

# VIENNA MARKET

VIENNA, VA



RAPPAPORT



## VIENNA MARKET

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Positioned along Maple Avenue West, Vienna Market provides incredible visibility from the main roadway in this serene residential and retail neighborhood of Vienna. With flexible retail opportunities between 1,885 to 4,935 square feet and the option for venting, retailers and restaurants that join Vienna Market will enjoy ample parking and access in a highly educated, high-income area of Northern Virginia.

### DEMOGRAPHICS 2024

|   | 1 MILE                | 3 MILES   | 5 MILES   |
|---|-----------------------|-----------|-----------|
|  POPULATION          | 11,818                | 103,923   | 266,725   |
|  DAYTIME POPULATION | 15,718                | 171,459   | 382,847   |
|  HOUSEHOLD INCOME  | \$187,271             | \$171,983 | \$168,374 |
|  TRAFFIC COUNTS    | 30,000 on Maple Ave W |           |           |

### AREA RETAILERS

CHOPT

Bank of America

WHOLE FOODS

PANARA

MOD

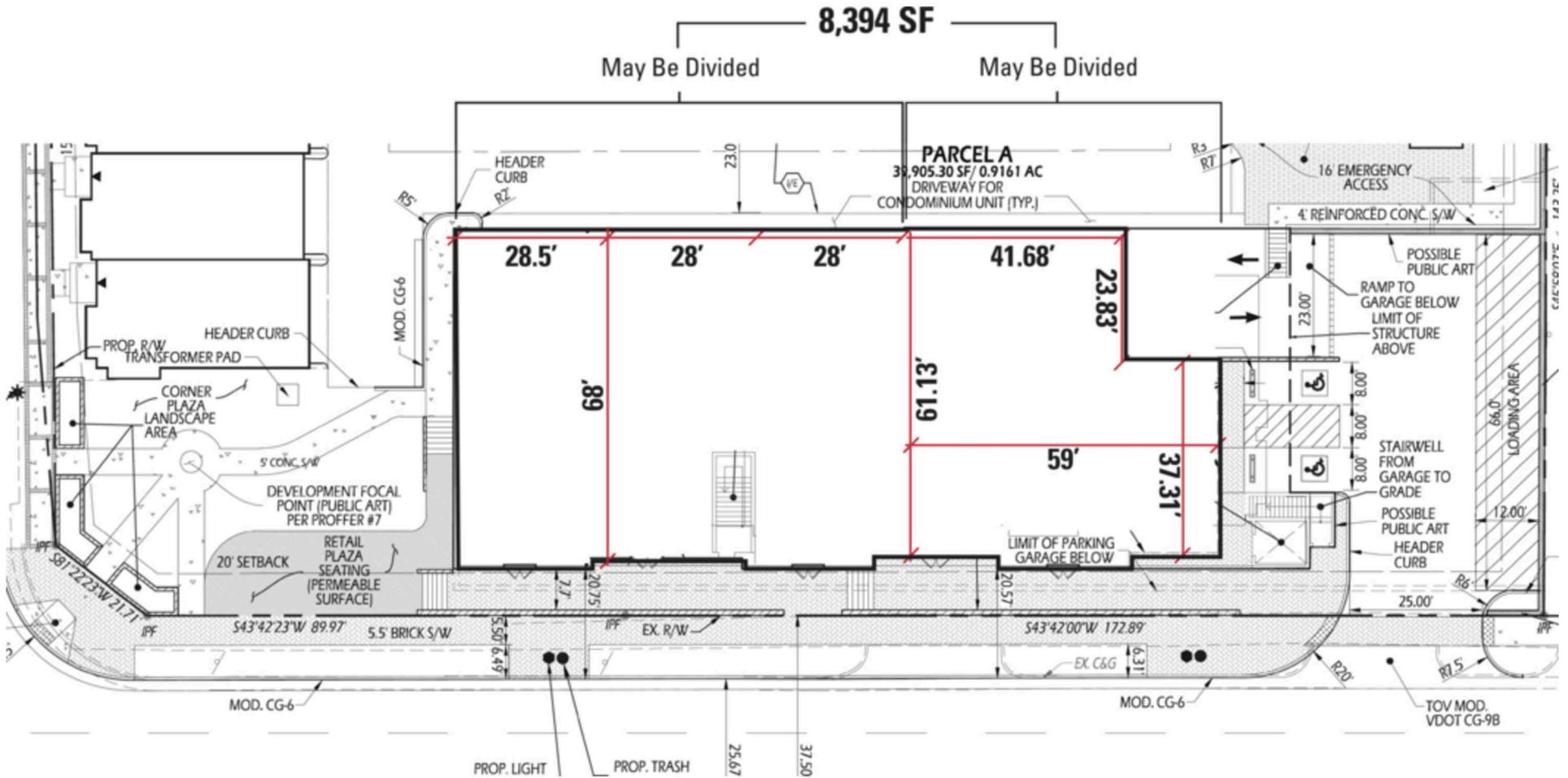
INOVA





# SITE PLAN

## VIENNA MARKET | VIENNA, VA



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**VIENNA MARKET | 245 MAPLE AVENUE W, VIENNA, VA**

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