

# CLOCK TOWER CENTER

STERLING, VA

768 - 5,810 SF AVAILABLE



RAPPAPORT



# CLOCK TOWER CENTER

## STERLING, VA

This great mix of local and national retailers is located in the center of Sterling's growing retail corridor on Route 7. Surrounded by a dense population of 205,511 people living within 5 miles, \$1.5 Million renovations have been recently completed at the entire center. The property is in close proximity to Dulles, Reston and Tysons Corner.

### DEMOGRAPHICS 2024

	1 MILE	3 MILES	5 MILES
 POPULATION	12,494	107,618	196,997
 DAYTIME POPULATION	3,275	44,183	139,614
 HOUSEHOLD INCOME	\$132,017	\$151,538	\$149,375
 TRAFFIC COUNTS	83,000 on Route 7		

### CO-TENANTS



CLOCK TOWER CENTER  
STERLING, VA



New York  
Style Pizza

Santini's  
New York Style Deli

GOLDEN HEALTH

HOLISTIC  
NUTRITION & W...

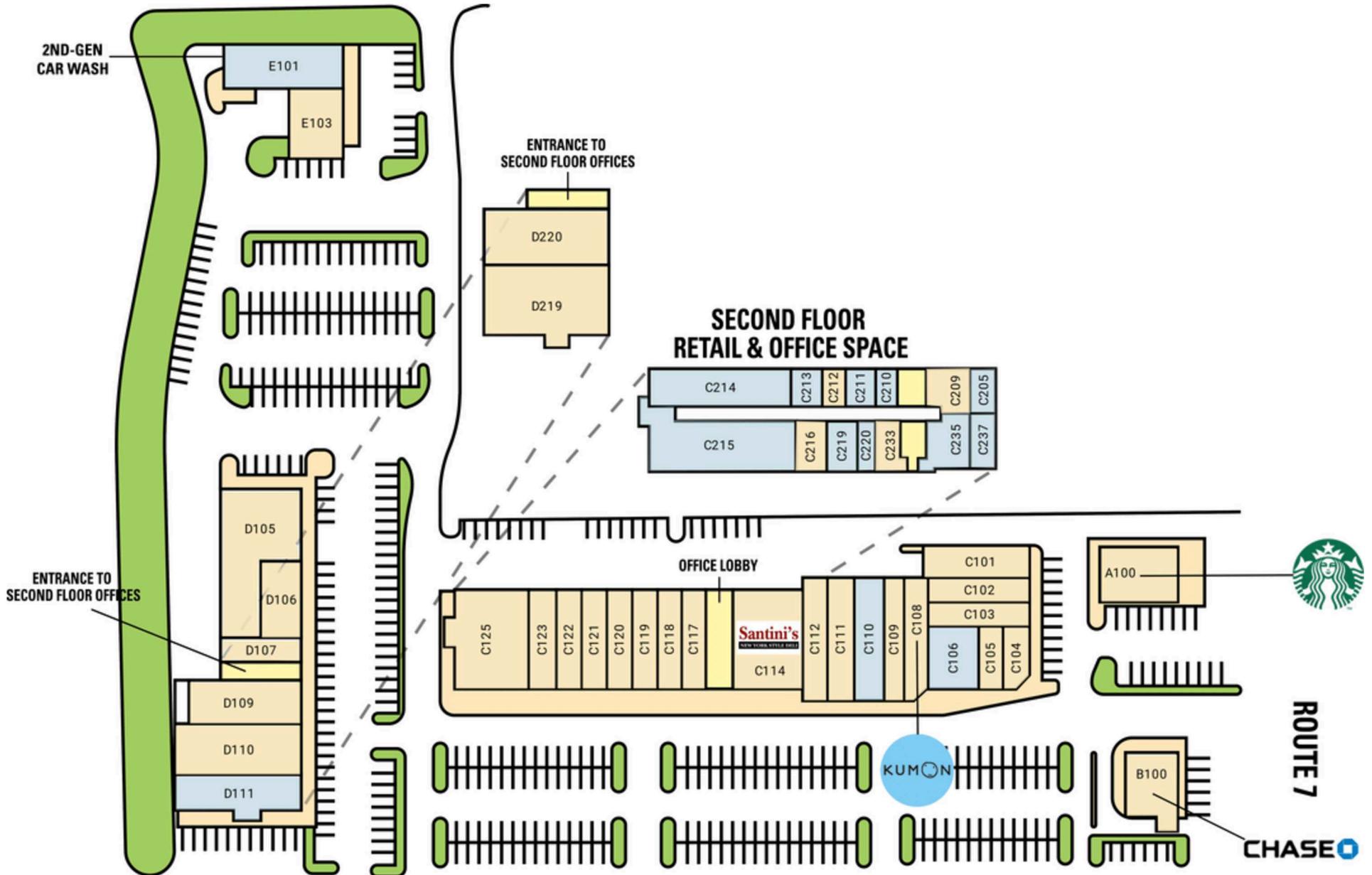
Golden Health H...  
GoldenHealthHolistic  
Thank You for Supporting Our  
from Golden Health Pharmacy to Gol...

ONE  
WAY  
←

# SITE PLAN

CLOCK TOWER CENTER | STERLING, VA

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STERLING, VA



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**CLOCK TOWER CENTER | 46900 COMMUNITY PLAZA, STERLING, VA**

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