



COMMERCIAL REAL ESTATE

RETAIL PROPERTY FOR LEASE

Pleasant Valley Center

PLEASANT VALLEY ROAD & EAST TEVIS STREET
WINCHESTER, VA 22601



OVERVIEW

Pleasant Valley Center is located at the southeast corner of Pleasant Valley Road and East Tevis Street in the heart of the Winchester regional retail district. The project includes an existing TGI Fridays and is adjacent to Winchester Station Shopping Center, a 164,000 square foot power center including Borders, Old Navy, Michael's, Ross Dress for Less, HH Gregg, Olive Garden, and Red Lobster.

FEATURING

ACCESS:	Pleasant Valley Road and Tevis Street
SIZE:	7,500-18,000 SF
AVAILABILITY:	2011
RENTAL RATE:	TBD
ZONING	CM1

DEMOGRAPHICS AT A GLANCE

2010 DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	4,812	34,036	69,165
No. Households	2,271	14,115	27,167
Average HH Income	\$49,833	\$58,538	\$61,782

All information herein was obtained from sources deemed reliable. This information is subject to change. No warranty is made as to its accuracy.



FOR MORE INFORMATION, CONTACT:

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SITE PLAN

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AERIAL

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