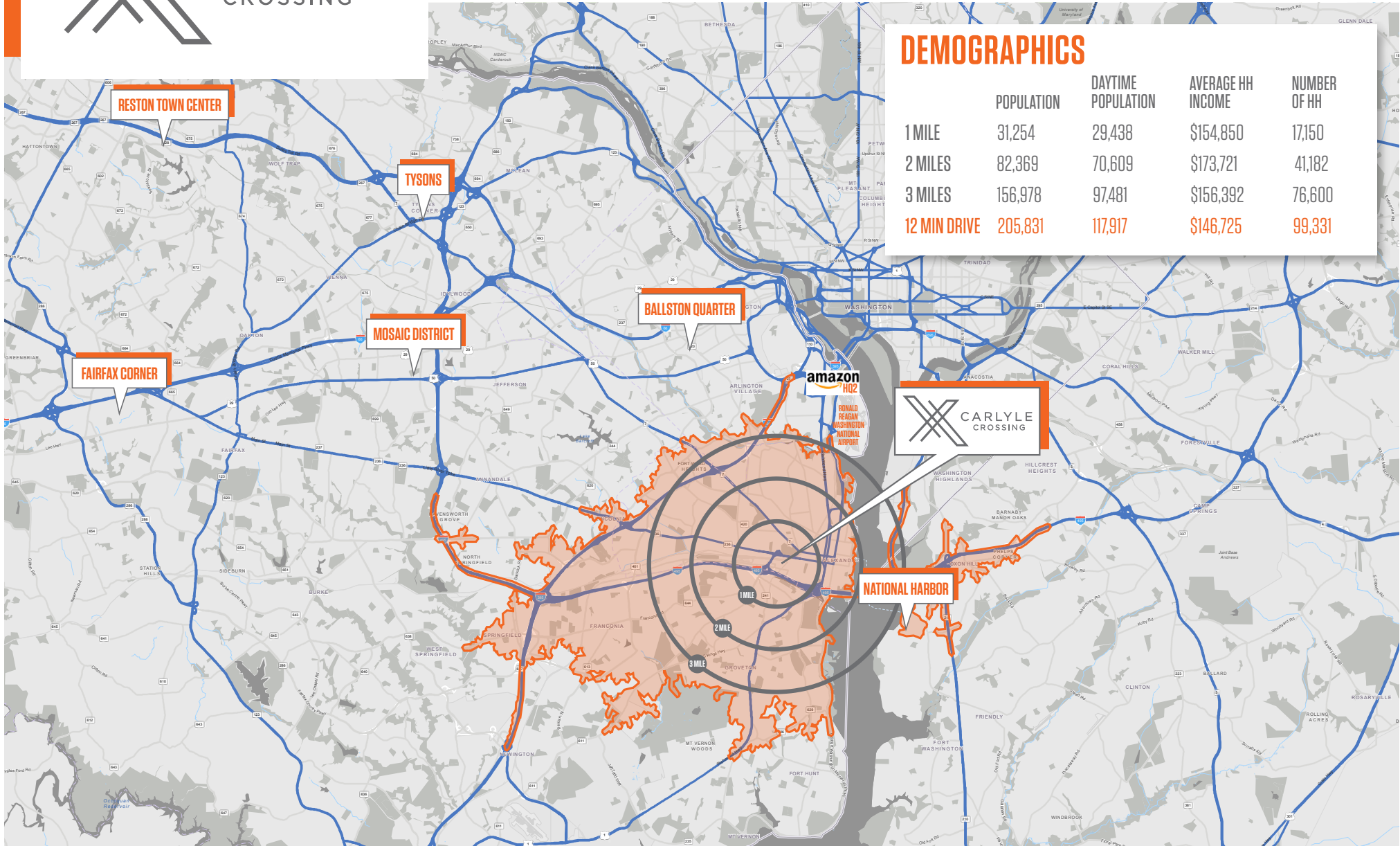
700+ luxury
RESIDENCES
Available for
move-in

3 acres of
GREEN SPACE

ON-SITE PARKING
for over
1550 cars



Carlyle Crossing benefits from affluent demographics, essential demand drivers, direct connections to mass transit nodes, unparalleled access to the Capital Beltway, and existing high-quality amenities.





CARLYLE
CROSSING

CARLYLE DEVELOPMENT SUMMARY

OFFICE	5,935,396 SF EXISTING 2,545,013 SF PLANNED
RETAIL	436,882 SF EXISTING 340,000 SF PLANNED
RESIDENTIAL	3,499 UNITS EXISTING 3,281 UNITS PLANNED

*Source: costar.com



CARLYLE CROSSING | 2501 MANDEVILLE LANE | ALEXANDRIA, VA 22332

DEVELOPMENT



CLOSE-UP

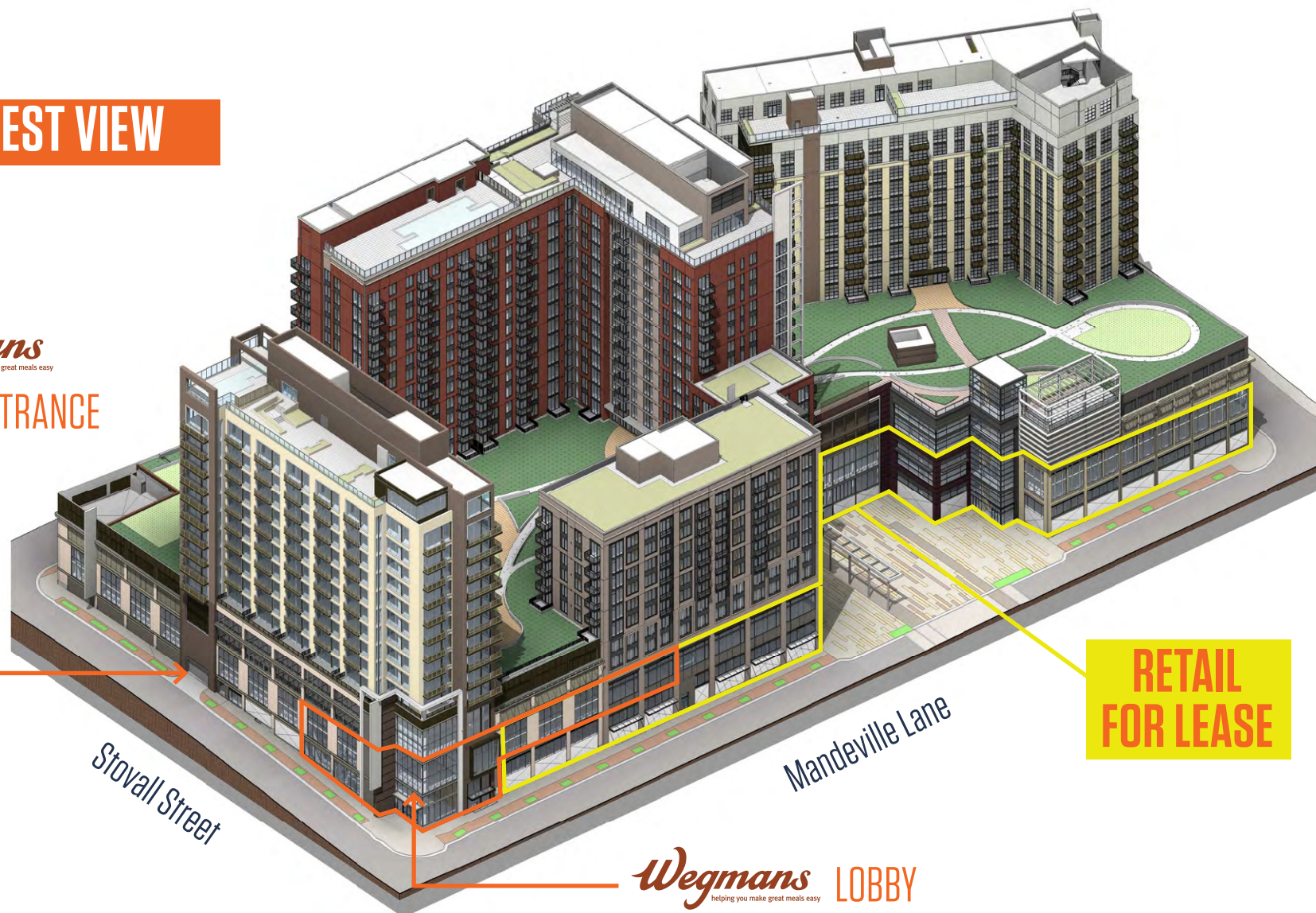




ELEVATION

SOUTHWEST VIEW

Wegmans
helping you make great meals easy
PARKING ENTRANCE



RETAIL
FOR LEASE

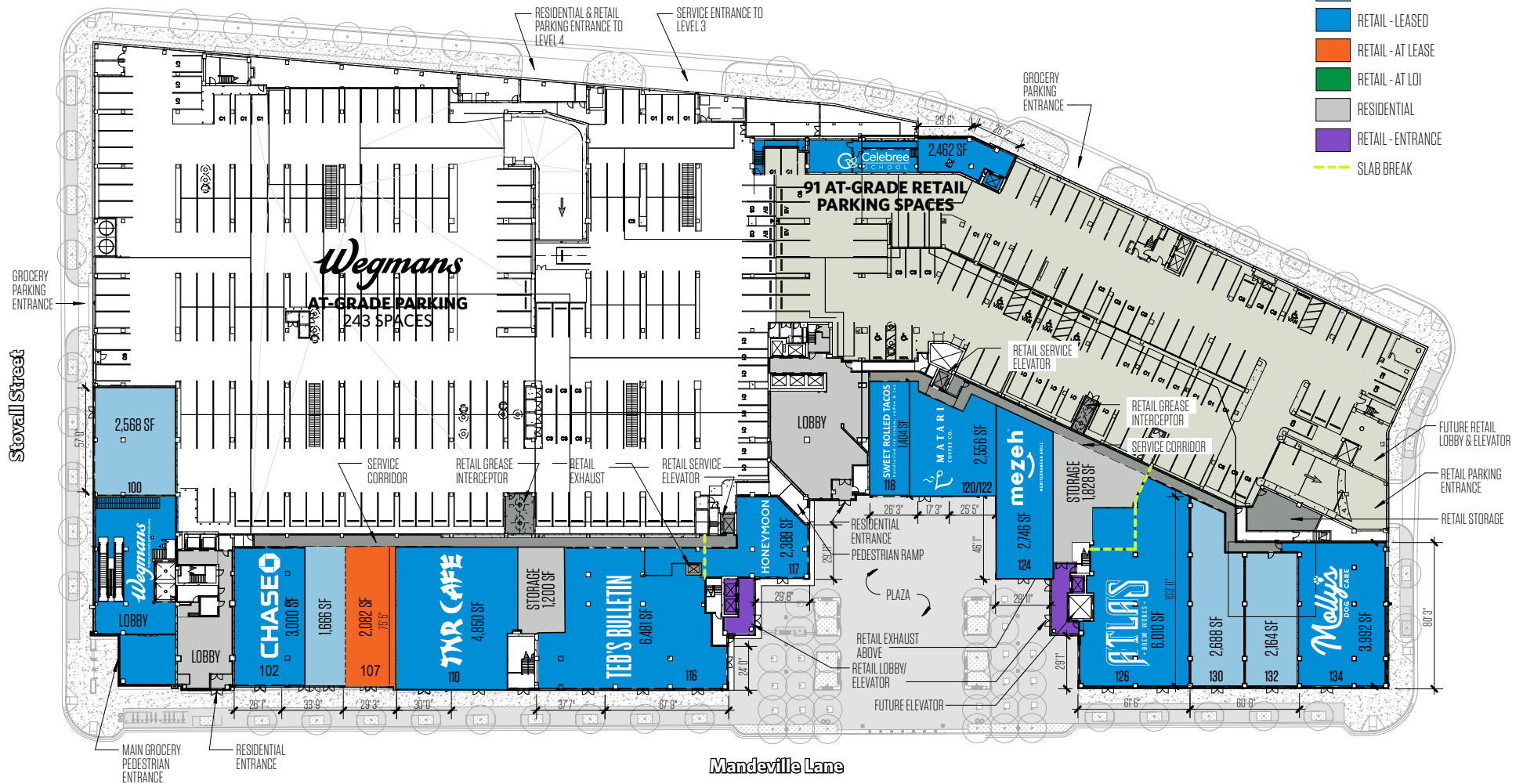
Wegmans
helping you make great meals easy
LOBBY

FIRST LEVEL RETAIL & PLAZA

Mill Road

LEGEND

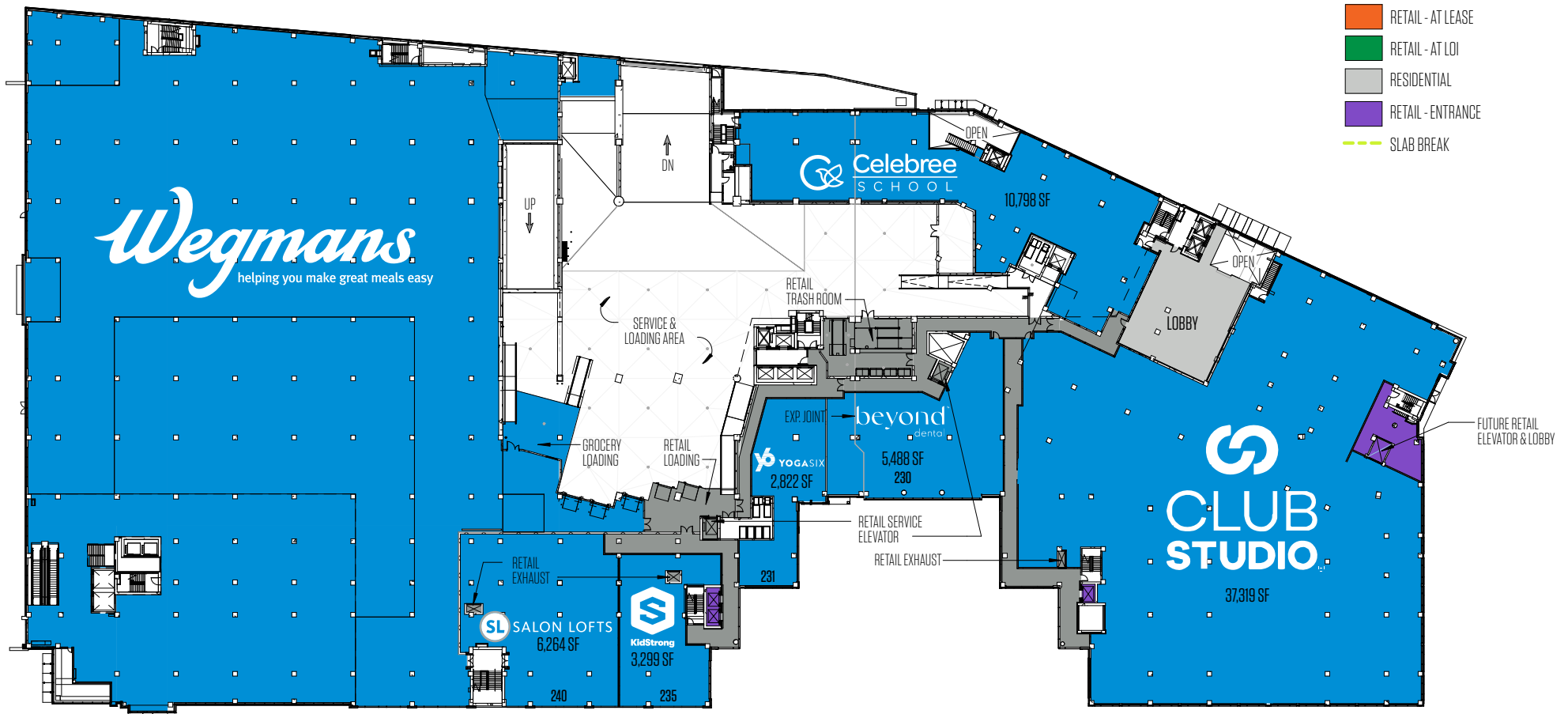
- RETAIL - AVAILABLE
- RETAIL - LEASED
- RETAIL - AT LEASE
- RETAIL - AT LOI
- RESIDENTIAL
- RETAIL - ENTRANCE
- SLAB BREAK



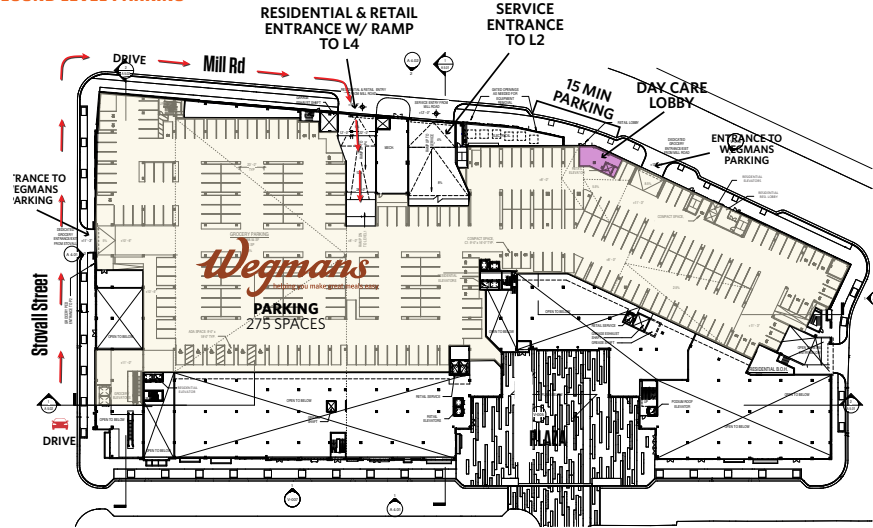
SECOND LEVEL RETAIL

LEGEND

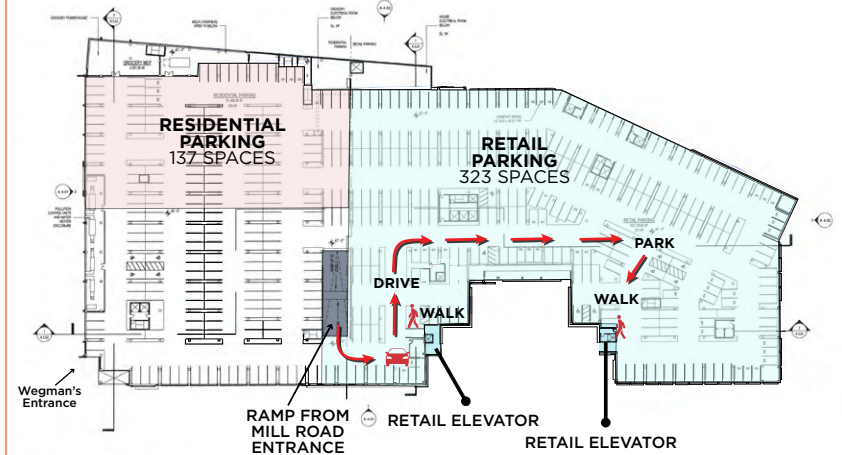
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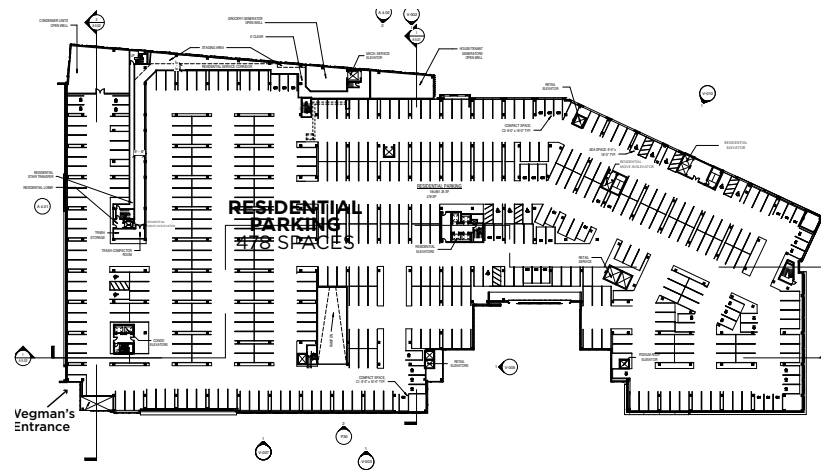
SECOND LEVEL PARKING



FOURTH LEVEL PARKING



FIFTH LEVEL PARKING





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