

# THE MATHER

7929 & 7931 WESTPARK DRIVE, TYSONS, VA 22102



7,748 SF & 6,513 SF  
Retail Available Now  
Spaces can be  
demised

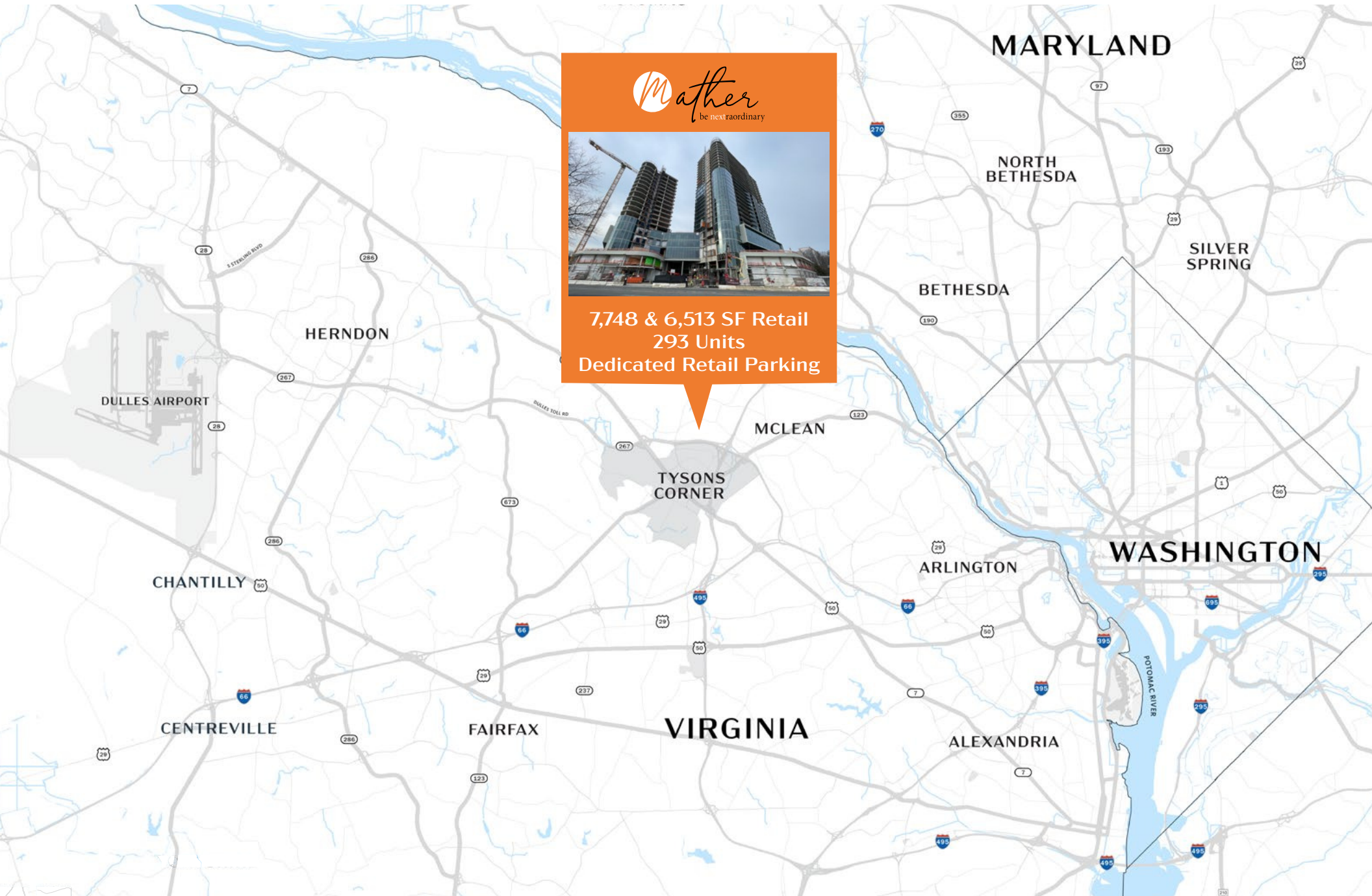
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# THE MARKET

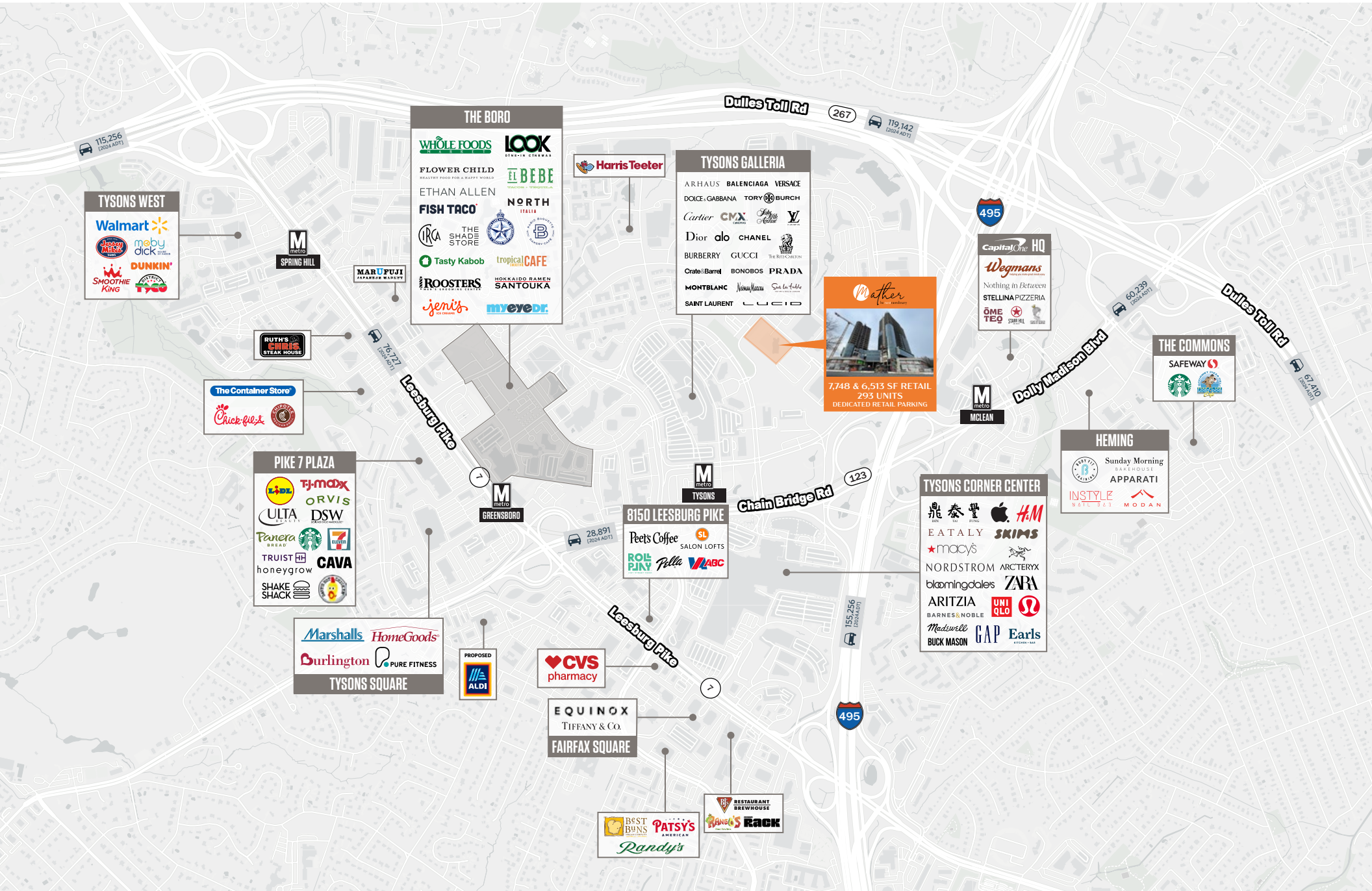


**Mather**  
be nextaordinary

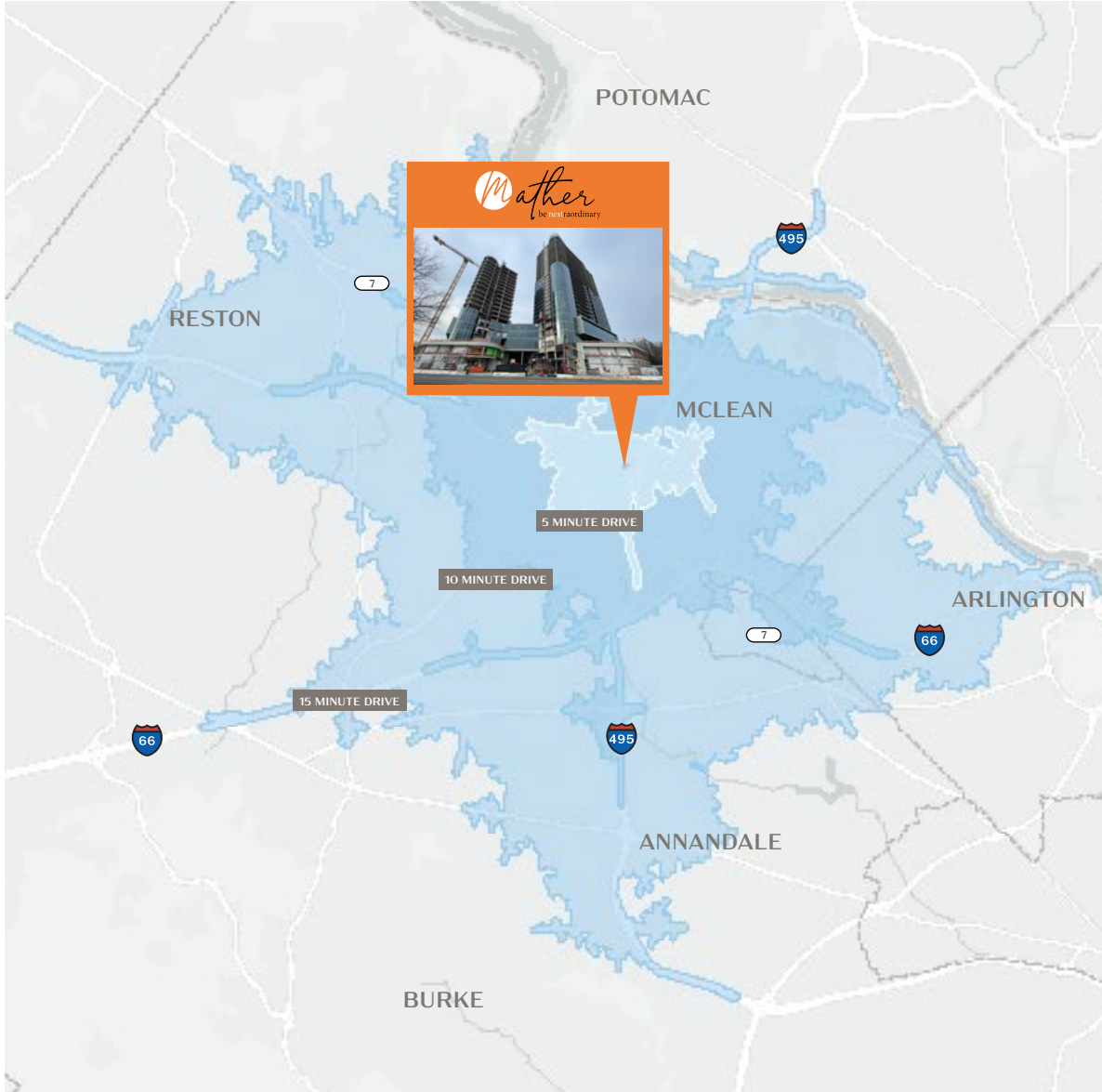









7,748 & 6,513 SF Retail  
293 Units  
Dedicated Retail Parking

# THE SUBMARKET



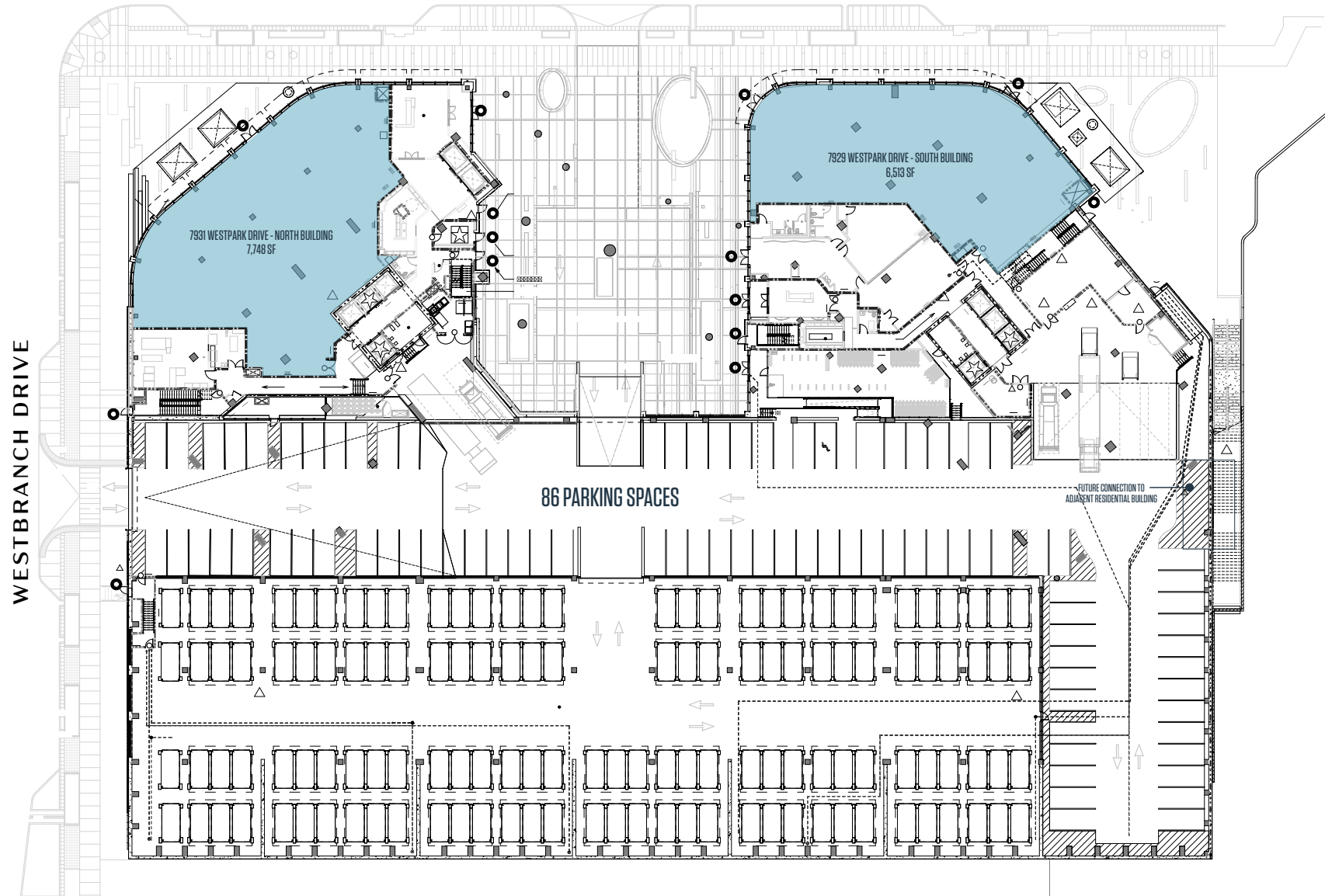
# TRADE AREA / DEMOGRAPHICS



	5 MINUTE DRIVE	10 MINUTE DRIVE	15 MINUTE DRIVE
 <b>POPULATION</b>	18,047	82,844	329,163
 <b>DAYTIME POPULATION</b>	63,485	158,465	443,588
 <b>AVERAGE HOUSEHOLD INCOME</b>	\$204,234	\$251,606	\$243,916
 <b>HIGHER EDUCATION</b>	78.5%	74.9%	70.7%
 <b>HOUSEHOLDS</b>	9,775	33,794	124,633
 <b>SPENDING ON FOOD</b>	\$126,915,762	\$513,482,590	\$1,828,489,310
 <b>SPENDING ON HEALTH &amp; WELLNESS</b>	\$18,968,945	\$78,605,670	\$279,367,772

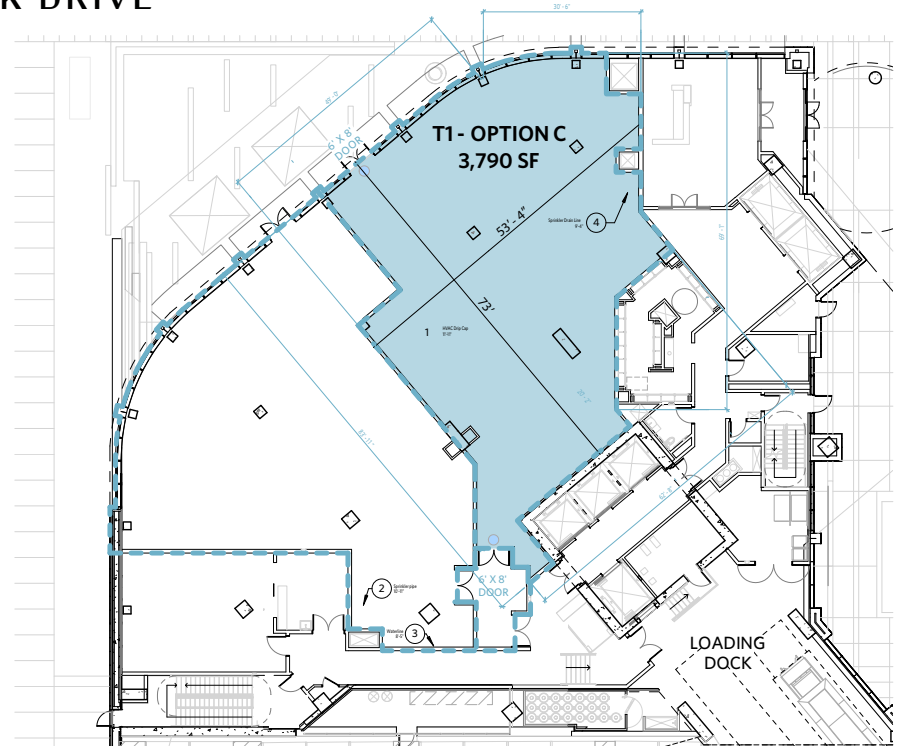
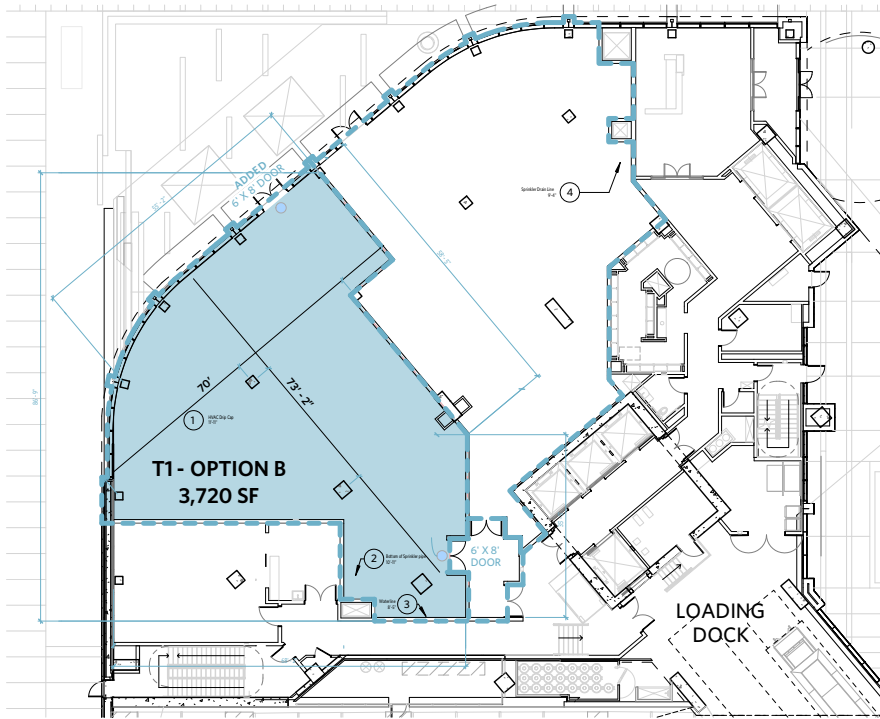
# SITE PLAN

## WEST PARK DRIVE (5,713 ADT)



# DEMISING PLAN

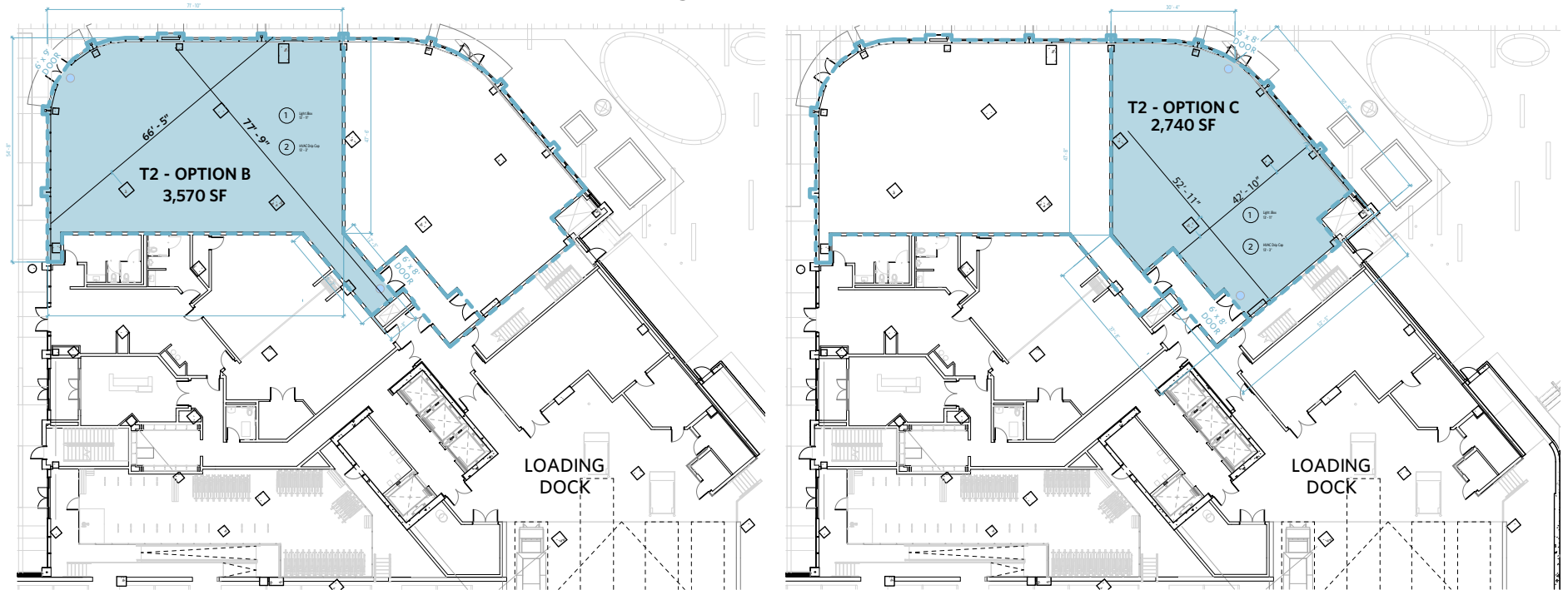
WEST PARK DRIVE



NORTH BUILDING

# DEMISING PLAN

## WEST PARK DRIVE



## SOUTH BUILDING

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