

1131 ELDEN STREET HERNDON, VA 2,450 SF AVAILABLE

RAPPAPORT



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This freestanding 2,450-square-foot full-service auto repair shop receives ample visibility to the 23,000 vehicles passing along Elden Street daily and includes two curb cuts as a point of entry, providing easy access to the over 23,000 residents within a mile radius. Within the growing Herndon community, 1131 Elden Street is ideally positioned with several neighborhood centers close by, such as Elden Street Marketplace, Worldgate Centre, and Village Center at Dulles.

DEMOGRAPHICS 2024

	1 MILE	3 MILES	5 MILES
POPULATION	23,195	124,121	225,481
DAYTIME POPULATION	19,781	90,235	167,026
\$ HOUSEHOLD INCOME	\$124,234	\$143,986	\$160,838
TRAFFIC COUNTS	23,000 on Elden Street		

AREA RETAILERS















SITEPLAN

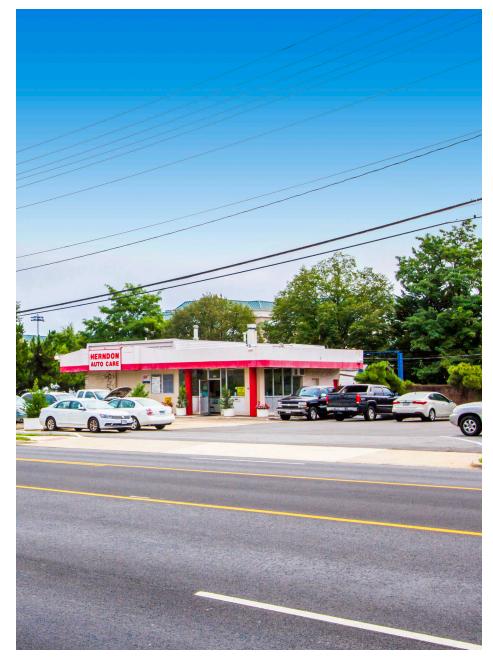
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