

FOR LEASE Available Immediately



Somerset Crossing

7523 Somerset Crossing Drive, Gainesville, VA 20155

Overview

- Newly signed anchor tenant opening summer 2023!
- Small shop endcap and in-line space available immediately
- Seeking food and service-oriented tenants

Quick Facts

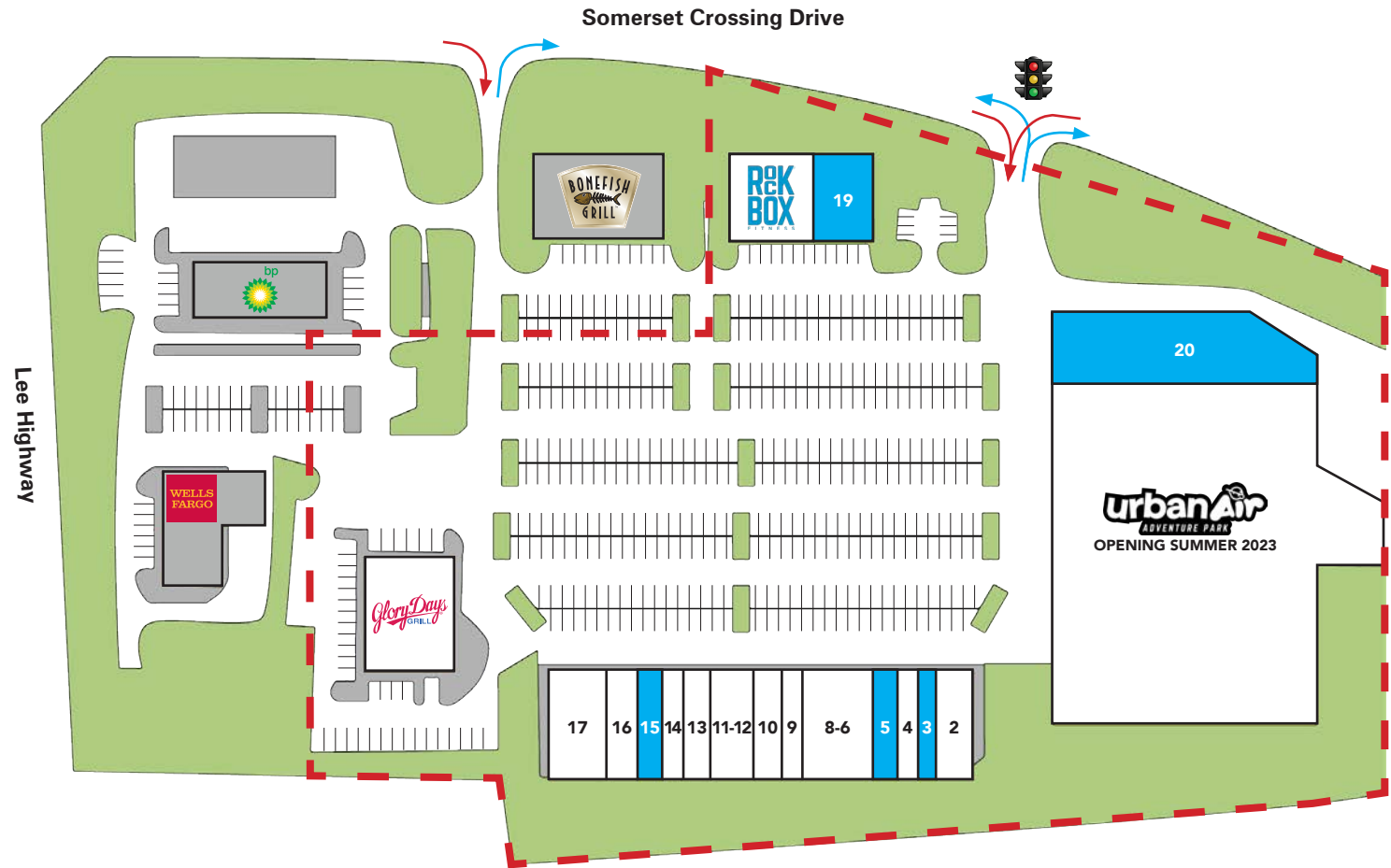
Availability	Immediate
Size	1,200 - 10,000 square feet
Rental Rate	TBD
Net Charges	TBD
Co-Tenants	



2021 Demographics

	1 mile	3 miles	5 miles
POPULATION	7,410	51,010	91,021
HOUSEHOLDS	2,491	16,790	29,403
AVG. HH INCOME	\$143,201	\$149,002	\$157,510
DAYTIME POPULATION	3,675	15,799	26,735
TRAFFIC COUNT	49,000 AADT (Lee Highway)		

SPACE	TENANT	SIZE (SF)
1	Urban Air - Opening Summer 2023	67,500
2	Premier Clientele Barber Shop	1,200
3	AVAILABLE	1,200
4	Bella Nail Boutique	1,200
5	AVAILABLE	1,200
6-8	Dynamic Kick Martial Arts	4,800
9	China Inn	1,600
10	Star Dog Salon	1,600
11-12	Sazón Latina	3,200
13	Code Ninjas	1,600
14	Ledo Pizza	2,000
15	AVAILABLE	1,200
16	Kumon	1,440
17	Musashi Japanese Steak	4,160
18	Rock Box Fitness	3,200
19	AVAILABLE	2,126
20	AVAILABLE	10,000
21	Bonefish Grill	outparcel
22	BP Gas	outparcel
23	Wells Fargo	outparcel
24	Glory Days Grill	5,660







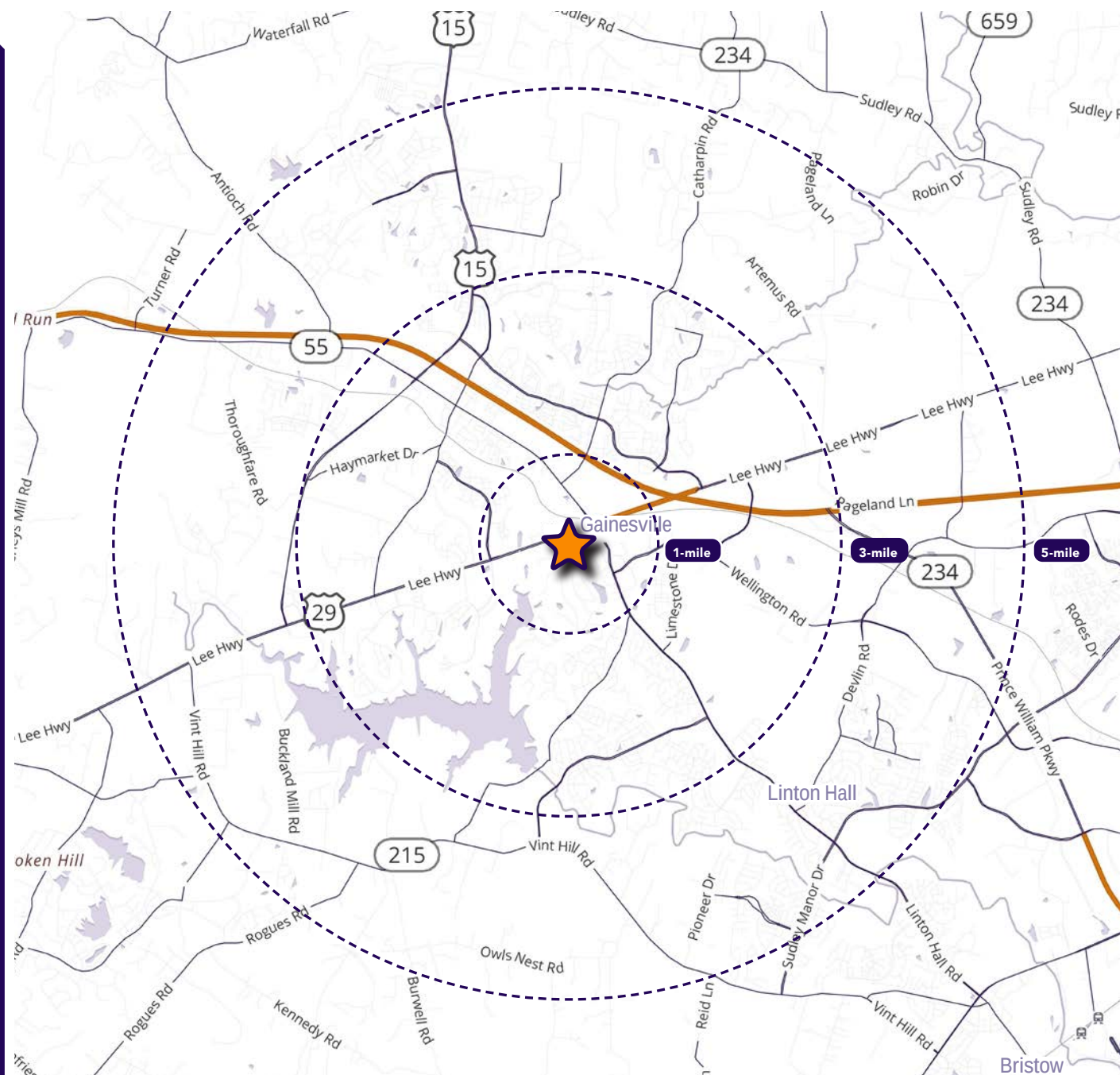
Interested? Contact:

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