

# 400 11TH STREET SOUTH

ARLINGTON, VA

2,279 - 4,902 SF AVAILABLE

RAPPAPORT









**400 11TH STREET SOUTH**  
**ARLINGTON, VA**

Located directly across S Eads Street from the future Amazon HQ2 in Arlington, this building is catty-corner from Whole Foods, and a short walk from the Pentagon City Metro Station. 400 11th Street South is destined for high visibility and lots of pedestrian traffic as the new Amazon headquarters breaks ground and then opens in the next couple years. Just off the intersection of I-395 and US-1 in the heart of Pentagon City, this is a place with incredible proximity to Washington D.C.

**DEMOGRAPHICS 2024**

	1 MILE	3 MILES	5 MILES
 <b>POPULATION</b>	22,852	216,884	816,981
 <b>DAYTIME POPULATION</b>	42,718	678,543	1,390,606
 <b>HOUSEHOLD INCOME</b>	\$152,948	\$145,090	\$137,640
 <b>TRAFFIC COUNTS</b>	9,100 on S Eads Street 145,000 on I-395		

**AREA RETAILERS**

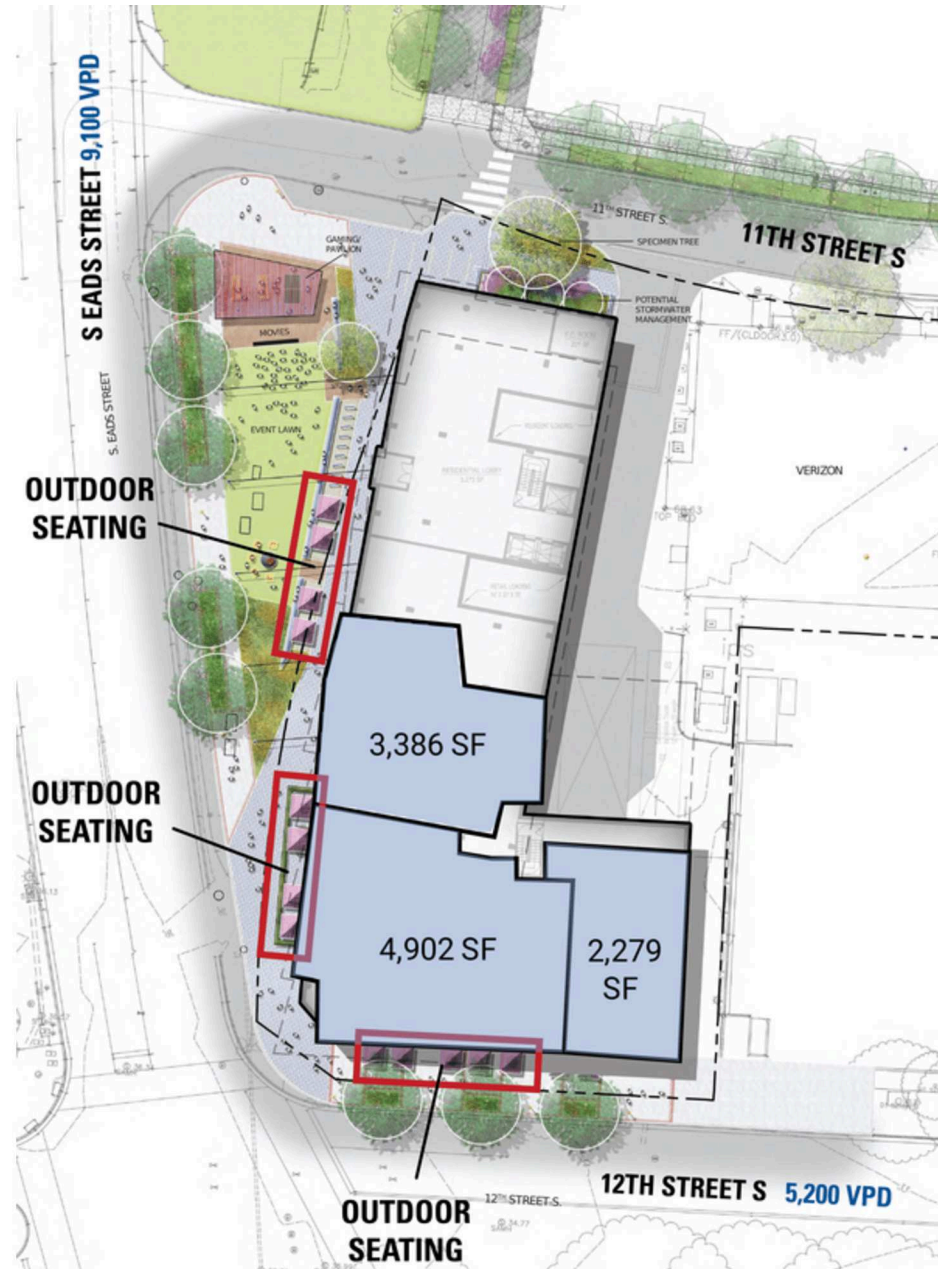




## SITE PLAN

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