

3033 WILSON BOULEVARD

ARLINGTON, VA

RAPPAPORT



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3033 WILSON BOULEVARD

ARLINGTON, VA

Ideal space on the corner of Wilson Boulevard and N. Garfield Street. Seeking non-vented restaurant prospects. Outdoor seating opportunity is available. In the Clarendon neighborhood known for bustling daytime traffic and vibrant night life scene. Millennial market with the average age of 31 within 1 mile of the site. 1 block from Market Common and other notable national retailers.

DEMOGRAPHICS 2024

1 MILE



POPULATION 53,993



**DAYTIME
POPULATION** 38,713



**HOUSEHOLD
INCOME** \$156,804



**TRAFFIC
COUNTS** 16,000 on Wilson Boulevard

CO-TENANTS



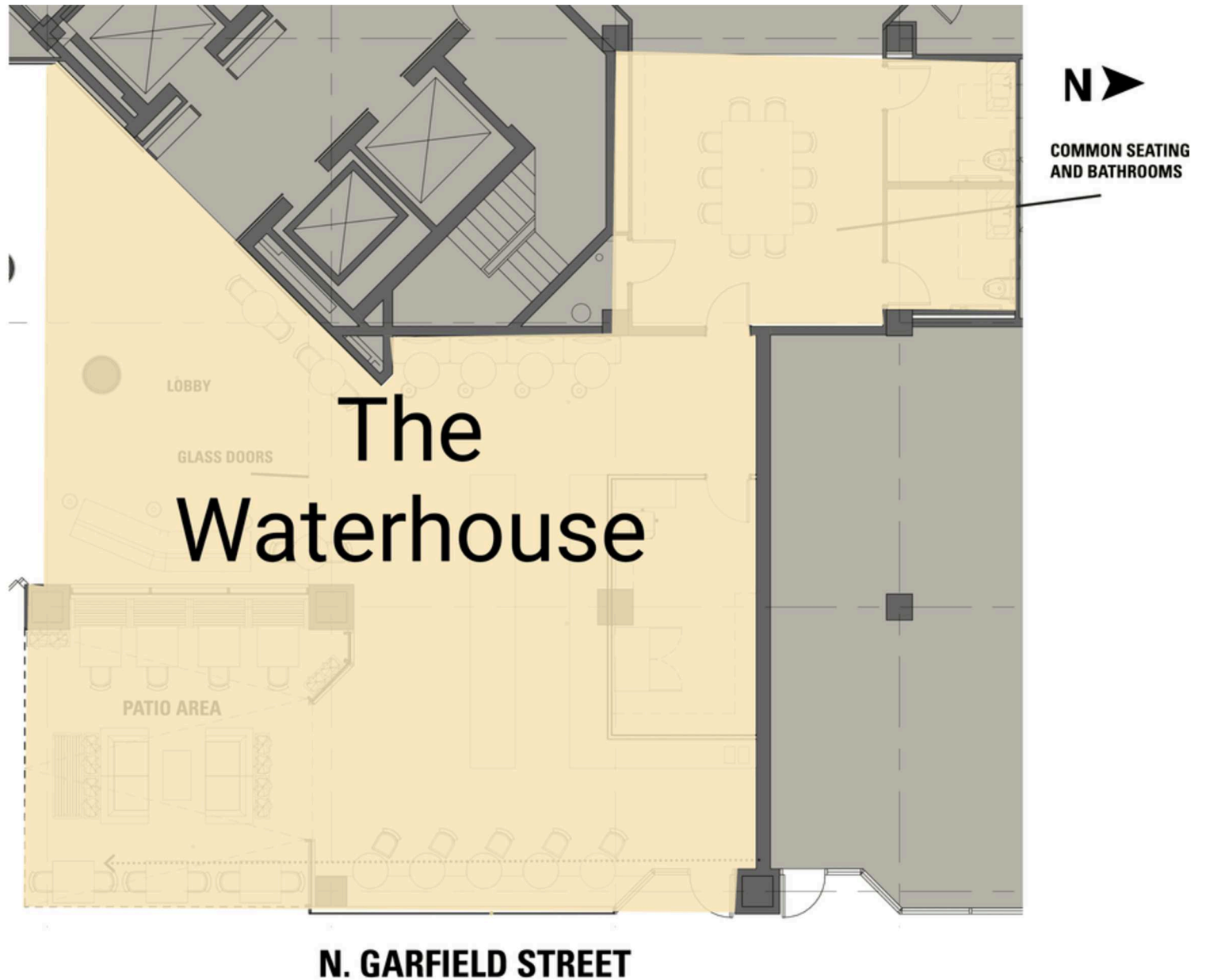
3033 WILSON BOULEVARD
ARLINGTON, VA



SITE PLAN

3033 WILSON BOULEVARD | ARLINGTON, VA

WILSON BOULEVARD 16,000 VPD



3033 WILSON / RETAIL

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